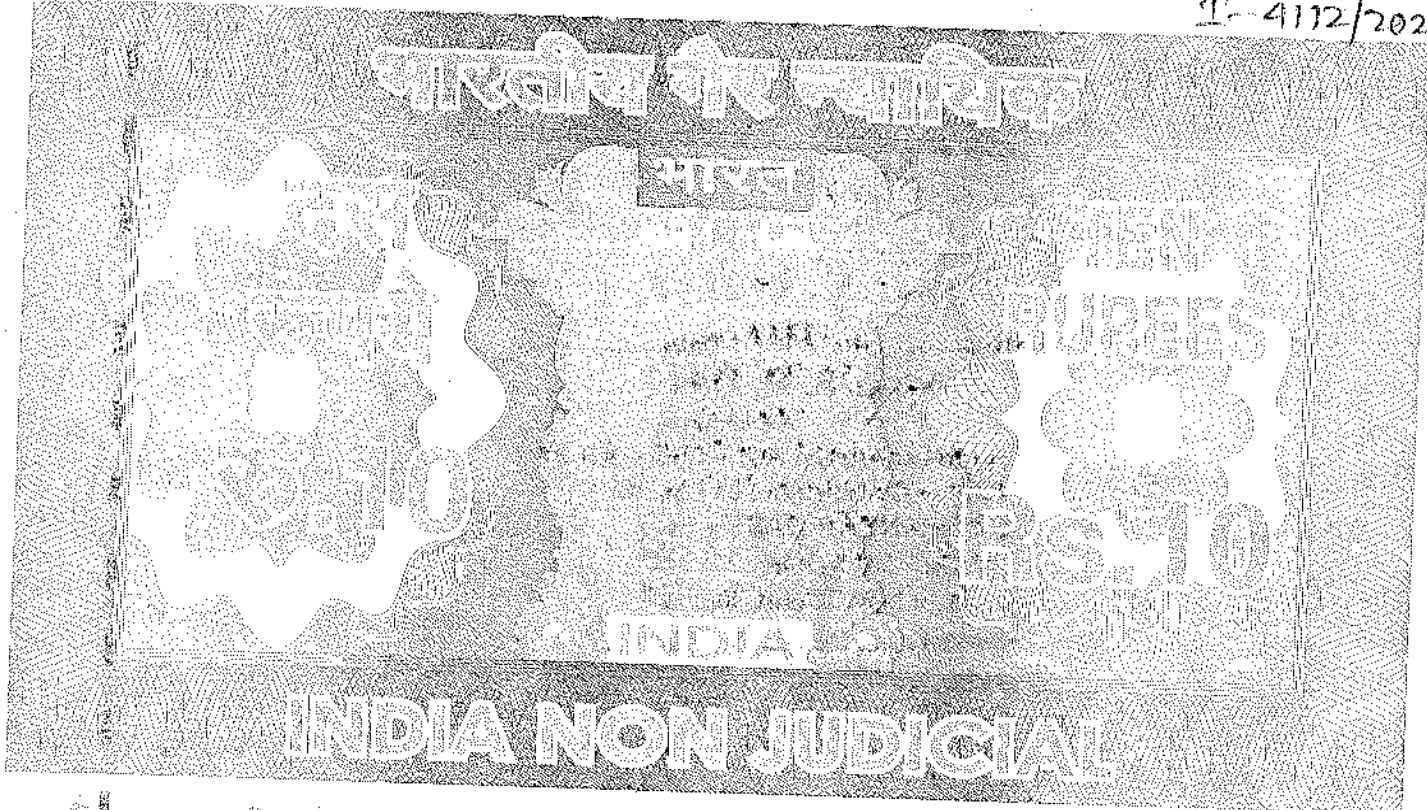


04154/22

I-4112/2022



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

60AB 017519

28/3  
 11-20a  
 25948

**DEED OF GIFT(KMC)**

Re: Premises No- 6, Mitra Coloney, Kolkata, Word No- 121

THE AREA OF GIFTED PORTION IS 52.325 SQ METER.  
 THE GIFTED VALUE IS RS 20/= (Rupees Twenty) only.

