



Summary



Sale Deed

Scan for details

Further details? Scan this

Query No	Serial No	Deed No
1904-2000921147/2021	1904-005350/2021	I-1904-05261/2021

Set Forth Value :	₹ 5,50,800/-	Market Value :	₹ 5,79,756/-
Stamp Duty Paid :	₹ 28,998/-	Registration Fees Paid :	₹ 5,805/-

Seller(s)	Buyer(s)
AMB REALTORS PRIVATE LIMITED	OWNFULL REALTORS LLP

Property Details :

Land/Landwith structure : District: North 24-Parganas, P.S: Rajarhat, Gram Panchayat: KIRITIPUR-II, , Pin Code : 700135

Mouza/Road	Plot No(s)	Land Area (in Dec)	Structure Area(in Sq.ft.)
Kamduni	LR- 830/1102, 831/1103, 833	9.6626	0.00000000
TOTAL :		9.6626	0.00000000



Certified that the Document is admitted to Registration. The stamp and the endorsement of the Registrar are the part of this document

Additional Registrar
of Assurances-IV, Kolkata

19 JUN 2021

Mohul Mukhopadhyay 17/07/2021
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA



Directorate of Registration & Stamp Revenue
Government of West Bengal
e-Deed

DEED OF SALE

THIS DEED OF SALE is made and executed on this 29th day of May ,Two Thousand Twenty-One

BETWEEN

1. AMB REALTORS PRIVATE LIMITED (PAN: AAFCA9493B) , having it's office at 19/6 NAYAN CHAND DUTT STREET, P.O:- BEADON STREET, P.S:- Burtola, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700006 is being represented by their representative(s)

1. Mr PRATOSH KUMAR PATHAK , Aadhaar No.: 85xxxxxx8220, son of Mr SUDHIR KUMAR PATHAK, residing at Flat No-3B,3rd Floor,12/1 Murari Mohan Mitra Road, P.O:- AGARPARA, P.S:- Khardaha, Khardah, District:-North 24-Parganas, West Bengal, India, PIN - 700058 Sex: Male, by Caste: Hindu, by Occupation: Service, by Nationality: Indian,

hereinafter referred to and called as the OWNER/VENDOR (which expression shall unless excluded by or repugnant to the context be deemed to include its legal heirs/successor-in-office/successor-in-interest, executors,administrators, representatives,successors and assigns)

AND

1. OWNFULL REALTORS LLP (PAN: AAGFO8991E) , having it's office at P.O:- MACHUA, P.S:- Burrobazar, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700007 is being represented by their representative(s)

1. Mr SANTOSH AGARWAL , Aadhaar No.: 22xxxxxx3948, son of Mr LATE MOTILAL AGARWAL, residing at 293, Gouri Nath Shastri Sarani, P.O:- BANGUR AVENUE, P.S:- Dum Dum, Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN - 700055 Sex: Male, by Caste: Hindu, by Occupation: Service, by Nationality: Indian,

hereinafter referred to and called as the PURCHASER (which expression shall unless excluded by or repugnant to the context be deemed to include its legal heirs/successor-in-office/successor-in-interest, executors,administrators, representatives,successors and assigns)

WHEREAS Tara PadaBungal was the recorded owner in respect of – 3.665 Satak out of 22 Satak comprised in R.S/L.R Dag No. 833, 3.332 Satak out of 20 Satak comprised in R.S/L.R Dag No. 834, 0.666 Satak out of 04 Satak comprised in R.S/L.R Dag No.880/1051, 13.5 Satak out of 2485 Satak comprised in R.S/L.R Dag No. 884, 0.166 Satak out of 01 Satak comprised in R.S/L.R Dag No. 884/1044, 1.666 Satak out of 10 Satak comprised in R.S/L.R Dag No. 884/1045, 0.999 Satak out of 06 Satak comprised in R.S/L.R Dag No. 882/1047, 2.832 Satak out of 17 Satak comprised in R.S/L.R Dag No. 830/1102, 1.333 Satak out of 8 Satak comprised in R.S/L.R Dag No. 831/1103, being total of 28.159 Satak along with other properties under L.R. Khaitan No. 140 respectively at Mouza – Kamduni, J.L. No. 188, P.S – Rajarhat in the District of North 24 Parganas, by virtue of records of rights.

