

4684

50 I 4231

200Rs.



360



Admissible under Rule 21 of the
Stamp Act, 1899 (West Bengal Stamp
as Amended upto date)
Schedule I A No 23
Fees paid 5-5-82
Process fees 4-5-82

6000/-
A 5500/-
A 50

[Signature]
23/6/82

[Handwritten note]

Homestead land :
Area: 0.84 acre.
Price: Rs. 6,000/-
P.S.: Raiganj.

DEED OF SALE

This Indenture is made this day the 23 rd. June,
One Thousand nine hundred & eighty six.

B E T W E E N

[Signature] Srimati Kavita Kunda, wife of Sri Kalachan Kunda, Hindu by faith,
House wife by occupation, resident of Bidhan Market Si Hguri, Police
Station, Sub Division & S.R. Office Si Hguri, District Darjeeling -
hereinafter called THE PURCHASER (which expression shall mean and
include unless excluded by or repugnant to the context her heirs,
executors, successors, administrators, representatives and assigns)
of the One Part.

392- ... 24/6/86 ...
 Kabita ...
 Bidan ...
 due to ... (Rupees) ...

L ...



Presented for Registration ...
 on the 23rd ...
 At the ...
 By ...

- मुली अमीर
 D. S. ...
 23/6/86



4607

...
 by ...
 Son of ...
 of ...
 Thana ...
 District Jalpaiguri ...
 by ...

- मुली अमीर

...
 S/o ...

...
 by ...
 Son of ...
 of ...
 Thana ...
 District Jalpaiguri ...
 by ...

D. S. ...
 23/6/86



Page No. 2.

A N D

2 मूल्य ग्रहण

Sri Bhuli Kurmi, son of Late Ganesh Kurmi, Hindu by faith, Business by occupation, resident of Bidhan Road Bus Stand Siliguri, Police Station, Sub Division & S.R. Office Siliguri, District Darjeeling - hereinafter called THE V E N D O R (which expression shall mean and include unless excluded by or repugnant to the context his heirs, executors, successors, administrators, representatives and assigns) of the Other Part.

WHEREAS the Vendor and his brother Sri Gulguli Kurmi jointly have acquired ownership by purchase of all that piece or parcel of land measuring .33 decimals from One Sri Dal Bahadur Garang, by virtue of a Deed of Sale, registered on 22.5.75 at the Sadar Joint S.R. Office, Jalpaiguri in Book No. I, Vol. No. 50, Pages 90 to 92, Being No. 5061 for the year 1975 and as such from the date of such purchase they became absolute owners were in actual khas and physical possession in and over the said land having permanent heritable and transferrable right, title and interest therein having permanent right and title therein.

Contd..P/3

2926- 216186
Kabit Kurdu
Bidaranket, ntp
57- 218
Jumoon-4
STAMP M. 1000
Jibon



8/12/84
231218



Page No. 3.

मूल्य का २० रु.

A N D

WHEREAS in view of peaceful enjoyment and possession, the Vendor and his brother said Sri Gulguli Kurmi have amicably and mutually partition their aforesaid land according to their share and as such the Vendor is in actual khas and physical possession in and over his land measuring $.16\frac{1}{2}$ decimals and has been possessing and enjoying his said land in his actual khas and physical possession having permanent heritable and transferrable right, title and interests therein, free from all encumbrances whatsoever, ~~free~~ and without any interference or interruption from anybody.

A N D

WHEREAS the Vendor being in need of money has offered for sale 3 three ^{fourteen} kathas 14 ~~thirteen~~ chhataks or .064 acre fully described in the schedule below out of his aforesaid land measuring $.16\frac{1}{2}$ decimals of land, free from all encumbrances whatsoever.

A N D

WHEREAS the Purchaser being in need of a plot of land for her residential purpose has agreed to purchase the said land measuring 3 kathas 14 chhataks or .064 acre described in the schedule below and offered a price of the sum of Rs. 6,000/- (Rupees six thousand) only, free from all encumbrances whatsoever.

