

05803/21

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Page



पश्चिम बंगाल WEST BENGAL

106902

8-1513150/21

पश्चिम बंगाल सरकार
पञ्चायत, तालुका, जिला
पश्चिम बंगाल

District Sub-Registrar
Registrar L.D. (2) of
Registration 1888
Alipore, South 24 Parganas
21 AUG 2021

THIS INSTRUMENT made this 21st day of August, Two Thousand and Twenty one (2021)

BETWEEN




18 AUG 2021

11183

Date

Sent to

Express

Sec

Debes Kr Misra (Adv.)
High Court, Cal-1


Sanjiban Das
Stamp Vendor
Alipore Police Court
South 24 Pgs., KOL-9



 Sanjiban Das
Him 

SRI ASHOKE KUMAR GHOSH ALIAS ASHOKE GHOSH, son of Late Kanailal Ghosh, by faith- Hindu, by Occupation – Business, by Nationality – Indian, residing at Gangadharpur, P.O. Dakshin Gobindapur, P.S. Sonarpur, Kolkata - 700145, hereinafter called and referred to as the **VENDOR** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his legal heir/heirs, executor/executors, administrator/administrators, legal representative /representatives and assign /assigns) of the **FIRST PART**

AND

ARYAN TECHNOCON PVT. LTD. (PAN-AAOCA1217G), a Private Limited Company having **CERTIFICATE of INCORPORATION NO. U45400WB 2016PTC209484** having its office at C/47, Survey Park, Santoshpur, P.O. Santoshpur, P.S. Survey park, Kolkata – 700 075, represented by its Director **SRI ATANU CHATTERJEE, (PAN-AHOPD6541L), (Aadhaar No.3291 1060 3686)**, son of Sri Dipankar Deogharia, by faith- Hindu, by Occupation- Business, by Nationality- Indian, residing at Narayani Apartment 4th Floor, 809, Madurdah, P.O. EKTP, Police Station- Anandapur, Kolkata- 700 107, District- South 24 Parganas, hereinafter referred to as the **PURCHASER** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its heirs, executors, administrators, successors-in-interest, successors-in-office, representatives and assigns) of the **SECOND PART**

WHEREAS by virtue of a registered Deed of Settlement dated 30.07.1991, registered at Additional District Sub-Registrar at Sonarpur and recorded into Book No.1, Volume No.102, at Pages 60 to 64, Deed No.5355 for the year 1991, the father and mother of the present **VENDOR** herein namely Kanai Lal Ghosh, since deceased and Smt. Jashoda Bala Ghosh, since deceased settled that after their deaths their elder son namely **Sri Ashok Kumar Ghosh**, the Vendor herein acquired the total land area measuring 81½ Decimeals land situated in **Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53**, including the schedule mentioned land measuring an area of 8½ Decimeals in **L.R. Dag No.782, of said Mouza-Langalberia, J.L. No.88**, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata – 700 145 and said Kanai Lal Ghosh, since deceased acquired the above mentioned plot of land by virtue of inheritance and also by virtue of registered Deed of Sale on 26.05.1965, recorded into Book No.1, Deed No.5319 for the year 1965 and name of the said Kanai Lal Ghosh recorded and published in the LR Record of Right vide L.R. Khatian No.100 of **L.R. Dag No.782, of said Mouza-Langalberia, J.L. No.88** and Smt. Jashoda Bala Ghosh, since deceased acquired the said property by virtue of registered Deed of Sale on 11.06.1962, recorded into Book No.1, Deed No.5882 for the year 1962 of said **Mouza-Langalberia, J.L. No.88**.

AND WHEREAS said Kanai Lal Ghosh (father of the present land owner) died intestate on 18.03.1992 and his wife namely Smt. Jashoda Bala Ghosh (mother of the present land owner), died intestate on 16.12.20108, and after their death said **Sri Ashok Kumar Ghosh**, the Vendor herein acquired the total settlement property measuring land area of 81½ Decimeals situated in **Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53**, including the schedule mentioned land measuring an area of 8½ Decimeals in **L.R. Dag No.782, of said Mouza-Langalberia, J.L. No.88**, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata – 700 145 and thereafter said **Sri Ashok Kumar Ghosh**, the Vendor herein, recorded part of the land in the B.L. & L.R.O. vide L.R. Khatian No.1336 of **L.R. Dag No.782, of said Mouza-Langalberia, J.L. No.88**.

