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**DEED OF CONVEYANCE**

(The Property Valued at Rs. 16,31,250/-)

**THIS INDENTURE** is made on this the 19<sup>th</sup> day of September in the year Two Thousand and Seven (2007) of the Christian eras.

**BETWEEN**

- (1) **SHRI PRADEEP KANTI LALA** son of Late Sudhanshu Bimal Lala,  
 (2) **SHRI SHYAMAL KUMAR MAZUMDER** son of Late Manindra Kumar Mazumder, (3) **SHRI SUSHANTA KUMAR SINHA** son of Late Pulin Behari Sinha and (4) **SHRI DIPAK PAUL** son of Late Rash

La Martiniere

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২৬ ১৩ ১১/১১/২০০৭  
 জেলায় নাম - মজুমদার ফুডস্টোর কিন প্রাইভেট লিমিটেড  
 নাম - ডাঃ শ্রীমতি বিনয় কুমার - ২০  
 বয়স - ২০৮-০০-১৮-০০  
 তথ্য - ১০ নং ব্লক নং ১০০০০০০০০০  
 বিজ্ঞপ্তি এ ডি. এস. অফিস, ২০ নং পল্লী

  
 (KRISHNA MODI)

 5726  
 IADHUR ENCLAVE PVT. LTD.  
 AUTHORIZED SIGNATORY

Presented for Registration


on the \_\_\_\_\_ day of \_\_\_\_\_  
 at \_\_\_\_\_

Vendor's Residence

Krishna Modi  
 one of the vendor

ADDITIONAL REGISTRAR OF  
 ASSURANCES - KOLKATA

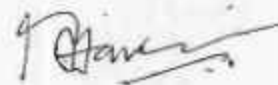
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 5727  
 Sushanta Kumar Saha

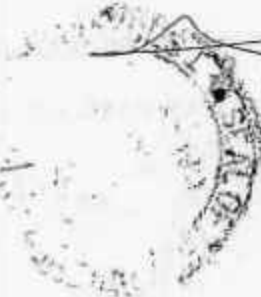
- 1) Krishna Modi Saha  
 Sushanta Kumar Saha  
 Sushanta Kumar Saha
- 2) Sushanta Kumar Saha  
 Sushanta Kumar Saha
- 3) Dipak Paul Saha  
 R. U. Paul.

 5728

Identified by me:



MD MAHFUZ TAKRIM  
 B.Sc. SPL. B.A. (Double) M.A. LL. B. C. V. R.  
 Advocate, Solicitor, Valuer, Real Estate Manager  
 Sr. Law Officer  
 EDEN GROUP  
 6C, Elgin Road, Kolkata-20



P. U.  
 6C, Elgin Road.

18/1/07

Mohan Paul all are by faith - Hindu, by occupation - Business, SL no.1 residing at 5/2/2 K. B Sarani, Mall Road, Dumdum, P.S- Gora Bazar, Kolkata- 700 080, SL no.2 residing at 8/7, Sahid Nagar, P.S.- Kasba, Kolkata- 78, SL no.3 residing at 246/4, R.B.C. Road, DumDum, P.S- GoraBazar, Kolkata- 28, SL no.4 residing at 34T/5 N.K. Ghosal Road, P.S- Kasba, Kolkata- 42, District- 24 Parganas (South), hereinafter jointly called and referred to as the "**VENDORS**", (which expression shall unless excluded by or repugnant to the contrary shall be deemed to mean and include their heirs, successors, executors, administrators, agents and assign etc) of the **FIRST PART**.

**AND**

"**M/S MADHUR ENCLAVE PVT LTD**" a company incorporated under the provisions of the Companies Act, 1956, having its office at 6C, Elgin Road, Oriental House, 4<sup>th</sup> Floor, Kolkata- 700020, hereinafter called and referred to as the "**PURCHASER**", (which expression shall unless excluded by or repugnant to the context shall mean and include its successors, executors, administrators, legal representative, successors-in-interest, successors-in-office and assign etc) of the **OTHER PART**.