Contd..F/4

3927 21/6/86

Kabita Kurdu

Badda Market, Dacca

Value Rs. 20

20

undone

STAMP VENDOR

Shahid



22/6/86

RECEIVED
22/6/86



Page No. 4

मूल्य ५२२५/-

A N D

WHEREAS the Vendor considering the said price so offered by the Purchaser as fair, reasonable and highest in view of prevailing market rate of land and agreed to sell the said land measuring 3 kathas 14 dhataks or .034 acre described in the schedule below unto the Purchaser at dr for the said price of the sum of Rs.6,000/- (Rupees six thousand) only, free from all encumbrances whatsoever and the said land is hereby transferred in the manner as hereinafter appearing :-

NOW THIS INDENTURE WITNESSETH that in pursuance of the aforesaid offer, acceptance and also in consideration of the said sum of Rs.6,000/- (Rupees six thousand) only, paid in cash to-day by the Purchaser to the Vendor (the receipt whereof the Vendor does hereby acknowledge and grant full discharge to the Purchaser from the payment thereof), the Vendor does hereby grant, convey, sell, assign and transfer unto the Purchaser the said land described in the schedule below and make over possession thereof together with all right, title and interests, liberties, easements, privileges, appendices, appurtenances whichever is belonging to or in any way appertaining to the said land TO HAVE AND TO HOLD the same absolutely by the Purchaser for ever peaceably and quietly without any interference or interruption from the Vendor or any person or persons claiming under him, subject to the payment of rent etc. payable to the Govt. of the State of West Bengal.

Contd..P/5

3928

21/6/86

Under...

Kadita Kundu

Prison grant, etc

due Rs. 5/- (Rupees five only)

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STAMP & SIGN
Signature



72316186

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Page No.5

14/12/16
J. K. J.

The Vendor does hereby declare that the Vendor has not previously sold, mortgaged, transferred or contracted for sale or otherwise the said land hereby demised or any part thereof suffers from no defect of title and in the event of discovery of any contrary is proved, the Vendor shall be liable to be dealt with according to law both Civil and Criminal as the case may be and shall also be liable to pay adequate compensation to the Purchaser.

THE Vendor does hereby covenant with the Purchaser that if for any defect of title of the land hereby sold or any part thereof or for any act done or suffered to be done by the Vendor, the Purchaser is deprived of ownership or of possession of the land hereby demised or any part thereof in future, the Vendor shall be liable to return to the Purchaser the full or proportionate part of the said price money as the case may be together with interest at the rate of Rs. 18/- per cent per annum from the date of such deprivation or of dispossession and shall also be liable to pay adequate compensation to the Purchaser for any other loss or injury which the Purchaser may suffer or sustain resulting therefrom.

THE Vendor does hereby further declare that the Vendor at the request and costs of the Purchaser do execute all such act, deed or thing whatsoever if the Purchaser so require in future for peaceful enjoyment and possession of the land hereby sold by the Vendor by these presents to the Purchaser.

Contd..P/6

3929

216186

Kadita Kundin

Borson market, etc

12

STAMP

Siliguri

Sk	20741 = 207
V	4041 = 302
A	2041 = 202
V	541 = 52
V	141 = 12
	2761



D2316186

District Collector
Jalpaiguri

75/11/2

SCHEDULE OF THE LAND

All that piece or parcel of Homestead land measuring 3 three kathas 14 fourteen chhataks or .064 point zero six four acre at an annual rental of Rs.1=66 paise (Rupees one and paise sixty six) only appertaining to and forming part of .66 decimals of land at an annual rental of Rs.12/- (Rupees twelve) only the proportionate rent for the said demised plot of land is payable to the Govt. of the State of West Bengal, recorded in Khatian No.711/2 seven hundred eleven by two, included in sheet No.8 eight, plot No.554 five hundred fifty-four, area measuring .33 decimals and out of that 3 three kathas 14 fourteen decimals of land is hereby sold by the Vendor by these presents to the Purchaser, situated within Pargana Baikunthapur, mouza DAEGRAM, J.L.No.2, Police Station Rajganj, Sub-Registry office and District Jalpaiguri and the said demised plot of land is butted and bounded as follows:-

NORTH : Land of Gululi Kurmi,

SOUTH : R O A D,

EAST : Land of the Vendor,

WEST : R O A D

Within the aforesaid boundary 3 three kathas 14 fourteen chhataks or .064 acre of land is hereby sold by the Vendor by these presents to the Purchaser. The aforesaid demised land shown by marked Red Border delineated in the plan annexed and shown by marked Red Border delineated IN WITNESS WHEREOF the Vendor does hereunto set and subscribe his hand on this deed on the day, month and year first above written.

W I T N E S S E S

Pashu Bala Prasad
S/o Bhola yadav
Siliyuri
Bidhan Dade

सविता कुमारी

गुल गुली कुमारी

सिली गुरी

Kulita Kumari

gul Guli Kumari

Siliyuri

Drafted by, read over and explained the contents of this deed by me to the Vendor and also typed by me :-

Shyama Charan Sinha
(Shyama Charan Sinha),
23. 6. 86.

Deed Writer, Siliyuri.

L.No. 5 of 1985-86.