AND WHEREAS the **VENDOR** is in physical possession of the said property and the **VENDOR** hereby declares and confirms that he has been enjoying the same without any hindrances and interruption from any body else.

AND WHEREAS due to some valid legal reasons the **VENDOR** has agreed to sell his plot of land measuring an area of 8½ (Eight and half) Decimals situated in **Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53**, comprising in **L.R. Dag No.782, under L.R. Khatian No.100 and 1336**, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata – 700 145, as morefully mentioned in the **SCHEDULE** hereunder written at or for the price of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** to the **PURCHASER** herein who has agreed to purchase the same from the **VENDOR** herein as described in the **SCHEDULE** below for the price as declared by the **VENDOR** as total consolidated price of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** against the **SCHEDULE** property.

AND WHEREAS the **VENDOR** herein has agreed to transfer the **SCHEDULE** mentioned property in favour of the **PURCHASER** herein and for the said property the **PURCHASER** has paid the such declared consideration sum of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** to the **VENDOR** against the above mentioned said plot of land as mentioned in the **SCHEDULE** below and accordingly the total consideration sum of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** has been paid by the **PURCHASER** to the **VENDOR** herein.

AND WHEREAS the **VENDOR** herein has no objection for such transfer of the said **SCHEDULE mentioned property** to the **PURCHASER** herein and by this transfer the **VENDOR** has already received the total sum of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** against the **SCHEDULE property** from the **PURCHASER** by virtue of this Deed of Conveyance, the **VENDOR** has already received the full consideration amount related to the said **SCHEDULE mentioned property** from the **PURCHASER** and the **VENDOR** herein declares that he alongwith his future successors-in-interest has no right title and interest and possession upon the sold **SCHEDULE mentioned property**, which is being transferred in favour of the **PURCHASER** who shall be the absolute owner by virtue of this transfer and the **VENDOR** herein relinquished his all right title and interest in the said **SCHEDULE mentioned property**.

NOW THIS INDENTURE WITNESSETH THAT :

1. In pursuance of the said offer and acceptance and in consideration of the said total sum of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** in full and finally paid by the **PURCHASER** to the **VENDOR** out of which the **PURCHASER** has paid the entire consideration sum of **Rs.3,35,000/- (Rupees Three lac thirty five thousand) only** to the **VENDOR** and the **VENDOR** hereby acknowledge the receipt of the same as per Memo of Consideration hereunder written and the **VENDOR** hereby indefeasibly grant, transfer, convey, assign and assure unto the **PURCHASER** All That the piece and parcel of the said **SCHEDULE mentioned property**, measuring land area of **8¹/₂ (Eight and half) Decimals** situated in **Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53, comprising in L.R. Dag No.782, under L.R. Khatian No.100 and 1336, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata - 700 145, TOGETHERWITH** all sorts of easement rights over the adjacent common passage/road and all the estates, right, interest, use, possession inheritance, trust, claim and demand whatsoever both at law and in equity of the **VENDOR** herein into and upon the said land and property and reversion or reversions remainder or remainders and all the rents issues and profits according to the true nature and tenure thereof together with all ways, path and common passage thereto belonging or held or occupied therewith or whatsoever and every manner of former and present rights little interest and right liberties privileges easements advantages and appurtenance thereto or usually held used, occupied accepted, enjoyed or reputed to belong or to be appurtenant thereto and all the deeds, paths, muniments, writings and evidence of title whatsoever in anywise exclusively relating to or concerning the said land hereditaments and plot of land and

TO HAVE AND TO HOLD the said land measuring land area of $8\frac{1}{2}$ (Eight and half) Decimals situated in Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53, comprising in L.R. Dag No.782, under L.R. Khatian No.100 and 1336, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata – 700 145, and the same hereby granted conveyed and transferred, assigned, assured or expressed or intended so to be unto and to the use of the **PURCHASER** and its heirs, successors, executors, administrators, legal representatives and assigns, absolutely and forever as and an indefeasible title of inheritance in fee simple in possession free from all and every nature of encumbrances, attachments, charges, liens, lispence, claim, demands, liabilities and trust whatsoever but nevertheless subject to payment of rents and taxes as applicable.