Certified that the document is admitted  
 Registration. The duplicate sheets and the  
 endorsement are attached with the  
 document are true and correct.

*[Signature]*  
 District Sub-Register-II  
 Alipore, South 24-Parganas

28 MAR 2022

**THIS INDENTURE** is made on this the 25<sup>th</sup> day of *March*, Two Thousand Twenty Two, **BETWEEN (1)SRI RATAN LOHA** son of Sri Haripada Loha having PAN-ACBPL0901G , Aadhaar No-369727352255 by faith Hindu, by Nationality Indian, by occupation Business, residing at 37/1A, S.N.Roy Road, Kolkata- 700038,P.O-Sahapur, P.S. Behala, (2) **SRI DIPAK KAR** son of Kshirod Chandra Kar having PAN-AEYPK6279H, Aadhaar No-83076840 by faith Hindu, by Nationality Indian, by occupation Business, residing at Haripada Chatterjee Road, P.O-Krishnagar, P.S. Kotwali, Pin Code No-741101, District- Nadia, hereinafter jointly referred to as the **DONORS**( which expression shall unless excluded by or repugnant to the context be deemed to mean and includ their heirs, executors ,legal representatives , administrators and assign /assigns ) of the **ONE PART** .

**AND**

**THE KOLKATA MUNICIPAL CORPORATION.** Body corporate constituted under the West Bengal Act LIX of 1980, having its Central Office at No - 5, Surendra Nath Banerjee Road, Kolkata - 700013, P.S. Taltola, hereinafter called the **DONEE** (which expression shall mean and includ its successors and assigns ) of the **OTHER PART** .

WHEREAS the Donors are the joint owners of the land measuring 6 Cottahs 12 Chittaks 10 sqfl, more or less being premises No -6,Mitra Coloney, Kolkata-700034 within the limits of Kolkata Municipal Corporation , ward No - 121, P.S. Behala, Dist- South 24 Parganas .

THE WHEREAS the Donors are going to submit a Building Plan to the Kolkata Municipal Corporation for constructio0n of a building at the Premises No - 6,Mitra Coloney , Kolkata-700034 , P.S.- Behala which is situated at the junction of two streets and whereas the Donors have expressed their desire to make a free gift portion of strip of land measuring 52.325 sq . Meter from the said Premises No - 6,Mitra Coloney ,

Kolkata-700034 , P.S.- Behala more fully described in the Schedule hereunder and delineated in the map or plan annexed hereto and demarcated with RED BORDER lines ,as required under Section 405 of the Kolkata Municipal Corporation Act 1980 to sanction of Building Plan and whereas the said proposal or offer of the Donors have been accepted by the Kolkata Municipal Corporation the Donee herein and it has been decided inter alia that the gift of the said portions of the strip of land measuring 52.325sq . Meter from the said Premises No -6,Mitra Coloney , Kolkata-700034 , P.S.- Behala within K.M.C. Ward No-121 for sanction of building plan in respect of the said premises be accepted under Section 405 of the Kolkata Municipal Corporation Act 1980.

NOW THIS INDENTURE WITNESSETH that in consideration of the Premises the Donors of their own free will and accord and while in a sound state of body and mind hereby grants and conveys unto the Kolkata Municipal Corporation all that piece or parcel of the portion of strip of land measuring 52.325 sq . Meter more or less being a portion of above mentioned premises, morefully described delineated map or plan annexed hereto and demarcated with RED BORDER line therein, which is valued at Rs. 20/= (Rupees Twenty ) only.

