

10581/92

I-10586

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.5000

Rs.5000

पाँच हजार रुपये

FIVE THOUSAND RUPEES

INDIA

पश्चिम बंगाल WEST BENGAL

H 283441

Certified that the Document is
admitted to registration. The
endorsement sheet attached
with this document are the Per
of this document

Addl. District Sub-Registrar
Asansol, Dist-Paschim Bardhaman

16 DEC 2022

Query No.2003535965/2022

DEED OF GIFT

Valued at Rs.27,50,000/-

THIS DEED OF GIFT is made on this the 16th, day of
December, 2022;

:: BY ::

Contd...p/2

Gurudas Karmakar

Ava Karmakar.

:: 2 ::

SRI GURUDAS KARMAKAR (PAN: AGDPK0159P) S/o Late Basanta Karmakar, by faith Hindu, citizen of India, resident of West Apcar Garden, Asansol, P.O. Asansol, P.S. Asansol (South), Sub-Division Asansol Sadar, Dist. Paschim Bardhaman, PIN - 713304, hereinafter called the "DONOR" (which expression shall unless excluded by or repugnant to the context include all his heirs, successors, legal representatives and assigns) of the ONE PART;

:: IN FAVOUR OF ::

SMT. AVA KARMAKAR (PAN: AEUPK7066G) W/o Sri Gurudas Karmakar, by faith Hindu, citizen of India, resident of West Apcar Garden, Asansol, P.O. Asansol, P.S. Asansol (South), Sub-Division Asansol Sadar, Dist. Paschim Bardhaman, PIN - 713304, hereinafter called the "DONEE" (which expression shall unless excluded by or repugnant to the context include all her heirs, successors, legal representatives and assigns) of the OTHER PART;

WHEREAS the donor above named purchased the schedule mentioned property by virtue of a registered Deed of Sale vide Deed No.6185 for the year 2021 of A.D.S.R. Office.

Contd...p/3.

Signature

Abu Karmakar

:: 3 ::

Asansol from Subhas Chandra Maji S/o Late Tara Sankar Maji and others on payment of valuable consideration and the donor has been owning and possessing the schedule mentioned property as his own share of property in peaceful and uninterrupted manner free from all encumbrances.

AND WHEREAS the donor is 'husband' of the donee and the donee being 'wife' of the donor, has been looking after the donor-husband with heart-felt love, care and regard and the donor is fully satisfied with such behaviour of the donee shown to the donor who has a firm belief that the donee shall continue to maintain such attitude and behavior towards the donor.

AND WHEREAS the donee is most beloved and affectionate 'wife' of the donor and the donor in token of his love and affection towards the donee, has decided and expressed his intention to make absolute gift of the property morefully mentioned in the schedule below unto and in favour of the donee.

AND WHEREAS the donee has agreed to accept the said gift of the donor in respect of the schedule mentioned property with due honour and respect.

Contd...p/4.

Gurinder Kaur

Hira Kaur

:: 4 ::

NOW THIS DEED OF GIFT WITNESSETH AS FOLLOWS:

1. That in pursuance of the above and in consideration of natural love and affection which the donor had and still has towards the donee, the donor out of his free will, without any coercion or undue influence of his senses doth hereby absolutely and for ever gift, convey and transfer unto and in favour of the donee all that property morefully mentioned in the schedule below including all easement rights attached thereto free from any or all encumbrances TO HAVE AND TO HOLD the said property hereby gifted, conveyed and transferred unconditionally unto and to the use of the said donee having all transferable rights therein such as sale, gift, lease, mortgage, exchange or otherwise to be exercised by the donee.

2. That the donee including all her legal heirs and successors shall and will for all times to come peacefully and quietly hold, possess, use and enjoy the schedule mentioned property as absolute and rightful owner thereof without any obstructions, interruption, claim and/or demand whatsoever from or by the donor or any person or persons lawfully/equitably claiming under or through the donor.

Contd...p/5.

Signature

Ava Karmakar

:: 5 ::

3. That the donee shall have all rights and liberties to make necessary constructions and structures upon the said land and/or all addition and alteration of the existing structures in accordance with land and/or rules applicable thereto.

4. That the donor with the execution of this Deed of Gift has delivered peaceful khas possession of the schedule mentioned property hereby gifted to the donee and the donee by accepting the said gift with due honour and respect have taken possession of the schedule mentioned property.

5. That the donee and her heirs, successors, administrators, assigns shall enjoy the property mentioned in the schedule below from generation to generation with all right, title, interest of the donor according to her choice, preference and necessity including all sorts of transferring rights by way of sale, gift, mortgage, lease or otherwise and changing the nature of the property and is at liberty to mutate her name towards the conveyed property and to pay rents and cess to the authority or authorities in her name from this day to the landlord the Govt. of West Bengal through The S.D.L. & L.R.O. (Extn.-1), Asansol and also in the records and registers of Asansol Municipal Corporation or any other authority and the donor undertakes to render all such help and assistance as will be found essential in this regard.

