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Schedule I A, No. 23.

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Sub-Registrar Higuri. 7.8.6-4 Rith apound Carrett With attending for

DEED OF CONVEYANCE.

This DEED of Sale made this the 6th day of August, One thousand and nine hundred sixty four

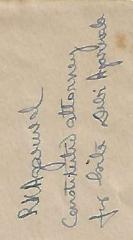
Between:

Srimati Gita Debi Agarwala, wife of Sri Radhakrishna Agarwala, residing at Siliguri P.S. Sub-Division and Sub-Registration Office Siliguri, District Dajjeling, by profession house wife hereinafter called the Vendor (which expression unless repugnant to or inconsistent with the context shall mean and include heirs, executors, legal representatives and assigns)

And

Srimati Narayani Debi Agarwala, wife of Sri Rammath Agarwala, residing at Darjeeling, P.S., Sub-Division and Sub-Registration Office Darjeeling, District Darjeeling, by profession house wife hereinafter called the Vendee (which expression unless repugnant to or inconsistent with the context shall mean and include

27/7/64 10.142 Narangni Debi Agarwala hir y 20 Onfor Sunday 1 Executant/Claimant/or attorney. Radbakinshan Aggrusal Kadha Krishen Agurwal Son Offall Churcie Ram Agun Sub-Registrar SULIGURI 7. 8. 124. of Seleguivi Thana, Siliguri/Phansidewa Kharibari Naxatbari District Darjeeling by Caster Hand by Profession Advocate as Constiluted allowing for Gita Devitgarioale is admitted by him. Radhakrishan Agorval as Constituted altorney for Bita Debi Aganda The Constituted allowy i personally Known town. Wife of, Jan despersed Thana, Siliguri/Phansidewa Kharibari Naxalbani Listika Dan Leling. by Caste by Profession