2. The **VENDOR** herein doth hereby covenant with the **PURCHASER** and also declare as follows :-
 - a) Notwithstanding any act, deed, matter or thing whatsoever by the **VENDOR** herein or his predecessors-in-title or interest done or executed or knowingly to the contrary the **VENDOR** herein is lawfully and absolutely entitled to subject to the said **SCHEDULE mentioned property**, that has and had acquired indefeasible title to grant sell, convey, assure, transfer and assign the said land hereby granted sold, conveyed, transferred or expressed or intended so to be unto and to the use of the **PURCHASER** for a perfect title without any manner of dispute or hindrance or condition or use trust or other something to alter defect encumber or make void the same.
 - b) The **PURCHASER** shall and may at all times hereafter peaceable and quietly even possess and enjoy the said sold properly demarcated part of its land measuring land area of $8\frac{1}{2}$ (Eight and half) Decimals situated in Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53, comprising in L.R. Dag No.782, under L.R. Khatian No.100 and 1336, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata – 700 145, as described in the **SCHEDULE** below and receive the rent issues and profits thereof without any lawful eviction interruption, claim or demand whatsoever from or by the **VENDOR** or any person or persons lawfully or equitably claiming any estate or interest from under or in trust for the **VENDOR** herein.
 - c) The **VENDOR** herein shall keep the **PURCHASER** freely and clearly and absolutely acquitted, exonerated, discharged and released and to save harmless and to keep indemnified the **PURCHASER** upto against all estates, claim, demands, charges, mortgages, liens, lispencents, debts, hypothecation, attachments and

encumbrances whatsoever suffered by the **VENDOR** herein or any person lawfully or equitably claiming from under or in trust for the **VENDOR** herein.

- d) The **VENDOR** herein and all persons having lawfully or claiming equitably any estate or interest whatsoever in the said piece or parcel of land and property hereby conveyed, granted or any part thereof from under or in trust for the **VENDOR** herein shall and will from time to time at all times hereafter at the request and cost of the **PURCHASER** do and execute or cause to be done and executed all such acts, deeds, matters and things whatsoever for further better and more perfectly and effectually assuring the said property unto and to the use of the **PURCHASER** accordingly to the nature, interest and meaning of these presents as shall or may reasonably required.
- e) The **VENDOR** herein declare that subject to the above said **SCHEDULE mentioned property** hereby sold has not been previously leased, mortgaged, sold nor in any way transferred and there is no charge, lien or any attachments in connection with the said **SCHEDULE mentioned property**, The **VENDOR** herein sold the said **SCHEDULE mentioned property** to the **PURCHASER** having a marketable title and it is not the subject matter of any case, suit or proceedings pending before any Court of Law and the sold the said **SCHEDULE mentioned property** as described in the **SCHEDULE** below is not a vested one.
- f) The **VENDOR** herein also declares herein that after registration of this Deed of Conveyance the **PURCHASER** shall has every right to transfer the "said **SCHEDULE mentioned property**, such as by gift, sell, lease, mortgage to any Third Party or parties or as and when necessary or making construction or erecting the building thereon and enjoy the same without any interruption.
- g) The **PURCHASER** shall use the adjacent passages of the property and also enjoy its full easement rights and the **PURCHASER** shall has right to bring electric, telephone, drainage and sewerage connection through it.
- h) The **PURCHASER** shall and may at all times hereafter peaceably and quietly hold, possess and enjoy the said land and hereditaments or every part thereof any pay the rents to the District Collector (B.L.R.O. concerned) and taxes to the concerned

 NO

Panchayet upon getting its name mutated with the said authorities and receive the rents and profits thereof without any lawful eviction, interruption, claim and demand whatsoever or any person or persons lawfully or equitably claiming from under or in trust for the **VENDOR** or any of his predecessor-in-title and that free and clear and freely and clearly and absolutely acquitted exonerated, discharges saved harmless and keep the **PURCHASER** indemnified from or against all charges, estates, encumbrances whatsoever made or suffered by the **VENDOR** or any person or persons lawfully or equitably claiming as aforesaid.

