

02741

02520/2014

FIFTY
RUPEES

Rs. 50

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Certified that the document is admitted to
registration. The signature sheet sheet's
& the document's & the sheet's attached
with this document's are the part of this
document.

Additional District Sub-Registrar

Sub-Registrar, North 24 Parganas

THIS DEED OF GIFTmade this 5th day MARCH, 2014

06 MAR 2014

BETWEEN

1. (Smt.) **SHANTI LATA GHOSH** wife of Late Dharani Mohan Ghosh and daughter of Late Balai Chandra Ghosh, by faith Hindu, by citizen Indian, by occupation Housewife, residing at Patna Belghoria, Nimta, P.S. Belghoria, 24 Parganas (North) Pin-700 049;
2. (Smt.) **SHIKHA RANI GHOSH** wife of Shri Mihir Ghosh and daughter of Late Balai Chandra Ghosh, by faith Hindu, by citizen Indian, by occupation Housewife, residing at Vill.- Basina, P.O.-Rajarhat Bishnupur, P.S.-Rajarhat, Kolkata-700 135;
3. (Smt.) **LAKSHI ROY alias REKHA RANI GHOSH** wife of Shri Sunil Roy and daughter of Late Balai Chandra Ghosh, by faith Hindu, by citizen Indian, by occupation Housewife, residing at Vill.- Rahara Jyoti Colony, P.S.-Khardah, 24 Parganas (North), Kolkata-700 118;

hereinafter collectively called '**the Donor**' (which expression includes their successor/s-in-interest and/or assigns) of the ONE PART ;

AND

1. (Shri) **RABINDRA NATH GHOSH** son of Late Balai Chandra Ghosh, by faith Hindu, by citizen Indian, by occupation Retired Person, residing at Vill.-Kalaberia, P.O.Rajarhat-Bishnupur, P.S.- Rajarhat, 24 Parganas(North), Kolkata-700 135;
2. (Shri) **RANJIT GHOSH** son of Late Balai Chandra Ghosh, by faith Hindu, by citizen Indian, by occupation Business, residing at Vill.-Kalaberia, P.O.Rajarhat-Bishnupur, P.S.- Rajarhat, 24 Parganas(North), Kolkata-700 135;
3. (Shri) **ARUP GHOSH** son of Shri. Jitendra Nath Ghosh, by faith Hindu, by citizen Indian, by occupation Business, residing at Vill.-Kalaberia, P.O.Rajarhat-Bishnupur, P.S.- Rajarhat, 24 Parganas(North), Kolkata-700 135;

hereafter collectively called '**the Donee**' (which expression include his successor/s-in-interest and/or assign/s) of the OTHER PART :

WHEREAS :

A) The Donor hereby represents, confirms, states and says as follows:

- a) The Donors hereinabove are recorded owner in the L.R. Record and seized, possessed otherwise sufficiently entitled of ALL THAT piece and parcel of land measuring 7.11 Decimal (equivalent to 4.31 Cottah) in the manner hereunder:-

Sl. No	Name	L.R. Dag No.	L.R. Khatian No.	Area of Land (in Decimal)
1.	(Smt.) SHANTI LATA GHOSH	471 & 472	408/1	1.7542 + 0.615 = 2.37
2.	(Smt.) SHIKHA RANI GHOSH	471 & 472	362/1	1.7542 + 0.615 = 2.37
3.	(Smt.) LAKSHI ROY alias REKHA RANI GHOSH	471 & 472	415/3	1.7542 + 0.615 = 2.37

- b) The Donors are are jointly holding possessing otherwise sufficiently entitled of ALL THAT piece and parcel of undivided and/or undemarcated Portion of land measuring **7.11** Decimal (equivalent to **4.31** Cottah) comprised in Mouza-Kalaberia, R.S.Dag No. 471 & 472, L.R. Khatian No. 408/1, 362/1 & 415/3 J.L. No. 30, Touzi No. 173, P.S.- Rajarhat, District-24 Parganas (North), (hereinafter called '**the Land**') togetherwith easements and quasi-easements free from all encumbrances and/or alienation whatsoever;
- c) There are no suits and/or proceedings and/or litigations pending in respect of the said undivided share or any part thereof;