**WHEREAS** one KINU RAM KHAN was seized and possessed of **ALL THAT** land measuring about .32 decimal i.e. 19 Kathas 5 Chittaks 34 Sq.ft by way of record in Revisional Settlement in respect of **SAID LAND** lying and situated in Mouza- Garfa, Pargana - Khaspur, Police Station- Kasba, J.L. no- 19, Touzi no.- 10, 12 & 13, R.S. no.- 2, being part of R.S. Dag no.- 2134, under R.S. Khatian no.- 200, commonly known as 188, Kalikapur Road, Kolkata- 700 099, under K.M.C. Ward no. 106, Borough- XII, within the limit of District- 24 Pargana (South ).

**WHEREAS** the said KINU RAM KHAN died intestate leaving his three sons namely (1) Shri Shanta Kumar Khan (2) Shri Mohanlal Khan (3) Shri Jahar Lal Khan and seven daughters namely (1) Smt Tatyabala Das (2) Smt Ganga bala Patra (3) Smt Gauri Barui (4) Smt Nirmala Khoso (5) Smt Belarani Patra (6) Smt Sushila Peto (7) Smt Niyati Mondal as his sole heirs and successors who were jointly inherited the said .32 decimal i.e. 19 Kathas 5 Chittaks 34 Sq.ft of the '**SAID LAND**' in equal shares and became jointly seized and possessed of the said land lying in Mouza- Garfa, Pargana - Khaspur, Police Station- Kasba, J.L. no- 19, Touzi no.- 10, 12 & 13, R.S. no.- 2, being part of R.S. Dag no.- 2134, under R.S. Khatian no.- 200, within the limit of District- 24 Pargana (South).

 5729 ✓  
 Pardeep Kanti Lala.

 5730 ✓  
 - Nigama Kumar Mangruds

9) Badarp Kanti Lala  
 DO AT S B Lala  
 8) Jayant Kumar Mangruds  
 DO Mr. M. Mangruds  
 all at 6C, Elgin Road  
 KOLKO.

IDENTIFIED BY ME:-



MD MAHFUZ TAKRIM  
 B.Sc. SPL. B.A. (Double) M.A. LL. B. C. V. R.  
 Advocate, Surveyor, Valuer Real Estate Manager  
 Sr. Law Officer  
 EDEN GROUP  
 6C, Elgin Road, Kolkata-20

Recd. Subfer Turner  
 Shri Sumbar  
 Rd. Sh. Sumbar  
 Eden Group,  
 6C, Elgin Road  
 KOLKO.



ADDITIONAL REGISTRAR OF  
 ASSURANCES, KOLKATA

WHEREAS one of the daughter of said Kinuram Khan since deceased i.e., Smt. Sushila Peto died intestate leaving behind five sons namely Samar kumar Peto, Biswanath Peto, Bajendra Nath Peto, Amar Peto, Sudhir Chandra Peto as her sole heirs and successors who were also jointly inherited their respective equal shares in respect of the said .32 decimal.

AND WHEREAS the said Sudhir Chandra Peto died intestate leaving behind his two daughters namely Kumari Shyamali Peto and Kumari Sonali Peto as his sole heirs and successors who were also jointly inherited their respective equal shares in respect of the said .32 decimal.

AND WHEREAS again one of the daughter of said Kinuram Khan since deceased i.e. Smt. Niyati Mondal died intestate leaving behind his one son namely Anath nath Mondal and five daughters namely Dipali Sapui, Rupali Panja, Gayatri Ghrui, Purnima Patra, Nilima Banerjee, as her sole heirs and successors who were also jointly inherited their respective equal shares in respect of the said .32 decimal.

AND WHEREAS the said Anath Nath Mondal son of Smt. Niyati Mondal also died intestate leaving behind one son Devdas Mondal and one daughter Kumari Anima Mondal as his sole heirs and successors who were also jointly inherited their respective equal shares in respect of the said .32 decimal.