- i) The **VENDOR** hereby declares that he sell the entire **SCHEDULE B** mentioned property as mentioned below and he and also his any legal heirs shall never claim and/or demand the entire **SCHEDULE** mentioned property in future.
- j) After registration if any error or omission is found, the **VENDOR** shall execute and register the Deed of Declaration and/or Deed of rectification in favour of the **PURCHASER** at the cost of the **PURCHASER** herein.

THE SCHEDULE ABOVE REFERRED TO
DESCRIPTION OF THE ENTIRE SOLD PROPERTY

ALL THAT piece and parcel of a plot of vacant danga land measuring an area of **8¹/₂ (Eight and half) Decimals** situated in **Mouza-Langalberia, J.L. No.88, R.S. No.299, Touzi No.53, comprising in L.R. Dag No.782, under L.R. Khatian No.100 and 1336, under Langalberia Gram Panchayet, P.S. Sonarpur, District-South 24 Parganas, Kolkata - 700 145,** togetherwith all easement rights upon the land and adjacent passage of the land for which the annual rent of the said land is payable to the District Collectorate South 24-Parganas on behalf of the State of West Bengal and the sold plot of land is not adjacent to the metal road and **this plot of land shall be used for residential plotting purposes and there is no access of the sold plot of land.**

IN WITNESS WHEREOF the Parties have put their signature hereto on this day, month and year first above written.

WITNESSES :

1. *Alokjit Kumar Mishra*
69/1, Baghajatin Place
Kolkata-700086

Ashoke Ghosh
SIGNATURE OF THE VENDOR

2. ~~Armed Mishra~~
11/12/2018
Armed

ARYAN TECHNOCON Pvt. Ltd.

Atanu Chatterjee
Director

SIGNATURE OF THE PURCHASER

READ OVER AND EXPLAINED AND ALSO
PREPARED & DRAFTED BY :

Debes Kumar Misra (Signature)

(DEBES KUMAR MISRA)

ADVOCATE [Enrollment No.F/364/329/1989]

HIGH COURT, CALCUTTA

Resi-cum-Chamber :69/1, Baghajatin

Place, Kolkata-700086

PH-9830236148(D.K.M.),

Email:debeskumarmisra@gmail.com

9051446430(Somesh),

Email:mishrasomesh08@gmail.com

9836115120(Tapesh),

Email:tapesh.mishra85@gmail.com

MEMO OF CONSIDERATION

RECEIVED with thanks from the above-named **PURCHASER** the sum of Rs.3,35,000/- (Rupees Three lac thirty five thousand) only by the **VENDOR** as full and final settlement of entire consideration money in respect of the above-mentioned Schedule mentioned land, in the manner followings :-

Sl. No.	Cheque No./ cash/Pay order No.	Date	Name of the Bank & Branch	Amount (Rs.)
1.	000316	08.12.2017	HDFC Bank Santoshpur Branch	Rs. 1,00,000.00
2.	001180	18.08.2021	DO	Rs. 2,35,000.00

TOTAL : Rs.3,35,000.00

(Rupees Three lac thirty five thousand) only

WITNESSES :