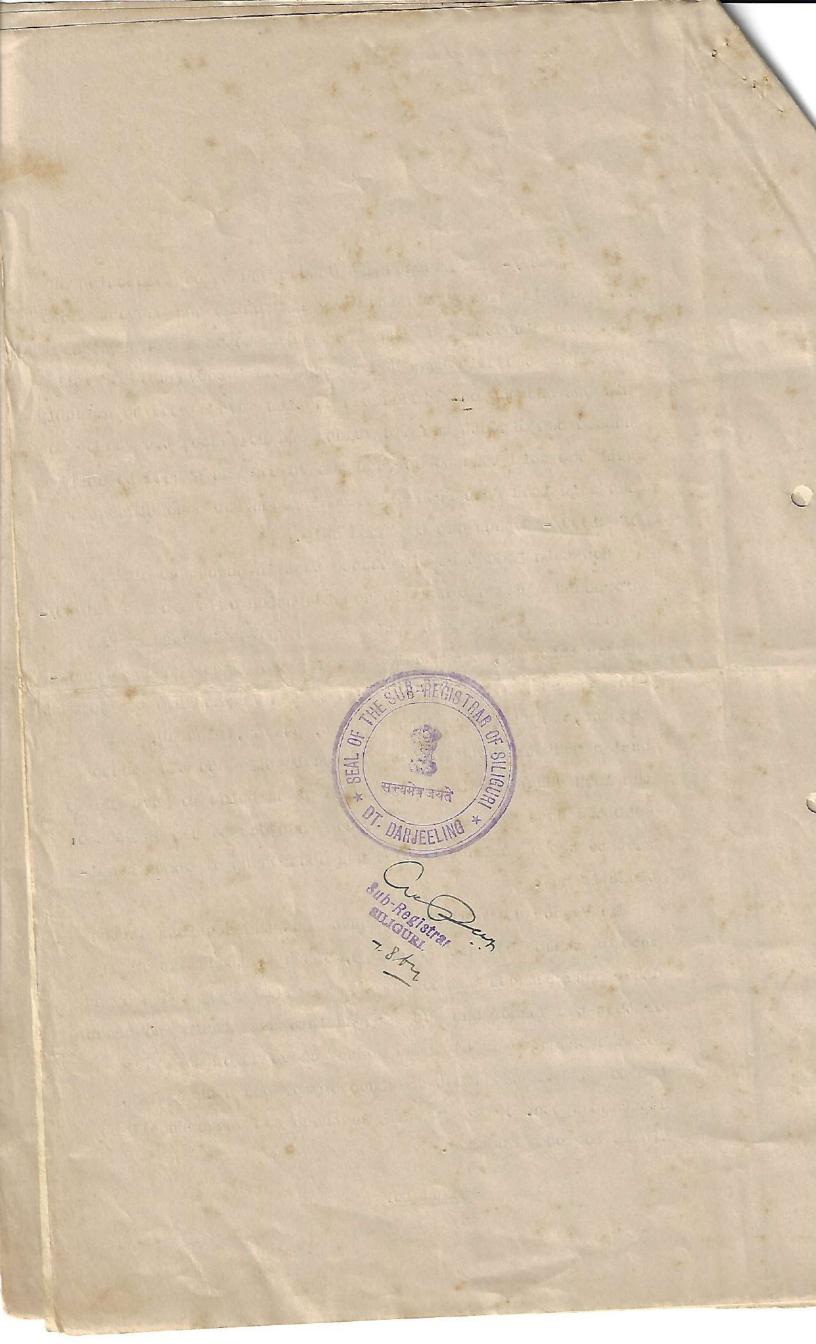


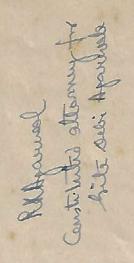
RS20/- and Whereas the Vendee had taken possession of the had paid rent of the land for six months and Whereas there has been disputes and misunderstanding between the parties regarding the said land and through the intervention of well wishers and common friends the parties have agreed to amicably settle the dispute and the Vendee had requested the Vendor to sell the said land to her and the Vendor has agreed to sell the said land free from all encumbrances for a consideration of Rs1000/- Rupees one thousand only.

Now this Indenture witnesseth that in persuance of the aforesaid Agreement and in consideration of the sum of Rs1000/Rupees one thousand only paid by the Vendee in cash to the Vendor this day, the receipt whereof the Vendor hereby acknow—ledges and grant full discharge to the Vendee from the payment thereof, the Vendor do hereby grant, convey, transfer, and assign and make over possession absolutely unto the Vendee the land described in the Schedule given below To Have And To HOLD the same for all times to come subject to the payment of rent to the superior landlord and observance of other conditions if any.

The Vendor do further convenant that there exists at the date of these presents no charge, mortgage, attachment or any other encumbrances whatsoever on the land hereby transferred or that the Vendor has not entered into any binding contract for the transfer of the land hereby conveyed or any part thereof and in the event of discovery of any such charge, attachment etc. or any binding contract the Vendor shall be liable for compensation.

Schedule.