- d) No person other than the Donor have any right, title and/or interest, of any nature whatsoever, in the undivided share or any part thereof;
- e) The right, title and interest of the Donor in the undivided share is free from all charges, claims, demand, liens, incumbrances, attachment, acquisition, requisition, lease, licences, tenancy, agreement and/or arrangement and/or any encumbrances and/or alienation whatsoever;
- f) The Land or any part thereof is at present not affected by any requisition or any acquisition of any authority or authorities under any law and/or otherwise nor any notice or intimation about any such proceedings has been received or come to the notice of the Donor;
- g) Neither the said land nor any part thereof has been attached and/or is liable to be attached under any decree or order of any Court of Law or due to Income Tax, Revenue or any other Public Demand;
- h) The Donor have not in any way dealt with their said land whereby the right, title and interest of the Donor as to the ownership, use, and enjoyment thereof, is or may be affected in any manner whatsoever;
- i) All rates, taxes, charges and other outgoings in respect of the Land (hereinafter called '**the Outgoings**') have been paid by the Donor upto date and in case any thing found out to due for the period before this date, then the same shall be borne and paid by the Donor;
- j) The Donor have not entered into any agreement and/or arrangement and/or have not done any act, deed or thing whereby the Donor' title in respect of the Land may get alienated and/or encumbered;
- k) There is no statutory, judicial and/or quasi-judicial and/or departmental order and/or restrictions which may prevent the Donor from entering into any agreement for sale and/or in selling and transferring the Land in its entirety to the Donee and/or the nominee/s of the Donee free from all encumbrances whatsoever;
- l) Upon execution of gift deed, the Donee and/or his transferee/s as the case may be, shall acquire a clear and marketable title of the Land and each and every part thereof;

- m) The representations and guarantee of the Donor mentioned hereinabove (hereafter collectively called '**the Said Representations**') are true and correct;
- B) Out of natural love and affection to the Donee herein who are in blood of the Donor (i.e. Donee No. 1 & 2 are brothers of Donors and Donee No. 3 is nephew of Donors), the Donor is now desirous of gifting and transferring the undivided share in the land by way of gift to the Donee herein who relying upon the aforesaid representations and guarantee has agreed to accept such gift;
- C) Now by these presents the Donor is gifting and transferring entirety of the undivided share more fully described in the SCHEDULE hereto to the Donee, in the manner mentioned herein;

NOW THIS INDENTURE WITNESSETH that :

- I) In pursuance of the said desire and in consideration of great love and affection which the Donor bear for the Donee, the Donor out of his free will and without any coercion or undue influence and in possession of his full senses do and doth hereby freely and validly give, convey, transfer, assign and confirm unto the Donee by way of Gift All That undivided share more fully described in the SCHEDULE hereto in the Land aforesaid OR HOWSOEVER OTHERWISE the undivided share in the Land now is or any time heretofore was situated butted bounded called known numbered described and/or distinguished TOGETHER WITH all that the estate right title interest of the Donor in the undivided share in the Land and all the deeds pattahs muniments and title whatsoever exclusively relating to the undivided share in the Land together with right and/or shares in all passages Sewers drains pipes benefit advantages and all manner of rights opportunities easements pattahs appurtenances thereto easement and quasi-easements and other stipulation and/or provision in connection with the beneficial use and enjoyment of the undivided share free from encumbrances and/or alienation whatsoever TO HAVE AND TO HOLD the undivided share and the Rights and Properties appurtenant thereto and each and every part thereof unto and to the use of the Donee absolutely and forever;
- II) THE DONOR DO HEREBY COVENANT WITH THE DONEE as follows:-
- i) THAT the interest which the Donor do hereby profess to transfer subsists and that the Donor have good right full power and absolute authority and indefeasible title to grant transfer convey assign confirm concur

and assure unto the Donee the undivided share in the manner aforesaid;