1. Abhejit Kumar Mishra
69/1, Baghajatin Place
Kolkata - 700086

[Signature]
Suman Mishra
Advocate

[Signature]
Ashoke Ghosh

SIGNATURE OF THE VENDOR

[Signature]
Advocate

Atam Chatterjee



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name ASHOKE GHOSH

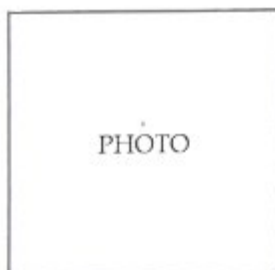
Signature Ashoke Ghosh



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name ATANU CHATTERJEE

Signature Atanu Chatterjee



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name

Signature



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name

Signature



Govt. of West Bengal
Directorate of Registration & Stamp Revenue
GRIPS eChallan

GRN Details

GRN:	192021220054470931	Payment Mode:	Online Payment
GRN Date:	17/08/2021 16:12:42	Bank/Gateway:	HDFC Bank
BRN :	1532410304	BRN Date:	17/08/2021 16:08:57
Payment Status:	Successful	Payment Ref. No:	2001513150/1/2021
			[Query No*/Query Year]

Depositor Details

Depositor's Name:	Atanu Chatterjee
Address:	809 Madurdaha
Mobile:	9748003669
Depositor Status:	Buyer/Claimants
Query No:	2001513150
Applicant's Name:	Mr Somesh Mishra
Identification No:	2001513150/1/2021
Remarks:	Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2001513150/1/2021	Property Registration- Stamp duty	0030-02-103-003-02	25656
2	2001513150/1/2021	Property Registration- Registration Fees	0030-03-104-001-16	8726
Total				34382

IN WORDS: THIRTY FOUR THOUSAND THREE HUNDRED EIGHTY TWO ONLY.



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	2001513150/2021	Office where deed will be registered
Query Date	16/08/2021 10:20:46 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Somesh Mishra High Court, Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 8017593682, Status : Advocate	
Transaction	Additional Transaction	
[0101] Sale, Sale Document	[4305] Declaration [No of Declaration : 2]	
Set Forth value	Market Value	
Rs. 3,35,000/-	Rs. 8,71,200/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 26,156/- (Article:23)	Rs. 8,726/- (Article:A(1), E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 500/-
Remarks		

Land Details :

District: South 24-Parganas, Thana: Sonarpur, Gram Panchayat: LANGALBERIA, Mouza: Langalberia, JI No: 88, , Pin Code : 700145

District: South 24 Parganas
Code : 700145

Sch No	Plot Number	Khatian Number	Land Use ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details	
L1	LR-782 (RS :-)	LR-100	Bastu	Shali	4 Dec	1,60,000/-	3,96,000/-	Width of Approach Road: 2 Ft.,
L2	LR-782 (RS :-)	LR-1336	Bastu	Danga	4.8 Dec	1,75,000/-	4,75,200/-	Width of Approach Road: 2 Ft.,
		TOTAL :			8.8Dec	3,35,000 /-	8,71,200 /-	
	Grand Total :				8.8Dec	3,35,000 /-	8,71,200 /-	

Seller Details :

SI No	Name & address	Status	Execution Admission Details :
1	Mr Ashok Kumar Ghosh Son of Late Kanai Lal Ghosh, Village Langalberia, City:- , P.O:- Dakshin Gobindapur, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700145 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Aadhaar No Not Provided by UIDAI Status : Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self



Buyer Details :

SI No	Name & address	Status	Execution Admission Details :
1	ARYAN TECHNOCON PVT. LTD. (Private Limited Company) C/47, Survey Park, Santoshpur, City:- , P.O:- Santoshpur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075 PAN No. AAxxxxxx7G, Aadhaar No Not Provided by UIDAI Status : Organization, Executed by: Representative	Organization	Executed by: Representative

Representative Details :

SI No	Name & Address	Representative of
1	Shri ATANU CHATTERJEE Son of Shri Dipankar Deogharia Narayani Apartment 4th Floor, 809, Madurdah, City:- , P.O:- EKTP, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700107 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AHxxxxxx1L , Aadhaar No.: 32xxxxxxx3686	ARYAN TECHNOCON PVT. LTD. (as Director)

Land Details as per Land Record

District: South 24-Parganas, Thana: Sonarpur, Gram Panchayat: LANGALBERIA, Mouza: Langalberia, JI No: 88, Pin Code : 700145