Contd...p/6

gurun Kumar

Ava Karmakar

:: 6 ::

SCHEDULE ABOVE REFERRED TO:

Within the District of Paschim Bardhaman, P.S. Asansol (South), Sub-Division Asansol Sadar and Addl. Dist. Sub-Registry Office Asansol, Mouza: Kumarpur, J.L. No.19, C.S. Khatian No.65, R.S. Khatian No.113, L.R. Khatian No.1892, C.S. & R.S. & L.R. Plot No.234 (Two hundred Thirty Four), measuring **3 (Three) cottahs or 2160 (Two thousand One hundred Sixty) sq.ft.** of 'bastu' land with a tiled shed house having covered area 100 sq.ft. together with all easement rights etc. attached thereto is gifted by this deed. The said property is situated at Nepali Para Road, Apcar Garden (West) under Ward No.55(new), 2 (old) of Asansol Municipal Corporation.

The property hereby gifted is situated within the butted and bounded as under:-

On the North :	House of S. Roy;
On the South :	18'-0" wide Nepali Para Road;
On the East :	House of Sanat Bhattacharya;
On the West :	House of Maokow Fang.

Contd...p/7.

:: 7 ::

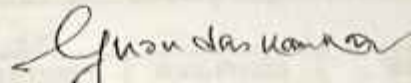
The proportionate annual rent is payable to the state of West Bengal through the S.D.L. & L.R.O. (Extn-1), Asansol, Dist. Paschim Bardhaman.

A sheet containing photo and finger prints of both hands duly attested by the parties concern is annexed hereto which do form a part of this deed.

IN WITNESS WHEREOF the Donor named above signed and executed this Deed of Gift in good health and sound mind on the day, month and year first above written.

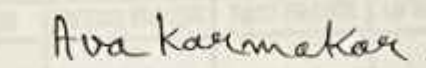
WITNESSES:-

1. Goutam Sen
S/o Late Sumir Sen
Ambagan, Dakshinpur
Po - Buniapur
P.S. - Hirapur
DI - Paschim Bardhaman
Pin - 713325

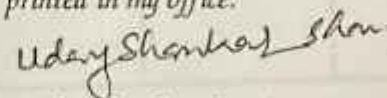

Signature of the Donor.

Accepted by me:-

2. Shyam Pandit
s/o - Lt. Sushas Pandit
Gopalpur
P.O. & P.S. - Asansol
Dist - Paschim Bardhaman.


Signature of the Donee.

Drafted and prepared by me as per instructions of the parties concern and read over and explained the contents of this deed before the parties concern in vernacular and printed in my office.



(Uday Shankar Shaw)
Advocate / Asansol Court
Enrolment No. WB/1870/2009



Gurudas Harma

	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Gurudas Harma



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Ava Karmakar

PHOTO

	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

PHOTO

	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					



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



192022230217788251

GRN Details

GRN:	192022230217788251	Payment Mode:	Online Payment
GRN Date:	16/12/2022 09:00:27	Bank/Gateway:	State Bank of India
BRN :	IK0CABOZJ7	BRN Date:	16/12/2022 09:01:15
GRIPS Payment ID:	161220222021778824	Payment Init. Date:	16/12/2022 09:00:27
Payment Status:	Successful	Payment Ref. No:	2003535965/2/2022
			[Query No**/Query Year]

Depositor Details

Depositor's Name:	U S Shaw
Address:	Asansol Court
Mobile:	9832255135
Depositor Status:	Advocate
Query No:	2003535965
Applicant's Name:	Mr U S Shaw
Identification No:	2003535965/2/2022
Remarks:	Gift, Gift in Favour of family members
Period From (dd/mm/yyyy):	16/12/2022
Period To (dd/mm/yyyy):	16/12/2022

Payment Details

Sl No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2003535965/2/2022	Property Registration- Stamp duty	0030-02-103-003-02	8760
2	2003535965/2/2022	Property Registration- Registration Fees	0030-03-104-001-16	27507
Total				36267

IN WORDS: THIRTY SIX THOUSAND TWO HUNDRED SIXTY SEVEN ONLY.