AND FURTHER WHEREAS said (1) SMT TATYA BALA DAS wife of Late Gobinda Chandra Das, (2) SMT GANGA BALA PATRA wife of Shri Sukumar Patra, (3) SMT GOURI BARUI wife of Shri Becharam Barui, (4) SMT NIRMALA KHOSO wife of Shri Sunil Khoso, (5) SMT BELA RANI PATRA wife of Shri Dinobandhu Patra, (6) SHRI SAMAR KUMAR PETO, (7) SHRI BISWANATH PETO, (8) SHRI BAJENDRA NATH PETO, (9) SHRI AMAR PETO, (10) KUMARI SHYAMALI PETO, (11) KUMARI SONALI PETO, SL. no- 6 to 11 all sons and daughter of Late Sudhir Chandra Peto, (12) SMT DIPALI SAPUI wife of Shri Purna Chandra Sapui, (13) SMT RUPALI PANJA wife of Shri Bimal Chandra Panja, (14) SMT GAYATRI GHORUI wife of Shri Madan Ghorui, (15) SMT PURNIMA PATRA wife of Shri Bipul Patra, (16) SMT NILIMA BANERJEE wife of Shri Tapan Banerjee, (17) KUMARI ANIMA MONDAL, (18) SHRI DEVDAS MONDAL both son and daughter of Shri Anath Nath Mondal and three sons of said Kinuram Khan since deceased namely (19) SHANTA KUMAR KHAN, (20) MOHAN LAL KHAN, (21) JAHAR LAL KHAN

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ADDITIONAL RECORDS  
ASSURANCE: RESEARCH - 2

or less .32 decimal i.e, 19 Kathas 5 Chittaks 34 Sq.ft by way of inheritance which is lying and situated in Mouza- Garfa, Pargana - Khaspur, Police Station- Kasba, J.L. no- 19, Touzi no.- 10, 12 & 13, R.S. no.- 2, being part of R.S. Dag no.- 2134, under R.S. Khatian no.- 200, within the limit of District- 24 Pargana (South).

**AND WHEREAS** vendor no-1 to 5, thereon executed a General Power of Attorney for transfer their share in respect of Said Property in the name of (1) SHANTA KUMAR KHAN (2) MOHAN LAL KHAN (3) JAHAR LAL KHAN on 15/03/2003 which was registered in the office of Additional Registrar of Assurance - III, Calcutta and duly recorded in Book no- IV, Volume no- 20, Pages in written - 63 to 68, Deed no- 994, and for the Year 2003.

**AND WHEREAS** vendor no-6 to 13, thereon executed a General Power of Attorney for transfer their share in respect of Said Property in the name of (1) SHANTA KUMAR KHAN (2) MOHAN LAL KHAN (3) JAHAR LAL KHAN on 22/05/1998 which was registered in the office of Additional Registrar of Assurance - III, Calcutta and duly recorded in Book no- IV, Deed no- 181, and for the Year 1998.

**AND WHEREAS** vendor no-14 to 18, thereon executed a General Power of Attorney for transfer their share in respect of Said Property in the name of (1) SHANTA KUMAR KHAN (2) MOHAN LAL KHAN (3) JAHAR LAL KHAN on 15/03/2003 which was registered in the office of Additional Registrar of Assurance - III, Calcutta and duly recorded in Book no- IV, Volume no- 20, Pages in written - 69 to 74, Deed no- 995, and for the Year 2003.