Sc No	Plot & Khatian Number	Details Of Land	Owner Name in English as Selected by Applicant
L1	LR Plot No:- 782, LR Khatian No:- 100	Owner:কানাই লাল ঘোষ, Gurdian:কেশব চন্দ্র, Address:জয়নগর , Classification:ডাঙ্গা, Area:0.04 Acre,	Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 782, LR Khatian No:- 1336	Owner:অশোক কুমার ঘোষ, Gurdian:কানাইলাল ঘোষ, Address:নিজ , Classification:ডাঙ্গা, Area:0.04 Acre,	Seller is not the recorded Owner as per Applicant.

Identifier Details :

Name & address
Mr Somesh Mishra Son of Mr Debes Kumar Misra High Court, Calcutta, City:- Kolkata, , P.O:- GPO, P.S:-Hare Street, District:-Kolkata, West Bengal, India, PIN:- 700001, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Identifier Of Mr Ashok Kumar Ghosh, Shri ATANU CHATTERJEE

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Mr Ashok Kumar Ghosh	ARYAN TECHNOCON PVT. LTD.-4 Dec

Transfer of property for L2

SI.No	From	To. with area (Name-Area)
1	Mr Ashok Kumar Ghosh	ARYAN TECHNOCON PVT. LTD.-4.8 Dec

Note:

- If the given information are found incorrect, then the assessment made stands invalid.



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
BZKPG3766R

नाम/Name
ASHOKE GHOSH

पिता का नाम (Father's Name)
KANAI GHOSH

जन्म की तारीख (Date of Birth)
14/07/1960

हस्ताक्षर/Signature





In case this card is lost / found, kindly inform / return to:
Income Tax PAN Services Unit, UTTISI,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड को खोने/पाने पर कृपया सूचित करें/वापस करें:
आयकर पैन सेवा यूनिट, UTTISI,
प्लॉट नं. 3, सेक्टर 11, सीबीडी बेलपुर,
नवी मुंबई - 400 614.



বিশিষ্ট পরিচয় প্রাধিকরণ
ভারত সরকার
Unique Identification Authority of India
Government of India

এনরোলমেন্ট নং / Enrollment No.: 1190/22578/00253

To
Ashoke Ghosh
বাসোকা গোস্বামী
S/O Kanai Ghosh
GANGADHARPUR
Joynagar
Dakshin Gobindapur, South Twenty Four Parganas
West Bengal - 700145



KH006959130FT

006913



আপনার আধার সংখ্যা / Your Aadhaar No.:

7733 4926 4358

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India

আপোকা গোস্বামী
Ashoke Ghosh
বিত্ত: ashoke.gh
Father: KANAI GHOSH

এনরোলমেন্ট নং: 1190/22578/00253
পৃষ্ঠা: 1/2

7733 4926 4358



আধার - সাধারণ মানুষের অধিকার

তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



ভারত সরকার
Unique Identification Authority of India

ঠিকানা: / Address: S/O Kanai Ghosh,
গঙ্গাধরপুর, দক্ষিণ গোবিন্দপুর
দক্ষিণ ২৪ পরগণা, পশ্চিমবঙ্গ,
Bengal, 700145

Address: S/O Kanai Ghosh,
GANGADHARPUR,
Joynagar, Dakshin
Gobindapur, South Twenty
Four Parganas, West
Bengal, 700145

7733 4926 4358



1947
1200 300 1047



help@uidai.gov.in



www.uidai.gov.in

आयकर विभाग

INCOME TAX DEPARTMENT

ARYAN TECHNOCON PRIVATE LIMITED

भारत सरकार

GOVT OF INDIA

02/02/2016

AAOCA1217G



02/02/2016

इस कार्ड को खोले / पार्ने पर कृपया ध्यान करें / नोट करें
आयकर पैन सेवा इकाई, एन एस डी एल
इ को मॉडल नं 341, सर्वे नं 997/8
मॉडल कॉलोनी, नज़्द डिंगलौ चौक, पाने
पाने - 411 016