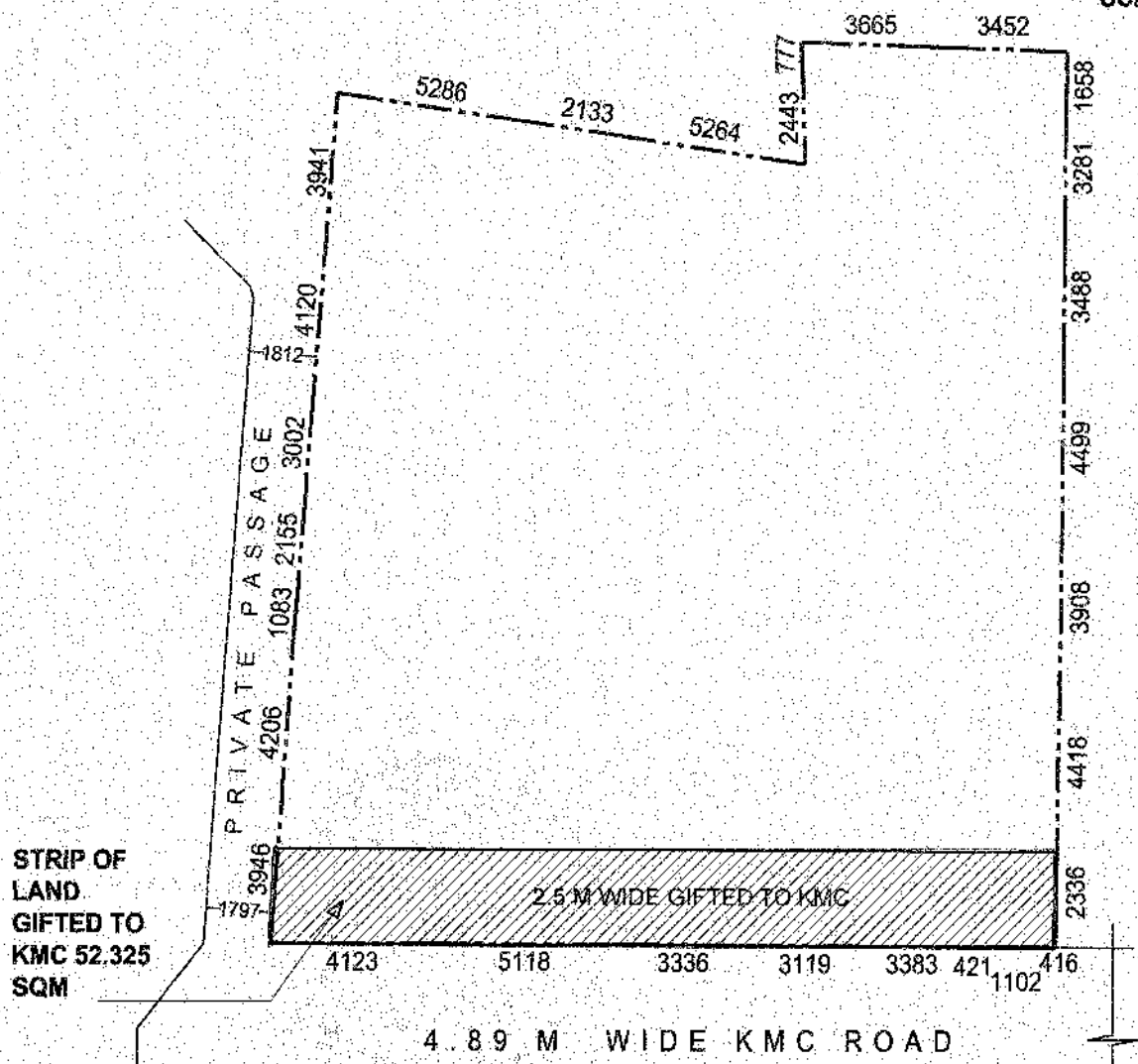
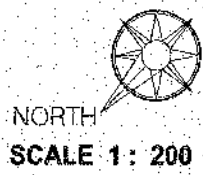
HOLD to the Kolkata Municipal Corporation ,the said portion of strip of land free from all encumbrances the owners for the purpose of widening the Kolkata Municipal Corporation Road at the corner of the Said Premises. *use for public purpose*

AND THE Donors hereby covenants with the Donee that notwithstanding anything done by the Donor or knowingly suffered , They the Donors have full power to convey and grant the aforesaid strip of land hereby conveyed.