WHEREAS by a registered Deed of Conveyance dated 17th August 2007, registered in the office of A.D.S.R., Barasat, North 24-Parganas, in Book No. I, CD Volume No. 3, Pages from 6022 to 6036 being No. 04002 for the year 2007 entered into by and between Tara Pada Bangal (therein referred to as the Vendors) and Karnadhar Naskar (therein referred to as the Confirming Party) sold, transferred and conveyed to AMB Realtors Private Limited for valuable consideration and on the terms and conditions mentioned therein ALL THAT piece and parcel of Sali and Danga land measuring 28.159 Satak comprised in R.S./L.R. Dag No. 833, 834, 880/1051, 884, 884/1044, 884/1045, 882/1047, 830/1102 and 831/1103 along with other properties under L.R. Khaitan No. 140 respectively at Mouza – Kamduni, J.L. No. 188, P.S – Rajarhat in the District of North 24 Parganas under Additional District Sub-Registration office at Barasat, within the local jurisdiction of Kirtipur Gram Panchayet together with all easement rights and all rights appertaining thereto.

WHEREAS Sudhir Kumar Bangal was the recorded owner in respect of – 1.8326 Satak out of 22 Satak comprised in R.S./L.R Dag No. 833, 1.666 Satak out of 20 Satak comprised in R.S./L.R Dag No. 834, 0.3332 Satak out of 04 Satak comprised in R.S./L.R Dag No. 880/1051, 207.005 Satak out of 2485 Satak comprised in R.S./L.R Dag No. 884, 0.0833 Satak out of 01 Satak comprised in R.S./L.R Dag No. 884/1044, 0.833 Satak out of 10 Satak comprised in R.S./L.R Dag No. 884/1045, 0.4998 Satak out of 06 Satak comprised in R.S./L.R Dag No. 882/1047, 12.1618 Satak out of 146 Satak comprised in R.S./L.R Dag No. 879, 26.4894 Satak out of 318 Satak comprised in R.S./L.R Dag No. 881, being total of 250.8996 Satak along with other properties under L.R. Khaitan No. 325 respectively at Mouza – Kamduni, J.L. No. 188, P.S – Rajarhat in the District of North 24 Parganas, by virtue of records of rights.

WHEREAS by a registered Deed of Conveyance dated 5th September 2007, registered in the office of A.D.S.R., Barasat, North 24-Parganas, in Book No. I, CD Volume No. 3, Pages from 6053 to 6068 being No. 04004 for the year 2007 entered into by and between Sudhir Kumar Bangal (therein referred to as the Vendors) and Madan Mohan Mandal (therein referred to as the Confirming Party) sold, transferred and conveyed to AMB Realtors Private Limited for valuable consideration and on the terms and conditions mentioned therein ALL THAT piece and parcel of Sali and Danga land measuring 250.8996 Satak comprised in R.S./L.R. Dag No. 884, 879, 881, 833, 834, 880/1051, 884/1044, 884/1045 and 882/1047 along with other properties under L.R. Khaitan No. 325 respectively at Mouza – Kamduni, J.L. No. 188, P.S – Rajarhat in the District of North 24 Parganas under Additional District Sub-Registration office at Barasat, within the local jurisdiction of Kirtipur Gram Panchayet together with all easement rights and all rights appertaining thereto.

AND WHEREAS the Vendor herein after purchase of the said Property has got its namemutated in the Office of the B.L. & L.R.O., Barasat.

AND WHEREAS since then the Vendor herein is absolutely seized and possessed ofand/or otherwise well and sufficiently entitled to the said Property as anOwner thereof.