Major Information of the Deed

Deed No :	I-2305-10586/2022	Date of Registration	16/12/2022
Query No / Year	2305-2003535965/2022	Office where deed is registered	
Query Date	14/12/2022 10:48:25 PM	A.D.S.R. ASANSOL, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	U S Shaw Asansol Court, Thana : Asansol, District : Paschim Bardhaman, WEST BENGAL, PIN - 713304, Mobile No. : 9832255135, Status : Advocate		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4305] Other than Immovable Property, Declaration [No of Declaration : 1]		
Set Forth value	Market Value		
Rs. 27,50,000/-	Rs. 27,50,000/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 13,760/- (Article:33(i))	Rs. 27,507/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

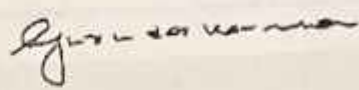
District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Apcar Garden West, Road Zone : (Off Road – Off Road) , Mouza: Kumarpur, JI No: 19, Pin Code : 713304

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-234 (RS -234)	LR-1892	Vastu	Vastu	3 Katha	27,20,000/-	27,20,000/-	Width of Approach Road: 18 Ft., Adjacent to Metal Road,
Grand Total :					4.95Dec	27,20,000 /-	27,20,000 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	30,000/-	30,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	30,000 /-	30,000 /-	

Donor Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Shri Gurudas Karmakar (Presentant) Son of Late Basanta Karmakar Executed by: Self, Date of Execution: 16/12/2022 , Admitted by: Self, Date of Admission: 16/12/2022 ,Place : Office	 16/12/2022	 LTI 16/12/2022	 16/12/2022
WEST Apar Garden, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGxxxxxx9P,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/12/2022 , Admitted by: Self, Date of Admission: 16/12/2022 ,Place : Office				

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Smt Ava Karmakar Wife of Shri Gurudas Karmakar Executed by: Self, Date of Execution: 16/12/2022 , Admitted by: Self, Date of Admission: 16/12/2022 ,Place : Office	 16/12/2022	 LTI 16/12/2022	 16/12/2022
Wife of Shri Gurudas Karmakar West Apar Garden, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AExxxxxx6G,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/12/2022 , Admitted by: Self, Date of Admission: 16/12/2022 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Shri Goutam Sen Son of Late Samir Sen Ambagan, Dakshin Para, City:- , P.O:- Burnpur, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325	 16/12/2022	 16/12/2022	 16/12/2022
Identifier Of Shri Gurudas Karmakar, Smt Ava Karmakar			

Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	Shri Gurudas Karmakar	Smt Ava Karmakar	Y	4.95 Dec	27,20,000/-

Transfer of Structure from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
S1	Shri Gurudas Karmakar	Smt Ava Karmakar	Y	100 Sq Ft	30,000/-

Land Details as per Land Record

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Apcar Garden West, Road Zone : (Of Road – Off Road) , Mouza: Kumarpur, JI No: 19, Pin Code : 713304

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 234, LR Khatian No:- 1892	Owner:উমিলা মজি, Gurdian:ভারাগের মজি, Address:কুমারপুর আসানসোল , Classification:বাইদ, Area:0.10000000 Acre,	Seller is not the recorded Owner as per Applicant.

16-12-2022

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) of Indian Stamp Act 1899.

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

Presented for registration at 11:35 hrs on 16-12-2022, at the Office of the A.D.S.R. ASANSOL by Shri Gurudas Karmakar ,Executant.

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 27,50,000/- . Family Members amount Rs 27,50,000/-

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

Execution is admitted on 16/12/2022 by 1. Shri Gurudas Karmakar, Son of Late Basanta Karmakar, WEST Apcar Garden, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713304, by caste Hindu, by Profession Others, 2. Smt Ava Karmakar, Wife of Shri Gurudas Karmakar, West Apcar Garden, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713304, by caste Hindu, by Profession Others

Indetified by Shri Goutam Sen, , Son of Late Samir Sen, Ambagan, Dakshin Para, P.O: Bumpur, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 27,507.00/- (A(1) = Rs 27,500.00/- ,E = Rs 7.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 27,507/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 16/12/2022 9:01AM with Govt. Ref. No: 192022230217788251 on 16-12-2022, Amount Rs: 27,507/-, Bank: State Bank of India (SBIN0000001), Ref. No. IK0CABOZJ7 on 16-12-2022, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 13,760/- and Stamp Duty paid by Stamp Rs 5,000.00/-, by online = Rs 8,760/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 2324, Amount: Rs.5,000.00/-, Date of Purchase: 14/12/2022, Vendor name: J P Shaw
2. Stamp: Type: Court Fees, Amount: Rs.10.00/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 16/12/2022 9:01AM with Govt. Ref. No: 192022230217788251 on 16-12-2022, Amount Rs: 8,760/-, Bank: State Bank of India (SBIN0000001), Ref. No. IK0CABOZJ7 on 16-12-2022, Head of Account 0030-02-103-003-02



Manoj Kumar Mandal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Paschim Bardhaman, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 2305-2022, Page from 225034 to 225048
being No 230510586 for the year 2022.



Digitally signed by Manoj Kumar Mandal
Date: 2022.12.19 14:40:32 +05:30
Reason: Digital Signing of Deed.

(Manoj Kumar Mandal) 2022/12/19 02:40:32 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
West Bengal.

(This document is digitally signed.)