*Signature*

**GIFT PLAN OF SRI RATAN LOHA & SRI DIPAK KAR AT PREMISES NO. - 6, MITRA COLONY, WARD NO. 121, BOROUGH- XIV, P.S. - BEHALA, KOLKATA - 700034, UNDER KMC (SS UNIT) DISTRICT SOUTH 24 PARGANAS.**

**AREA OF STRIP OF LAND : 52.325 SQM (CORRESPONDING TO 563.226 SFT)**



**STRIP OF LAND GIFTED TO KMC 52.325 SQM**

*Anjan Dutta*  
**ANJAN DUTTA**  
 B. ARCH (CAL) T.I.I.A  
 REGISTERED WITH COUNCIL  
 OF ARCHITECTURE  
 REGD. NO. CA/93/16409  
 APPRAISER F-1597  
 KMC SL. NO. 267 (A)

**SIGNATURE OF ARCHITECT**

*Ratan Loha*  
*Dipak Kar*

**SIGNATURE OF OWNER/S**

AND FURTHER comments that the Donors shall at all times, at the cost of the Donors execute and do all such further acts, deeds and assurance for more perfectly and effectively conveying the said portion of strip of land to the Donee as by the latter shall be responsible required.

SCHEDULE

All THAT piece or parcel of strip of land measuring 52.325 sq. Meter more or less being a portion Premises No - 6, Mitra Colony , Kolkata-700034 , P.S.- Bchala , ward No - 121, Borough No- 14, Dist- South 24 Parganas . within the limits of Kolkata Municipal Corporation , butted and bounded as follows :-

- ON THE NORTH : 6 ft wide passage.  
 ON THE SOUTH : 9/7, Mitra Colony.  
 ON THE EAST : Anjaneya Apartment & Pratiksha Apartment.  
 ON THE WEST : 4.89 M wide KMC Road .

IN WITNESS WHEREOF the above named Donors have set and subscribe their hands and signature hereunder on the day, month and year first above written.

WITNESSES :

1) Su, Rahman-ud-  
 Akbar Judge (as  
 KOL-27

Ratan Laha.

2) Sanjib Bhattacharyya  
 27/2, Santosh Roy Road  
 Kol-8.

Sanjib Bhattacharyya

SIGNATURE OF THE DONORS

Drafted by as per

K.M.C. Proforma .

Subhendu Bikas Ghosh  
 Advocate, WB/689/83

Appears Judge's Court  
 Kolkata - 700027

Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name .....

Signature .....



Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name .....

Signature *Ratan Lohar*



Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name *Dipankar*

Signature *Dipankar*

Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name .....

Signature .....

## Major Information of the Deed


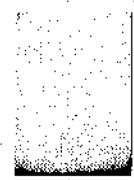
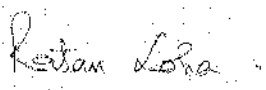
Deed No :	I-1602-04112/2022	Date of Registration	28/03/2022
Query No / Year	1602-2000759481/2022	Office where deed is registered	
Query Date	09/03/2022 10:34:35 AM	D.S.R. - I I SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	S DAS ALIPORE, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8240369134, Status : Advocate		
Transaction	Additional Transaction		
<b>[0206] Gift, Gift in f/o Govt./Local Bodies(Exempt Cases)</b>			
Set Forth value	Market Value		
	Rs. 10,55,626/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:33(ii))	Rs. 0/- (Article:A(1))		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip. (Urban area)		

### Land Details :

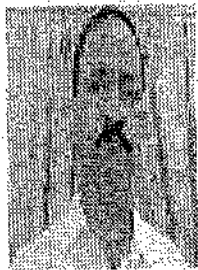
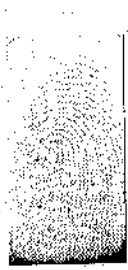
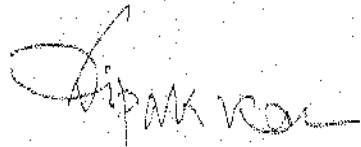
District: South 24-Parganas, P.S:- Behala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Mitra Colony, Road Zone : (Premises Not Located On J.L. Sarani ---) , , Premises No: 6, , Ward No: 121 Pin Code : 700034