NOW THIS DEED WITNESSETH AS UNDER:

That in consideration of Rs 5,50,800/- (Rupees FIVE LAC FIFTY THOUSAND EIGHT HUNDRED) the entire amount has been received by the Seller from the Buyer prior to the execution of this Sale deed, the receipt of which is hereby admitted and acknowledged by the Seller.

That the Seller hereby sells, conveys and assign the land absolutely and forever with all rights,title and interest of the same, unto the Buyer who shall hereafter be the absolute owner of the same and enjoy all rights of ownership etc.

That the actual physical possession of the said land has been handed over by the Seller to the Buyer who is in possession of the same at the time of registration of this Sale deed.

That all taxes, charges, dues, demands, arrears, electricity charges, water charges, outstanding bills, house tax, development charges etc if any, in respect of the said land for the period prior to the date of execution of this Sale deed shall be paid and borne by the Seller and thereafter the same shall be paid and borne by the Buyer

That the Seller hereby agrees and assures the Buyer to help and assist him in getting the land transferred/mutated in the relevant department and any other concerned department and/or the Buyer shall have full right to get the land transferred/ mutated in his/her own name from the concerned department on the basis of this Sale Deed even in the absence of the Seller.

That all right and easements attached with the said property have also been conveyed and transferred with the said land, unto the Buyer.

That the Seller has assured and delivered to the Buyer that the said land under Sale is free from all sorts of encumbrances such as Sale, Mortgage, Gift, Transfer, decree, litigation, lease, acquisition/ notification etc. and there is no defect in the title of the Seller and if it is proved otherwise at any time and the Buyer suffers any loss, then the Seller shall be fully liable and responsible for the same and the Buyer shall be entitled

to recover all his/her losses from the Seller.

That the Buyer shall have full right to apply and get the Water, Electric and Sewerage connection regarding the said land from the concerned authorities and also to get the existing name changed in his/her own name from the department concerned without any written consent of the Seller.

That the Seller has delivered the previous title documents relating to the said property.

That the Seller hereby declares and assures to the Buyer that the said property has not been acquired by the Govt. and there is no injunction or attachment order of any Court or Department.

That the market value of the property is Rs 5,79,756/- (Rupees FIVE LAC SEVENTY NINE THOUSAND SEVEN HUNDRED FIFTY SIX) All facts relating to its market value, consideration and chargeability to stamp duty and transfer duty have been fully given in the Sale deed and mentioned Schedule B of this Sale deed.

SCHEDULE OF PROPERTY (Said Property)

All That piece and parcel of Bastu land measuring about 5.4976 Decimal (5.4976 Decimal), more or less, lying and situated in LR Plot No:- 833 and corresponding LR Khatian No:- 906, at Mouza: Kamduni, J.L. Number 188, Touzi Number , under Police Station Rajarhat in the office of A.D.S.R. RAJARHAT, in the district of North 24-Parganas, under the jurisdiction of Gram Panchayat KIRITIPUR-II ,butted and bounded as follows: East: BY DAG NO. 884. West: BY DAG NO. 884. North: BY DAG NO. 832. South: BY DAG NO.884.

All That piece and parcel of Bastu land measuring about 2.832 Decimal (2.832 Decimal), more or less, lying and situated in LR Plot No:- 830/1102 and corresponding LR Khatian No:- 906, at Mouza: Kamduni, J.L. Number 188, Touzi Number , under Police Station Rajarhat in the office of A.D.S.R. RAJARHAT, in the district of North 24-Parganas, under the jurisdiction of Gram Panchayat KIRITIPUR-II ,butted and bounded as follows: East: By Plot Of Khariberia. West: By Dag No. 831/1103. North: By Different Vacant Land Of Khariberia. South: By Dag No.833.

All That piece and parcel of Bastu land measuring about 1.333 Decimal (1.333 Decimal), more or less, lying and situated in LR Plot No:- 831/1103 and corresponding LR Khatian No:- 906, at Mouza: Kamduni, J.L. Number 188, Touzi Number , under Police Station Rajarhat in the office of A.D.S.R. RAJARHAT, in the district of North 24-Parganas, under the jurisdiction of Gram Panchayat KIRITIPUR-II ,butted and bounded as follows: East: By Dag No. 830/1102. West: By Vacant Plot Of Land Of Khariberia. North: BY Vacant Land Of Mouza Khariberia. South: BY DAG NO.833.