**AND FURTHER WHEREAS** said (1) SMT TATYA BALA DAS, (2) SMT GANGA BALA PATRA, (3) SMT GOURI BARUI, (4) SMT NIRMALA KHOSO, (5) SMT BELA RANI PATRA, (6) SHRI SAMAR KUMAR PETO, (7) SHRI BISWANATH PETO, (8) SHRI BAJENDRA NATH PETO, (9) SHRI AMAR PETO, (10) KUMARI SHYAMALI PETO, (11) KUMARI SONALI PETO, (12) SMT DIPALI SAPUI, (13) SMT RUPALI PANJA, (14) SMT GAYATRI GHORUI, (15) SMT PURNIMA PATRA, (16) SMT NILIMA BANERJEE, (17) KUMARI ANIMA MONDAL, (18) SHRI DEVDAS MONDAL, (19) SHANTA KUMAR KHAN, (20) MOHAN LAL KHAN, (21) JAHAR LAL KHAN while enjoying their right, title, interest and possession in respect of said area of .32 decimal i.e. 19 Kathas 05 Chittaks 34 Sq.ft sold and transferred the portion of land measuring more or less 19 Kathas

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ACQUITTANCES & KOLKATA

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and vendors of the said three different "Deed of Conveyances" ( Bengali Kobala ) on 20/06/2003 to the purchasers namely (1) **SHRI PRADEEP KANTI LALA** son of Late Sudhansu Bimal Lala (2) **SHRI SHYAMAL KUMAR MAZUMDER** son of Mahindra Kumar Mazumder (3) **SHRI SUSHANTA KUMAR SINHA** son of Late Pulin Bihari Sinha (4) **SHRI DIPAK PAUL** son of Late Rash Mohan Paul which was registered in the office of D.S.R-III. at Alipore and out of it one deed was duly recorded in Book No- I, Volume no- 17, Pages in written - 1717 to 1743, Being no- 5352 where transferred the demarcated land was 06 Kathas 15 Chittaks 02 Sq.ft., Other one was recorded in Book No- I Volume no- 17, Pages in written - 1744 to 1763, Being no- 5353 where transferred the demarcated land was 05 Kathas 08 Chittaks 42 Sq.ft. and third one was also recorded in Book No- I, Volume no- 17, Pages in written - 1764 to 1784, Being no- 5354 where transferred the demarcated land was 06 Kathas 08 Chittaks 01 Sq.ft respectively .

12-21-57  
6-15-92  
5-8-42  
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17-9-3

PART-II (08-21-07)

**AND WHEREAS** in another adjacent plot of land where one **SHRI BENOY PATWARI** son of Late Hari Sadhan Patwari was seized and possessed of **ALL THAT PIECE AND PARCEL OF LAND** measuring more or less .34 decimal i.e, 20 Kathas 9 Chittaks 05 Sq.ft , by way of inheritance lying and situated in Mouza- Garfa, Pargana - Khaspur, Police Station- Kasba, J.L. no- 19, Touzi no.- 10,12 & 13, R.S. no.- 2, being part of R.S. Dag no.- 2133, under R.S. Khatian no.- 716, commonly known as 567, Purbachal Main Road, Kolkata- 700 099, under K.M.C. Ward no. 106, Borough- XII, within the limit of 24 Pargana (South).

**AND WHEREAS** said **SHRI BENOY KUMAR PATWARI** while enjoying his right, title, interest and possession in respect of the said area of .34 Decimal i.e, 20 Kathas 9 Chittaks 05 Sq.ft of land, gifted and transferred the said land, to his son **SHRI ASHOK KUMAR PATWARI** by way of a Gift Deed (Bengali "Dan Patra" ) and the said Donee Shri Ashok Kumar Patwari acknowledged and accepted the said gift thereon and which was registered in the office of S.R. Alipore on 17/07/1981 and duly recorded in Book No- I, Volume no- 105, Pages in written - 232 to 234, Being no- 3704, for the Year 1981.