- ii) AND THAT the Donor have not at any time done or executed any deeds, documents or writing whereby the undivided share in the Land or any part thereof can or may be impeached, encumbered or affected in title;
- iii) The Donor as the sole and absolute Owners have been peacefully seized and possessed of or well and sufficiently entitled to the undivided share in the Land and have been enjoying quiet, peaceful and physical possession of the undivided share in the Land without any disturbance, hindrance and obstruction from any person/s whatsoever;
- iv) AND THAT the undivided share in the Land is free from all charges, mortgages, liens, attachments, leases, acquisition, requisition, restrictions, litigations, lispendens, covenants, uses, debuttar, trusts made or suffered by the Donor or any person or persons arising or lawfully, rightfully or equitably claiming any estate or interest therein from, under or in trust of the Donor;
- v) AND THAT notwithstanding any act, deed and/or thing whatsoever, the Donor has now good right and full power to gift, grant, transfer and convey the undivided share in the Land unto and to the use of the Donee in the manner aforesaid;
- vi) AND THAT the undivided share in the common portion and the rights and properties appurtenant thereto is freely, clearly and absolutely acquitted, exonerated, released and forever discharged from and by the Donor unto and in favour of the Donee;
- vii) AND THAT the Donor and all people having or lawfully, rightfully or equitably claiming any estate or interest in the undivided share in the Land under or in trust of the Donor shall and will from time to time and at all times hereafter, at the request and costs of the Donee, make, do and execute and cause to be done and executed all such acts, deeds, matters or things whatsoever for further better or more perfectly assuring the undivided share in the Land and the rights and properties appurtenant thereto and every part thereof as shall or may be reasonably required by the Donee;

- viii) The Donor hereby undertake that if any documents and/or writings relating to the undivided share in the Land comes in their possession, then he deliver the same to the Donee immediately;
- ix) The Donor have already cleared all their municipal dues, and other outgoings in respect of the undivided share in the Land up to the date hereof and in any event the Donor hereby undertake to bear and pay all the municipal and other rates, taxes, charges for utilities and other outgoings in respect of the undivided share in the Land up to the date of execution and registration of these presents together with interest or penalty, if any, thereon;
- x) The Donor do hereby accord their consent to the Donee for mutation, separation and/or apportionment of the undivided share in the Land in the municipality records and all the records of the government and/or semi-government and/or other statutory body and/or authority;
- xi) The Donor hereby undertake to keep the Donee saved, harmless and indemnified from and against all proceedings, costs, charges, losses, expenses and damages if any of the aforesaid confirmation and/or guarantee turns out to be false, untrue or misleading;
- xii) For purpose of valuation the value of the undivided share in the land is estimated to Rs.2,00,000/-

III. AND THE DONEE DOTH HEREBY accept the Gift made as aforesaid;

THE SCHEDULE (the Land)

ALL THAT piece and parcel of undivided and/or undemarcated Portion of land measuring **7.11** Decimal (equivalent to **4.31** Cottah) out of total land 38.5 Cottah (herein "the total Land") togetherwith **100** sq.ft standing structure thereat, comprised in Mouza-Kalaberia, R.S.Dag No. 471 & 472, L.R. Khatian No. 408/1, 362/1 & 415/3 J.L. No. 30, Touzi No. 173, P.S.- Rajarhat, District-24 Parganas (North), togetherwith all rights and properties appurtanant thereto;

Sl.No.	Dag No.	Area of the Land (in Decimal)
1.	471	5.25
2.	472	1.86

The Total land is butted and bounded in the manner following :-

ON THE NORTH	:	By P.W.D. Road (30 feet);
ON THE SOUTH	:	By Residence Tapan Ghosh;
ON THE EAST	:	By Private Road;
ON THE WEST	:	By Road (6 feet wide);

IN WITNESS WHEREOF the parties hereto have executed these presents the day month and year first above written.