Memo of Consideration

Rs. 5,50,800/- (Rupees FIVE LAC FIFTY THOUSAND EIGHT HUNDRED only) paid by the PURCHASER to the OWNER/VENDOR towards full and final consideration for the SAID PROPERTIES APPURTENANT THERETO in the following manner and the OWNER/VENDOR doth hereby admit and acknowledge the same.

Sl. No.	Date	Particulars	Amount
1.	20-04-2021	By Cheque0003 dated 20-04-2021 of HDFC BANK LTD. (HDFC),	5,50,800/-
T O T A L			550800/-

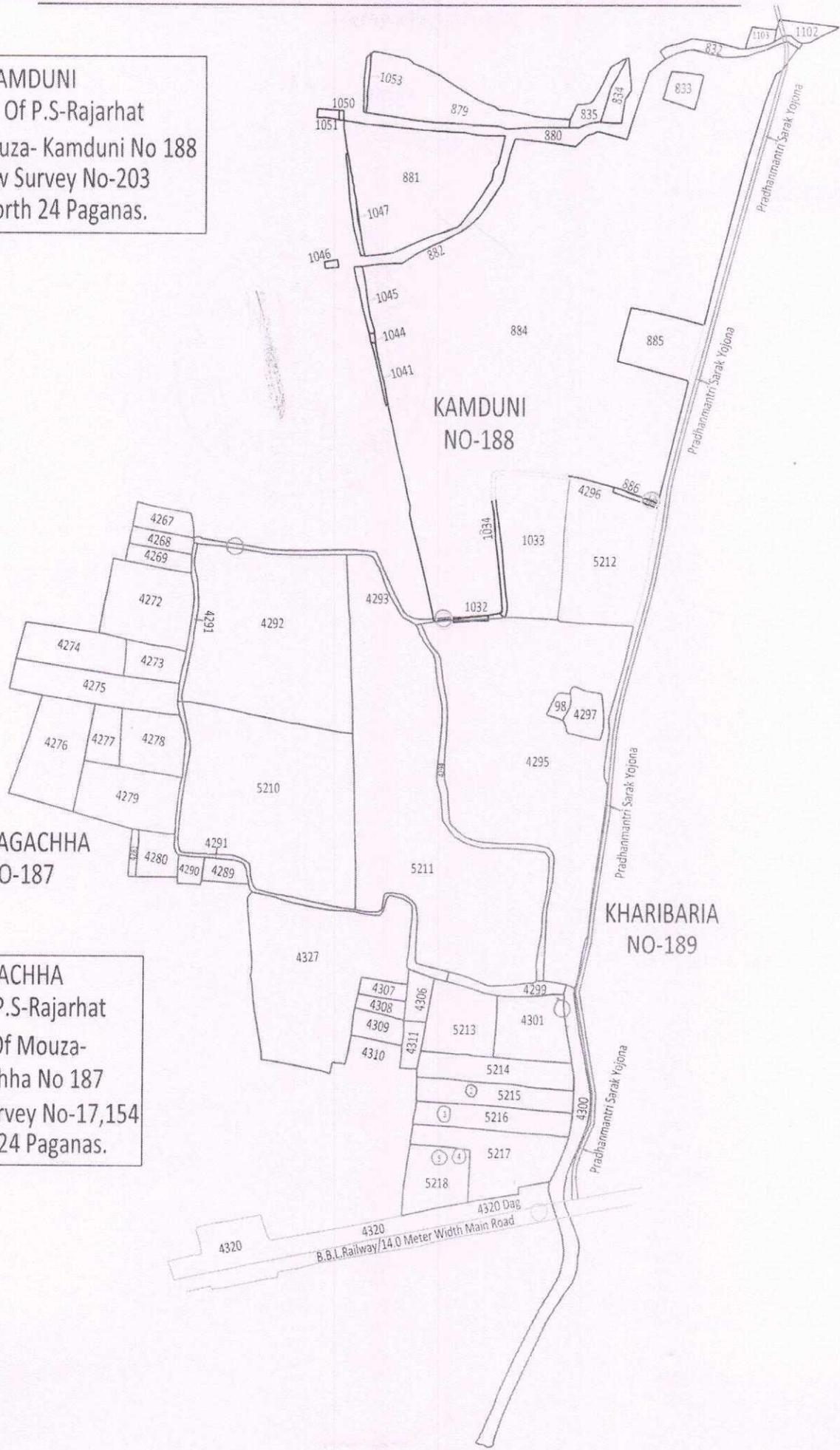
MOUZA MAP AT KAMDUNI & MATIAGACHHA

KAMDUNI
 Name Of P.S-Rajarhat
 Name Of Mouza- Kamduni No 188
 Revinew Survey No-203
 Dist- North 24 Paganas.

MATIAGACHHA
 NO-187

MATIAGACHHA
 Name Of P.S-Rajarhat
 Name Of Mouza-
 Matiagachha No 187
 Revinew Survey No-17,154
 Dist- North 24 Paganas.

KHARIBARIA
 NO-189



NOTE: Mouza Map Extracted From Photo Copy. Actual Scale May Not Match Properly.

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals after understanding the contents of this Deed of Sale on the day, month and year first above written

Validity unknown

Digitally Signed by SANTOSH
AGARWAL

Date: 5/29/2021 3:07:29 PM

WITNESSES :

SIGNED, SEALED AND DELIVERED
by the Parties in the presence of:

1. Mr JITENDRA KUMAR SINGH, son of Mr LATE RAM CHABILA SINGH, Aadhaar No.: 43xxxxxx0521 (2, DAKSHINPARA 3RD LANE, Post Office: MOREPUKUR, Serampur, Rishra, District:-Hooghly, West Bengal, India, PIN - 712250)