If this card is lost / someone's lost card is found
please inform / return to

Income Tax PAN Services Unit, NSDL
5th floor, Mantri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bunglow Chowk,
Pune - 411 016

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: income@nsdl.co.in

आयकर विभाग

NETA DEBAROEN

A TANU CHATTERJEE

DIPANKAR DEOGHARIA

22/08/1979

AHOPD6541L

भारत सरकार

GOVT OF INDIA



Arun Chatterji



- आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण UNIQUE IDENTIFICATION AUTHORITY OF INDIA	
ठिकाणः	Address
नारायणी अपार्टमेंट, ४मं फ्लोर	NARAYAN APARTMENT
४२२, मधुरदाह शूटिंग बंगला	4TH FLOOR, 809
इ.के.पी.ए. रोड, कोलकाता	MADURDAH SHOOTING
कोलकाता	BANGLOW F&T P&K T
700018	S D, Kolkata
	West Bengal - 700107

1987 3291 1060 3686

www

ITD Box No. 1987
Bangalore - 560 307

Aman Chatterjee

Major Information of the Deed

Deed No :	I-1604-05659/2021	Date of Registration	21/08/2021
Query No / Year	1604-2001513150/2021	Office where deed is registered	
Query Date	16/08/2021 10:20:46 PM	1604-2001513150/2021	
Applicant Name, Address & Other Details	Somesh Mishra High Court, Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 8017593682, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 3,35,000/-	Rs. 8,71,200/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 26,156/- (Article:23)	Rs. 8,758/- (Article:A(1), E)		
Remarks			



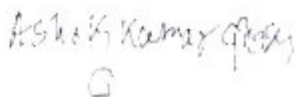
Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: LANGALBERIA, Mouza: Langalberia, JI No: 88, Pin Code : 700145

Sch No	Plot Number	Khatian Number	Land Use Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-782 (RS :-)	LR-100	Bastu	Shali	4 Dec	1,60,000/-	3,96,000/- Width of Approach Road: 2 Ft.,
L2	LR-782 (RS :-)	LR-1336	Bastu	Danga	4.8 Dec	1,75,000/-	4,75,200/- Width of Approach Road: 2 Ft.,
		TOTAL :			8.8Dec	3,35,000 /-	8,71,200 /-
		Grand Total :			8.8Dec	3,35,000 /-	8,71,200 /-

Seller Details :

Name, Address, Photo, Finger print and Signature

SI No	Name	Photo	Finger Print	Signature
1	Mr Ashok Kumar Ghosh Son of Late Kanai Lal Ghosh Executed by: Self, Date of Execution: 21/08/2021 Admitted by: Self, Date of Admission: 21/08/2021, Place : Office	 21/08/2021	 LTI 21/08/2021	 21/08/2021

Village Langalberia, City:- , P.O:- Dakshin Gobindapur, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700145 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 21/08/2021
 , Admitted by: Self, Date of Admission: 21/08/2021, Place : Office



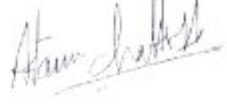
Buyer Details :

SI No Name,Address,Photo,Finger print and Signature

1 ARYAN TECHNOCON PVT. LTD.
C/47, Survey Park, Santoshpur, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:-South 24-Parganas,
West Bengal, India, PIN:- 700075 , PAN No.:: AAxxxxxx7G,Aadhaar No Not Provided by UIDAI, Status
Organization, Executed by: Representative

Representative Details :

SI No Name,Address,Photo,Finger print and Signature

SI No	Name	Photo	Finger Print	Signature
1	Shri ATANU CHATTERJEE (Presentant) Son of Shri Dipankar Deogharia Date of Execution - 21/08/2021, , Admitted by: Self, Date of Admission: 21/08/2021, Place of Admission of Execution: Office	 Aug 21 2021 12:38PM	 LTI 21/08/2021	 21/08/2021
	Narayani Apartment 4th Floor, 809, Madurdah, City:- , P.O:- EKTP, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700107, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AHxxxxxx1L, Aadhaar No: 32xxxxxxxx3686 Status : Representative, Representative of : ARYAN TECHNOCON PVT. LTD. (as Director)			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Somesh Mishra Son of Mr Debes Kumar Misra High Court, Calcutta, City:- Kolkata, , P.O:- GPO, P.S:-Hare Street, District:- Kolkata, West Bengal, India, PIN:- 700001	 21/08/2021	 21/08/2021	 21/08/2021