EXECUTED AND DELIVERED by the DONORS above named at Kolkata in the presence of :

Subhash Ghosh.
Barina, R/Bishnupur
Rajarhat Kol-135

স্বাক্ষরিত মূল প্রতীক

স্বাক্ষরিত প্রতীক

২৫/৫/২০২১

৩৫০৩০

৬০/৫/২০২১

2. Sejal Ghosh
Kalabera, Rajarhat-
Kol- 700135

EXECUTED AND ACCEPTED by the DONEES above named at Calcutta in the presence of :

Rohini Nath

Ranjit Kumar Ghosh

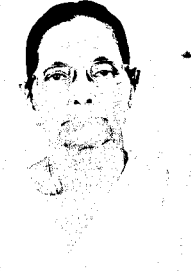
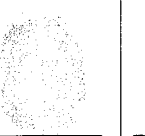
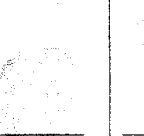
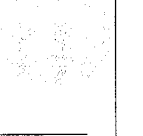
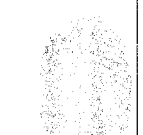
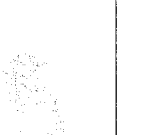
Arjun Ghosh

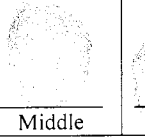
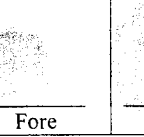
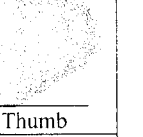
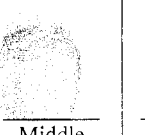
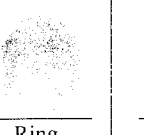
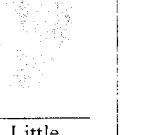
1. Subhash Ghosh.
Barina, R/Bishnupur
Rajarhat Kol-135

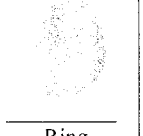
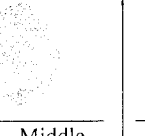
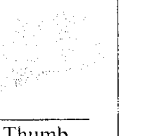
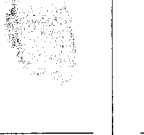
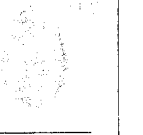
2. Sejal Ghosh
Kalabera, Rajarhat-
Kol- 700135

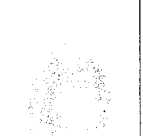
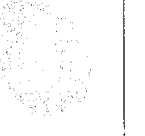
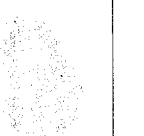
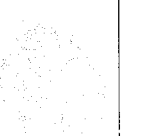
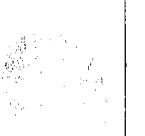
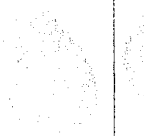
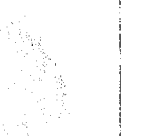
Witnessed by me
Vincent Peruchy
Adv.
High Court, Calcutta.

FORM FOR PHOTOGRAPHS & FINGER PRINTS

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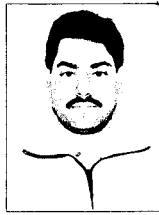
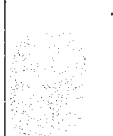
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FORM FOR PHOTOGRAPHS & FINGER PRINTS

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 Azeez Ghosh					
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Government Of West Bengal
Office Of the A.D.S.R. RAJARHAT
District:-North 24-Parganas

Endorsement For Deed Number : I - 02520 of 2014
(Serial No. 02741 of 2014 and Query No. 1523L000002782 of 2014)

On 05/03/2014

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

Presented for registration at 15.55 hrs on :05/03/2014, at the Private residence by Arup Ghosh , one of the Claimants.

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

Execution is admitted on 05/03/2014 by

1. Shanti Lata Ghosh, wife of Lt. Dharani Mohan Ghosh , Patna Belghoria, Nimta, Thana:-Belghoria, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700049, By Caste Hindu, By Profession : House wife
2. Shikha Rani Ghosh, wife of Mihir Ghosh , Basina, Thana:-Rajarhat, P.O. :-Rajarhat Bishnupur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste Hindu, By Profession : House wife
3. Lakshi Roy Alias Rekha Rani Ghosh, wife of Sunil Roy , Rahara Jyoti Colony, Thana:-Khardaha, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700118, By Caste Hindu, By Profession : House wife
4. Rabindra Nath Ghosh, son of Lt. Balai Ch. Ghosh , Kalaberia, Thana:-Rajarhat, P.O. :-Rajarhat Bishnupur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste Hindu, By Profession : Retired Person
5. Ranjit Ghosh, son of Lt. Balai Ch. Ghosh , Kalaberia, Thana:-Rajarhat, P.O. :-Rajarhat Bishnupur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste Hindu, By Profession : Business
6. Arup Ghosh, son of Jitendra Nath Ghosh , Kalaberia, Thana:-Rajarhat, P.O. :-Rajarhat Bishnupur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste Hindu, By Profession : Business