2. Mr RAVI KHAITAN, son of Mr LATE NIRMAL KUMAR KHAITAN, Aadhaar No.: 77xxxxxx2965 (152/2,BLOCK-B,BANGUR AVENUE, Post Office: BANGUR, Lake Town, Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN - 700055)

Validity unknown

Digitally Signed by JITENDRA
KUMAR SINGH
Date: 5/29/2021 3:09:05 PM

Validity unknown

Digitally Signed by RAVI
KHAITAN
Date: 5/29/2021 3:08:28 PM

Drafted by me:

ANIL CHOUDHURY
Licence/Enrolment No.: F/145/1991
HIGH COURT BAR ASSOCIATION

Admission and execution using eSign by :

Validity unknown

Digitally Signed by Selected
Name : Mr SANTOSH AGARWAL
Date: 7/6/2021 12:36:33 PM

Digitally signed by MOHUL MUKHOPADHYAY
Date: 2021.07.17 17:40:06 +05:30
Reason: Digital Signing of Deed.

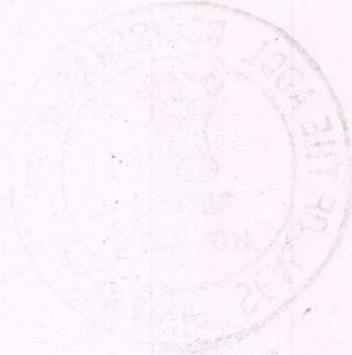
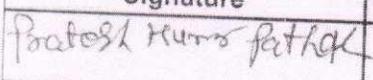
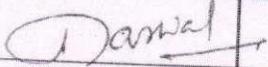


Photo and Ten Fingerprint of Vendor/Buyer

SPECIMEN FORM FOR TEN FINGERPRINTS OF VENDOR/OWNER					
					
	Little	Ring	Middle	Fore	Thumb
(Left Hand)					
Mr PRATOSH KUMAR PATHAK Address : P.O:- AGARPARA, P.S:- Khardaha, Panihati, District:-North 24-Parganas, West Bengal, India, PIN - 700058					
	Thumb	Fore	Middle	Ring	Little
(Right Hand)					
Signature 					