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :- )		Bastu	563 Sq Ft		10,55,626/-	Width of Approach Road: 16 Ft.
<b>Grand Total :</b>				<b>1.2902Dec</b>	<b>0 /-</b>	<b>10,55,626 /-</b>	

### Donor Details :

Sl No	Name, Address, Photo, Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mr RATAN LOHA</b> Son of Mr. HARIPADA LOHA Executed by: Self, Date of Execution: 25/03/2022 , Admitted by: Self, Date of Admission: 28/03/2022 ,Place : Office			
		28/03/2022	LTI 28/03/2022	28/03/2022

37/1A, S N ROY ROAD, City:- , P.O:- SAHAPUR, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700038 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ACxxxxxx1G,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 25/03/2022  
 , Admitted by: Self, Date of Admission: 28/03/2022 ,Place : Office



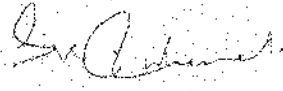
2	Name	Photo	Finger Print	Signature
	<b>Mr DIPAK KAR (Presentant)</b> Son of Mr KSHIROD CHANDRA KAR Executed by: Self, Date of Execution: 25/03/2022 , Admitted by: Self, Date of Admission: 28/03/2022 ,Place : Office			
		28/03/2022	LTI 28/03/2022	28/03/2022

HARIPADA CHATTERJEE ROAD, City:- , P.O:- KRISHNANAGAR, P.S:-Kotwali, District:-Nadia, West Bengal, India, PIN:- 741101 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AExxxxxx9H,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 25/03/2022  
 , Admitted by: Self, Date of Admission: 28/03/2022 ,Place : Office

#### Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>THE KOLKATA MUNICIPAL CORPORATION</b> 5, S N BANERJEE ROAD, City:- , P.O:- S N BANERJEE ROAD, P.S:-Taitola, District:-Kolkata, West Bengal, India PIN:- 700013 , State Government Office,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

#### Identifier Details :

Name	Photo	Finger Print	Signature
<b>Mr SK RAHAMAN ALI</b> Son of Late SK RUSTAM ALI ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			
	28/03/2022	28/03/2022	28/03/2022

Identifier Of Mr RATAN LOHA, Mr DIPAK KAR

#### Transfer of Land from Donor To Donee

Sch No	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	Mr RATAN LOHA	THE KOLKATA MUNICIPAL CORPORATION		0.645105 Dec	5,27,813/-
L1	Mr DIPAK KAR	THE KOLKATA MUNICIPAL CORPORATION		0.645105 Dec	5,27,813/-





On 28-03-2022

**Certificate of Admissibility (Rule 43, W.B. Registration Rules 1962)**

Admissible under rule 21 of West Bengal Registration Rule, 1962 0 Exempted FROM stamp duty.

**Presentation (Under Section 52 & Rule 22A(3) 46(1), W.B. Registration Rules, 1962)**

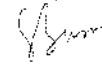
Presented for registration at 11:20 hrs on 28-03-2022, at the Office of the D.S.R. -II SOUTH 24-PARGANAS by Mr DIPAK KAR, one of the Executants.

**Admission of Execution ( Under Section 58, W.B. Registration Rules, 1962 )**

Execution is admitted on 28/03/2022 by 1. Mr RATAN LOHA, Son of Mr HARIPADA LOHA, 37/1A, S N ROY ROAD, P.O: SAHAPUR, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700038, by caste Hindu, by Profession Business, 2. Mr DIPAK KAR, Son of Mr KSHIROD CHANDRA KAR, HARIPADA CHATTERJEE ROAD, P.O KRISHNANAGAR, Thana: Kotwali, , Nadia, WEST BENGAL, India, PIN - 741101, by caste Hindu, by Profession Business

Identified by Mr SK RAHAMAN ALI, , Son of Late SK RUSTAM ALI, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, by profession Business

**Payment of Stamp Duty**



Suman Basu

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. -II SOUTH 24-PARGANAS

South 24-Parganas, West Bengal