**AND WHEREAS** the said **SHRI ASHOK KUMAR PATWARI** while enjoying the right, title, interest and possession in respect of an area of .34 decimal i.e, 20 Kathas 09 Chittaks 05 Sq.ft of land, sold and transferred a portion

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THE SECRETARY OF THE  
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TO THE SECRETARY OF THE  
TREASURY  
WASHINGTON  
D. C.  
20548

FROM THE SECRETARY OF THE  
TREASURY  
WASHINGTON  
D. C.  
20548

RE: [illegible]

[illegible text]



[illegible signature]

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way of a "Deed of Conveyance" ( Bengali "KOBALA" ) which was registered in the office of D.S.R.-III at Alipore on 14/03/1986 and duly recorded in Book No- I, Volume no- 102, Pages in written- 66 to 73, Being no- 4472, and for the Year 1986.

**AND WHEREAS** the said **SHRI PURANJAY MUKHERJEE** while enjoying the right, title, interest and possession in respect of an area of 02 Kathas 12 Chittaks 00 Sq.ft of land, sold and transferred the said land to the present Vendors i.e. (1) **SHRI PRADEEP KANTI LALA** son of Late Sudhanshu Bimal Lala, (2) **SHRI SHYAMAL KUMAR MAZUMDER** son of Late Manindra Kumar Mazumder, (3) **SHRI SUSHANTA KUMAR SINHA** son of Late Pulin Behari Sinha and (4) **SHRI DIPAK PAUL** son of Late Rash Mohan Paul by way of a Deed of Conveyance ( Bengali "KOBALA" ) which was registered in the office of D.S.R.-III at Alipore on 24/09/2004 and duly recorded in Book No- I, Volume no- 10, Pages in written- 4309 to 4333, Being no- 05075, for the Year 2004.

**AND WHEREAS** thus the present vendors have been enjoying their right, title, interest and possession, in respect of the schedule property by way of purchase in different deeds and they have mutated their names before the K.M.C. authority as Assessee no- 31-106-07-0188-3 & 31-106-16-0567-1 in respect of Premises no. 188, Kalikapur Road, & 567 Purbachal Main Road, Kolkata- 700 099, and they have been paying their taxes regularly before the concern authority.

**Being the co-owners** of and/or well and sufficiently entitled to the said land containing an demarcated area of 21 Kathas 12 Chittaks (19 Kathas + 02 Kathas 12 Chittaks) lying and comprised in Mouza- Garfa, R.S. Dag no- 2133 & 2134, under R.S. Khatian no- 716 & 200 respectively and the present Vendors have been enjoying, possessing and holding the same as demarcated share with all absolute rights of ownership and transfer.

**The Vendors** being in financial requirement, have decided to sell out and transfer the demarcated **Sali** land measuring more or less 02 Kathas 11 Chittaks 00 Sq.ft in Dag no- 2134, under Khatian no- 200 and measuring more or less 2 Kathas 12 Chittaks 00 Sq.ft in Dag no- 2133, under Khatian no- 716 respectively i.e. in total the vendors have hereby sold and transferred more or less **05 Kathas 07 Chittaks, Sali Land** more fully mentioned in the schedule below and on negotiations with the Purchaser.



and herein after called the said land at a price of Rs. 16,31,250/- (Rupees Sixteen Lakhs Thirty-One Thousand Two Hundred Fifty only) free from all encumbrances, charges, mortgages, disputes, lispendences, acquisitions, requisitions, alignments.

**AND WHEREAS** the Vendors have assured and represented unto the purchaser as follows:

- 1) The Vendors are having permanent heritable and transferable rights in the said land and are absolutely seized and possessed of and / or otherwise well and sufficiently entitled to the said schedule land and area also entitled to deal with transfer the said demarcated land without any restriction, dispute, denial, claim or obligation from any body else.
- 2) The said demarcated land is free from all encumbrances, charges, mortgages, disputes, lispendences, acquisitions, requisitions and alignments.
- 3) The Vendors have duly paid all rates, land revenues, Municipal Taxes including all other impositions and/or outgoings payable in respect of their share of land up to the date of execution of the "Deed of Conveyance".
- 4) The Vendors have not received and are not aware of any notice of acquisitions or requisition or alignments of the said land or any part thereof and no suit or proceedings relating to the said land has been initiated and /or is pending in any court of law and the said land is free from any lispendences or encumbrances.
- 5) The Vendors have not entered into any agreement with any third party for sale or otherwise in respect of the Schedule land or any portion thereof.
- 6) The Schedule land has not been given for agriculture to any "CHASI", "BHAGCHASI" and /or any "JOTEDAR".
- 7) That physically the Schedule land is **Sali** in nature.