SPECIMEN FORM FOR TEN FINGERPRINTS OF BUYER/PURCHASER					
					
	Little	Ring	Middle	Fore	Thumb
(Left Hand)					
Mr SANTOSH AGARWAL Address : P.O:- BANGUR AVENUE, P.S:- Dum Dum, South Dum Dum, District:- North 24-Parganas, West Bengal, India, PIN - 700055					
	Thumb	Fore	Middle	Ring	Little
(Right Hand)					
Signature 					



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

GRN Details

GRN: 192021220012303401
GRN Date: 23/05/2021 18:17:20
BRN : 1450112010
Payment Status: Successful
Payment Mode: Online Payment
Bank/Gateway: HDFC Bank
BRN Date: 23/05/2021 18:05:39
Payment Ref. No: 2000921147/1/2021
(Query No*/Query Year)

Depositor Details

Depositor's Name: VINEET KHETAN
Address: 1, NETAJI SUBHAS ROAD
Mobile: 9830339883
Depositor Status: Others
Query No: 2000921147
Applicant's Name: Mr Samrat Roy
Identification No: 2000921147/1/2021
Remarks: Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2000921147/1/2021	Property Registration- Stamp duty	0030-02-103-003-02	28998
2	2000921147/1/2021	Property Registration- Registration Fees	0030-03-104-001-16	5805
			Total	34803

IN WORDS: THIRTY FOUR THOUSAND EIGHT HUNDRED THREE ONLY.

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals after understanding the contents of this Deed of Absolute Sale on the day, month and year first above written.

Pratosh Kumar Pathak

eSigned

Mr PRATOSH KUMAR PATHAK

Mr SANTOSH AGARWAL

SIGNED, SEALED AND DELIVERED
in the presence of:

4

eSigned

Mr JITENDRA KUMAR SINGH

5

eSigned

Mr RAVI KHAITAN

Drafted by me:

1.

ANIL CHOUDHURY
Licence No.: F/145/1991
HIGH COURT BAR ASSOCIATION

Major Information of the Deed

Deed No :	I-1904-05261/2021	Date of Registration	19/06/2021
Query No / Year	1904-2000921147/2021	Office where deed is registered	
Query Date	10/05/2021 5:35:13 PM	1904-2000921147/2021	
Applicant Name, Address & Other Details	Samrat Roy 78, MUNICIPAL OFFICE LANE, KOLKATA-74, Thana : Dum Dum, District : North 24-Parganas, WEST BENGAL, PIN - 700074, Mobile No. : 9831966019, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 0]		
Set Forth value	Market Value		
Rs. 5,50,800/-	Rs. 5,79,756/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 28,998/- (Article:23)	Rs. 5,889/- (Article:A(1), E)		
Remarks			

Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: KIRITIPUR-II, Mouza: Kamduni, JI No: 188, Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-833 (RS :-833)	LR-906	Bastu	Shali	5.4976 Dec	3,13,350/-	3,29,856/-	
L2	LR-830/1102 (RS :-830/1102)	LR-906	Bastu	Shali	2.832 Dec	1,61,450/-	1,69,920/-	
L3	LR-831/1103 (RS :-831/1103)	LR-906	Bastu	Shali	1.333 Dec	76,000/-	79,980/-	
		TOTAL :			9.6626Dec	5,50,800 /-	5,79,756 /-	
		Grand Total :			9.6626Dec	5,50,800 /-	5,79,756 /-	