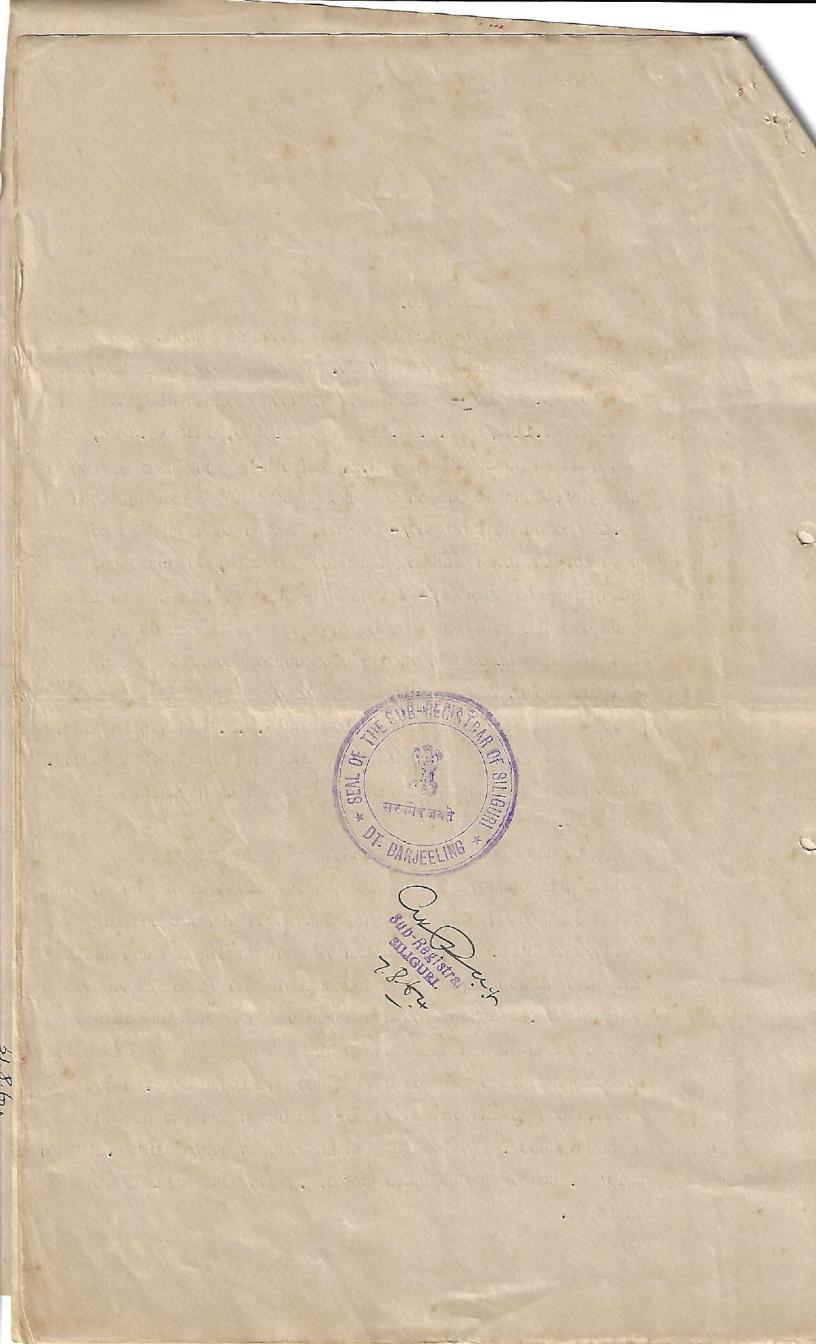




Schedule.

All that piece or parcel of land measuring about 4 four kattas more or less being 27 ft. in width from north to south and 105 ft. in length from east to west appertaining to Khatian No.1140/1 J.L.No.110 Plot No.2160, Touxi No.3 Ja. situated in mouza Siliguri P.S. and Sub-Registration Office Siliguri, District Darjeeling within Siliguri Municipal Ward No.16 ground rent of Rs20/- for the entire land payable to superior landlord Shri Shyamsundar Agarwala, proportionate rent for this plot Rs4/- Rupees four only payable to the land lord annually and being butted and bounded in the north by the godown wall of the vendor with corrogated Iron sheet projected eve, in the south by the land of the Vendee in the East by the Road side reserve land of P.W.D. and Public Road, and in the west by pucca boundary wall and land of the Vendor. The Vendee will be at liberty to have the land recorded in her name.

It is covenanted by and between the Parties that the Vendee will observe all the rights of easements of the Vender and she may construct temporary shed even without leaving a space of 3'ft. from the walls of the Vender and she shall keep the window in the northern wall of the Vender free from obstruction. In case of construction of permanent structures by the Vendee she shall observe all the rules and regulations for constructions of such structures and leave 3'ft. space between the godown of the Vender and structures to be made by the Vendee. The existing small room measuring 15'ft.fifteen 10'ft. ten of brick walls and C.I. Sheet roof will remain as it is.



In witness whereof the Venzder through her constituted attorney Sri R.K. Agarwal, son of late Chimniram Agarwal, residing at Siliguri by profession Advocate, do hereunto set and subscribe her hand and seal the day, month and year first above mentioned.

Refrancel Constituted attorney for Tola Deli Apondo

Witnesses:-

Name- Jewen Acom Agale waln

Address- Siii Gv Ai

Occupation- MERCHANTS

Name- designation
Address- Fuerds Sl

Occupation- Hz-40-H

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