**AND WHEREAS** the Purchaser has agreed to complete the purchase of the Schedule land and pay the consideration money to the Vendors as per their shares herein and have conveyance thereof.

Handwritten signatures and initials on the left margin, including what appears to be "Kam" and "Sushila".





**NOW THIS INDENTURE WITNESSES** that in pursuance of the said agreement and in consideration of the said sum of **Rs. 16,31,250/-** (Rupees Sixteen Lakhs Thirty-one Thousand Two Hundred Fifty only) paid by the Purchaser to the Vendors at the time of execution of these presents (the receipt of which the Vendors hereby admit and acknowledged). The Vendors hereby sell, convey, transfer, grant, assure and assign to and unto the Purchaser the **SAID LAND** fully described in the schedule hereunder written and hereinafter and before called the "**SCHEDULE LAND**" **TOGETHER WITH** all the legal incidents thereof **AND** also all deeds, Pattas and porchas, title deeds exclusively relating thereto **AND** also with all rights, privileges, easements, rents, issues and profits and yield thereof **AND** all the estate right, title, interest, property claim and demand whatsoever of the Vendors into and upon the said premises **AND** all other benefits and rights appertaining thereto **AND** various rights in all approaches, paths, passages thereto **TOGETHER WITH** all its rights, liberties, privileges, easements and quasi-easements whatsoever at law and in equity to and **UNTO** the Purchaser **TO HAVE AND TO HOLD** the same jointly in equal shares absolutely and forever as heritable and transferable estate in free simple in possession, free from all encumbrances charges, mortgages, acquisitions, requisitions, alignments, dispendences whatsoever but subject to payment of annual land revenue (Khajna) thereof now to the Government of West Bengal free from all encumbrances, trust, liens, charges and attachments.

**THE VENDORS DO HEREBY COVENANT WITH THE PURCHASER as follows:**

I) The right, title and interest in the land of the said premises which the Vendors do hereby profess to transfer and that the Vendors have the absolute right, full power and absolute authority to grant, sell, convey transfer unto the Purchaser, ownership entitlements, rights, title and interest in the said demarcated land together with the benefits and rights in the manner aforesaid including rights to easements thereof in the manner aforesaid.

II) The Purchaser shall have absolute authority to sell, transfer, assign, mortgage and /or let out the said land or any part thereof and the Purchaser shall have the right to mutate its name in respect of the said land and to construct building or buildings with the prior sanction or approval of the concerned authority or authorities.

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*[Faint, illegible handwritten notes]*

ADDITIONAL REGISTRAR OF  
ASSURANCE, KOLKATA

III) It shall be lawful for the Purchaser from time to time and at all times hereafter to enter into and upon to hold, use and enjoy the said land and every part thereof and to receive rents, issues and profits thereof without any interruption, disturbance, claim or demand whatsoever from or by the Vendors and their predecessors-in-title or any person or persons claiming through under or in trust for the Vendors and free and clear from and against all manner of encumbrances, mortgages, charges, trust, liens and attachments whatsoever.

IV) The Vendors shall from time to time and at all times hereafter upon every reasonable request and at the cost of the Purchaser and from time to time make do, acknowledge, execute and perform all such further and/or other lawful and reasonable acts, deeds, matters and things whatsoever for further better and more perfectly assuring the said premises together with the benefits and rights hereby granted unto the Purchaser as in the manner aforesaid.

V) The Vendors have not done any act, deed or thing or made any grant whereby or by reason whereof the transfer of land hereby made and the rights of the Purchaser hereunder may be prejudicially affected.