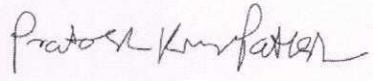
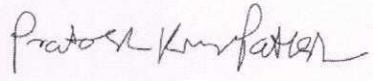
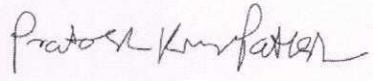
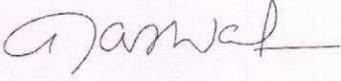
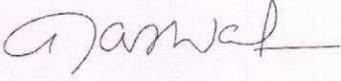
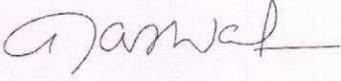
Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	AMB REALTORS PRIVATE LIMITED 19/6 NAYAN CHAND DUTT STREET, City:- Kolkata, , P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 , PAN No.:: AAxxxxx3B,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

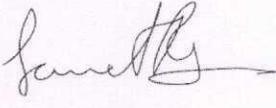
Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	OWNFULL REALTORS LLP City:- Kolkata, , P.O:- MACHUA, P.S:-Burrobazar, District:-Kolkata, West Bengal, India, PIN:- 700007 , PAN No.:: AAxxxxxx1E,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature											
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr PRATOSH KUMAR PATHAK Son of Mr SUDHIR KUMAR PATHAK Date of Execution - 19/06/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office </td> <td>  Jun 19 2021 12:18PM </td> <td>  LTI 19/06/2021 </td> <td>  19/06/2021 </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr PRATOSH KUMAR PATHAK Son of Mr SUDHIR KUMAR PATHAK Date of Execution - 19/06/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office	 Jun 19 2021 12:18PM	 LTI 19/06/2021	 19/06/2021	Flat No-3B,3rd Floor,12/1 Murari Mohan Mitra Road, City:- Khardah, , P.O:- AGARPARA, P.S:- Khardaha, District:-North 24-Parganas, West Bengal, India, PIN:- 700058, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , Aadhaar No: 85xxxxxxxx8220 Status : Representative, Representative of : AMB REALTORS PRIVATE LIMITED (as REPRESENTATIVE)		
Name	Photo	Finger Print	Signature									
Mr PRATOSH KUMAR PATHAK Son of Mr SUDHIR KUMAR PATHAK Date of Execution - 19/06/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office	 Jun 19 2021 12:18PM	 LTI 19/06/2021	 19/06/2021									
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr SANTOSH AGARWAL (Presentant) Son of Mr LATE MOTILAL AGARWAL Date of Execution - 29/05/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office </td> <td>  Jun 19 2021 12:18PM </td> <td>  LTI 19/06/2021 </td> <td>  19/06/2021 </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr SANTOSH AGARWAL (Presentant) Son of Mr LATE MOTILAL AGARWAL Date of Execution - 29/05/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office	 Jun 19 2021 12:18PM	 LTI 19/06/2021	 19/06/2021	293, Gouri Nath Shastri Sarani, City:- Dum Dum, , P.O:- BANGUR AVENUE, P.S:-Dum Dum, District:- North 24-Parganas, West Bengal, India, PIN:- 700055, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , Aadhaar No: 22xxxxxxxx3948 Status : Representative, Representative of : OWNFULL REALTORS LLP (as REPRESENTATIVE)		
Name	Photo	Finger Print	Signature									
Mr SANTOSH AGARWAL (Presentant) Son of Mr LATE MOTILAL AGARWAL Date of Execution - 29/05/2021, , Admitted by: Self, Date of Admission: 19/06/2021, Place of Admission of Execution: Office	 Jun 19 2021 12:18PM	 LTI 19/06/2021	 19/06/2021									

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SAMRAT ROY Son of Mr SANKAR ROY 78, Municipal Office Lane, City:- Dum Dum, , P.O:- MOTIJHEEL, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700074	 19/06/2021	 19/06/2021	 19/06/2021
Identifier Of Mr PRATOSH KUMAR PATHAK, Mr SANTOSH AGARWAL			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	AMB REALTORS PRIVATE LIMITED	OWNFULL REALTORS LLP-5.4976 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	AMB REALTORS PRIVATE LIMITED	OWNFULL REALTORS LLP-2.832 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	AMB REALTORS PRIVATE LIMITED	OWNFULL REALTORS LLP-1.333 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: KIRITIPUR-II, Mouza: Kamduni, JI No: 188, Pin Code : 700135