Identifier Of Mr Ashok Kumar Ghosh, Shri ATANU CHATTERJEE

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Mr Ashok Kumar Ghosh	ARYAN TECHNOCON PVT. LTD.-4 Dec

Transfer of property for L2

SI.No	From	To. with area (Name-Area)
1	Mr Ashok Kumar Ghosh	ARYAN TECHNOCON PVT. LTD.-4.8 Dec

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: LANGALBERIA, Mouza: Langalberia, Ji No: 88, Pin Code: 700145

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 782, LR Khatian No:- 100	Owner: কানাই লাল ঘোষ, Gurdian: কেশব চন্দ্র, Address: জয়লগর, Classification: ডাঙ্গা, Area: 0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.
L2	LR Plot No:- 782, LR Khatian No:- 1336	Owner: অশোক কুমার ঘোষ, Gurdian: কানাইলাল ঘোষ, Address: নিজ, Classification: ডাঙ্গা, Area: 0.04000000 Acre,	Seller is not the recorded Owner as per Applicant.

Endorsement For Deed Number : I - 160405659 / 2021

On 21-08-2021

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 : 23 of Indian Stamp Act 1899.

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

Presented for registration at 12:15 hrs on 21-08-2021, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Shri ATANU CHATTERJEE .

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 8,71,200/-

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

Execution is admitted on 21/08/2021 by Mr Ashok Kumar Ghosh, Son of Late Kanai Lal Ghosh, Village Langalberia, P.O: Dakshin Gobindapur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700145, by caste Hindu, by Profession Business

Indetified by Mr Somesh Mishra, . , Son of Mr Debes Kumar Misra, High Court, Calcutta, P.O: GPO, Thana: Hare Street, . City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Business

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

Execution is admitted on 21-08-2021 by Shri ATANU CHATTERJEE, Director, ARYAN TECHNOCON PVT. LTD. (Private Limited Company), C/47, Survey Park, Santoshpur, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700075


Indetified by Mr Somesh Mishra, . , Son of Mr Debes Kumar Misra, High Court, Calcutta, P.O: GPO, Thana: Hare Street, . City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 8,758/- (A(1) = Rs 8,712/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-, by online = Rs 8,726/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 17/08/2021 4:13PM with Govt. Ref. No: 192021220054470931 on 17-08-2021, Amount Rs: 8,726/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1532410304 on 17-08-2021, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 26,156/- and Stamp Duty paid by Stamp Rs 500/-, by online = Rs 25,656/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 183, Amount: Rs.500/-, Date of Purchase: 18/08/2021, Vendor name: S Das
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 17/08/2021 4:13PM with Govt. Ref. No: 192021220054470931 on 17-08-2021, Amount Rs: 25,656/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1532410304 on 17-08-2021, Head of Account 0030-02-103-003-02


Pradipta Kishore Guha
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

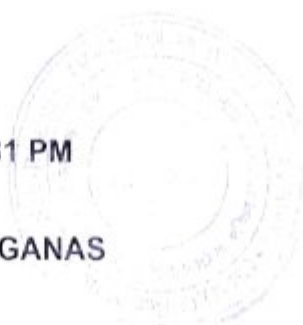
Registered in Book - I

Volume number 1604-2021, Page from 265933 to 265956
being No 160405659 for the year 2021.



Digitally signed by pradipta kishore guha
Date: 2021.09.24 15:22:31 +05:30
Reason: Digital Signing of Deed.

Pradipta



(Pradipta Kishore Guha) 2021/09/24 03:22:31 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)