Identified By Babulal Mondal, son of Gour Mondal, Jamalpara, Thana:-Rajarhat, P.O. :-Kashinathpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700135, By Caste: Hindu, By Profession: Business.

(Debasish Dhar)
Additional District Sub-Registrar

On 06/03/2014

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 33(i), 33(ii), 4 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.10/-

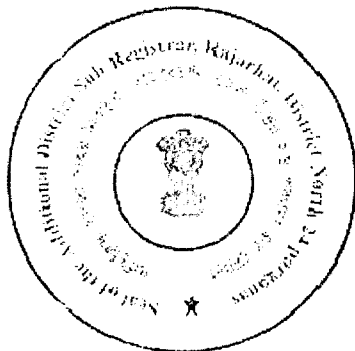
Payment of Fees:

Amount by Draft

(Debasish Dhar)
Additional District Sub-Registrar

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 4
Page from 8783 to 8796
being No 02520 for the year 2014.



(Debasish Dhar) 06-March-2014
Additional District Sub-Registrar
Office of the A.D.S.R. RAJARHAT
West Bengal

23669

[Handwritten signature]

Arun Ghosh



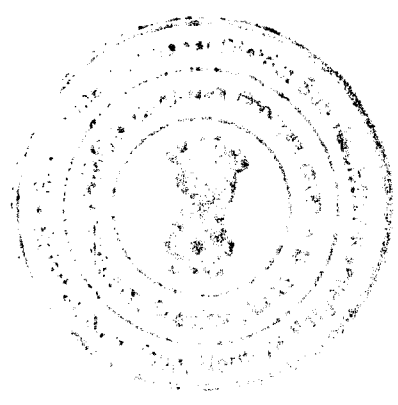
1367

Arun Ghosh



1368

2011/13 MAY CENTRE



- Sabirul Mondal
- S - Gyan Mondal
- C - Jamal Parla
- S - Kashinath Parla
- S - Roychowdhury
- OT - 700135
- SCC - 1368/2013

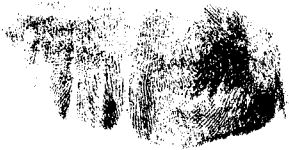
Registrar General, Government of India
New Town, North 24 Parganas

05 MAR 2014



1369

बिष्णु खान (दास)



1370

अष्टमी दा २
उपस्थित

रेखा खानि घोष



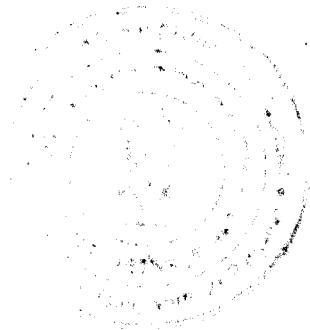
1371

Ranjit Kumar Choph



1372

Ranjit Kumar Choph



RECORDED & INDEXED
MAILED NOV 10 1964

25-11-2014

Babulal Mondal

Sp - Gour Mondal

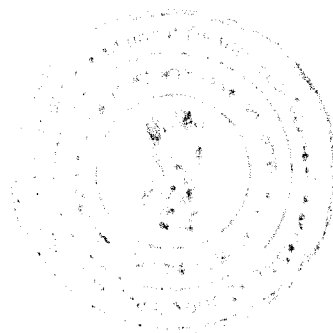
Vat - Jamnal Parsh

P.O - Krishinathpur

P.S - Rajarhet

Kotkali - 700135

Occu - Business.



Admission to the National Aeronautics and Space Administration
Building 1000, North 1st Street
Washington, D.C. 20546