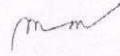
Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 833, LR Khatian No:- 906	Owner:এ.এম.বি.রিয়েলটর্স প্রাইভেট লিমিটেড, Gurdian:ডাইরেক্টর পান্নালাল, Address:কামাত সাং-504 ওনসাল ভবন নয়াদিল্লী-1, Classification:শালি, Area:0.06000000 Acre,	AMB REALTORS PRIVATE LIMITED
L2	LR Plot No:- 830/1102, LR Khatian No:- 906	Owner:এ.এম.বি.রিয়েলটর্স প্রাইভেট লিমিটেড, Gurdian:ডাইরেক্টর পান্নালাল, Address:কামাত সাং-504 ওনসাল ভবন নয়াদিল্লী-1, Classification:শালি, Area:0.04000000 Acre,	AMB REALTORS PRIVATE LIMITED
L3	LR Plot No:- 831/1103, LR Khatian No:- 906	Owner:এ.এম.বি.রিয়েলটর্স প্রাইভেট লিমিটেড, Gurdian:ডাইরেক্টর পান্নালাল, Address:কামাত সাং-504 ওনসাল ভবন নয়াদিল্লী-1, Classification:শালি, Area:0.02000000 Acre,	AMB REALTORS PRIVATE LIMITED

Endorsement For Deed Number : I - 190405261 / 2021

On 19-05-2021

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 5,79,756/-



Mohul Mukhopadhyay
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

On 19-06-2021

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 11:01 hrs on 19-06-2021, at the Office of the A.R.A. - IV KOLKATA by Mr SANTOSH AGARWAL ..

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

Execution is admitted on 19-06-2021 by Mr PRATOSH KUMAR PATHAK, REPRESENTATIVE, AMB REALTORS PRIVATE LIMITED (Private Limited Company), 19/6 NAYAN CHAND DUTT STREET, City:- Kolkata, , P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006

Identified by Mr SAMRAT ROY, , , Son of Mr SANKAR ROY, 78, Municipal Office Lane, P.O: MOTIJHEEL, Thana: Dum Dum, , City/Town: DUM DUM, North 24-Parganas, WEST BENGAL, India, PIN - 700074, by caste Hindu, by profession Advocate

Execution is admitted on 19-06-2021 by Mr SANTOSH AGARWAL, REPRESENTATIVE, OWNFULL REALTORS LLP (LLP), City:- Kolkata, , P.O:- MACHUA, P.S:-Burrobazar, District:-Kolkata, West Bengal, India, PIN:- 700007

Identified by Mr SAMRAT ROY, , , Son of Mr SANKAR ROY, 78, Municipal Office Lane, P.O: MOTIJHEEL, Thana: Dum Dum, , City/Town: DUM DUM, North 24-Parganas, WEST BENGAL, India, PIN - 700074, by caste Hindu, by profession Advocate

Payment of Fees

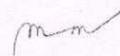
Certified that required Registration Fees payable for this document is Rs 5,889/- (A(1) = Rs 5,798/- ,E = Rs 7/- ,I = Rs 55/- ,M(a) = Rs 25/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 84/-, by online = Rs 5,805/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 23/05/2021 6:17PM with Govt. Ref. No: 192021220012303401 on 23-05-2021, Amount Rs: 5,805/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1450112010 on 23-05-2021, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 28,998/- and Stamp Duty paid by by online = Rs 28,998/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 23/05/2021 6:17PM with Govt. Ref. No: 192021220012303401 on 23-05-2021, Amount Rs: 28,998/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1450112010 on 23-05-2021, Head of Account 0030-02-103-003-02



Mohul Mukhopadhyay
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2021, Page from 273571 to 273592
being No 190405261 for the year 2021.



Digitally signed by MOHUL MUKHOPADHYAY
Date: 2021.07.17 17:40:11 +05:30
Reason: Digital Signing of Deed.

(Mohul Mukhopadhyay) 17-07-2021 17:39:52
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

(This document is digitally signed.)



ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
11 9 JUN 2021