VI) That if it is found that the said premises is hereby sold, conveyed, transferred by the Vendors and if it is not free from all encumbrances as hereinbefore declared, the Vendors shall be liable both for civil and criminal actions which will be taken by the Purchaser and the Vendors will be further bound to refund the consideration money and also compensate of any loss to be sustained by the purchaser.

VII) That the Vendors hereby further declare that the Schedule mentioned property or any part thereof was / is not effected by any provisions of West Bengal Land Reforms Act or West Bengal Land Acquisition Act or West Bengal Land Regulation Act or if any other provision or any other Act or Acts.

VIII) That if any error or omission in the recital of the "Deed of Conveyance", transpires at a later date by the Vendors at the cost and request of the purchaser and shall do and execute or cost to be done or executed any 'Supplementary Deed' or 'Deed of Declaration' or 'Deed of Rectification' whatsoever require in favour of the Purchaser.

*Handwritten signatures:*  
 1. *Leaf*  
 2. *Km*  
 3. *Sudhakar*  
 4. *h.*



ADDITIONAL REGISTRAR OF  
ASSURANCE, KOLKATA

12024-2  
7/11/12

### SCHEDULE PROPERTY

ALL THAT piece and parcel of **Sali land** containing an area more or less **05 Kathas 07 Chittaks** of present vendors which are lying within **Mouza-Garfa**, Pargana - **Khaspur**, **Police Station- Kasba**, J.L. no- 19, Touzi no- 10, 12 & 13, R.S. no- 2, **under K.M.C. Ward no. 106**, Borough- XII, within the limit of District- 24 Pargana (South) which are particularly described as follows:-

Khatian No.	Dag No.	Land Area	Premises no.
716	2133	02 Kathas 12 Chittaks	567, Purbachal Main Road.
200	2134	02 Kathas 11 Chittaks	188, Kalikapur Road.
Total Land Area= 05 Kathas 07 Chittaks			

The Schedule property is hereby and delineated in the plan annexed hereto duly bordered thereon in "**RED**" colour **OR HOWSOEVER OTHERWISE** the same now are or is or heretofore were or was situated, butted and bounded, called, known, numbered, described or distinguished **TOGETHER WITH** all rights of easements quasi-easement, appurtenances, appendages and right ways, water connection, Telephones lines, sewer, drain, surface and/or overhead/beneath of the soil and aforesaid property is butted and bounded as follows:-

**ON THE NORTH** : Land under part of R.S. Dag no- 2134.

**ON THE SOUTH** : 20 ft Wide Road.

**ON THE EAST** : Land under part of R.S. Dag no- 2133 & 2134.

**ON THE WEST** : 20 ft Wide Road

1/11/12  
K.M.C.  
Sub-division  
R.S.

# STATE OF KERALA

NOTICE OF THE GOVERNMENT OF KERALA  
 IN RESPECT OF THE  
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*[Handwritten signature]*

ADDITIONAL REGISTRAR OF  
 ASSURANCES, KOLKATA



IN WITNESS WHEREOF the parties hereunto set and subscribed their respective hand and seal on the day month and year first above written.

SIGNED SEALED AND DELIVERED at  
Kolkata in the presence of:

1. *Scammie Almon*  
10/10/15 Bha Chandra 1. Pradyip Kanti Laha  
C.A. Paul and 78'
2. *Surge*  
10/15/15 Bha Chandra  
Chw. Kail. 28'
2. *Shyamal Kumar Mazumdar*
3. *Sushanta Kumar Saha*
4. *Shipak Paul*

SIGNATURE OF VENDORS

MADHUR ENCLAVE PVT. LTD.

*[Signature]* *[Signature]* *[Signature]*  
DIRECTOR / AUTHORIZED SIGNATORY  
SIGNATURE OF PURCHASER

Drafted by me as per documents  
and information furnished by the  
Vendors.

*[Signature]*

MD MAHFUZ TAKRIM  
B. Sc. SPL. B.A. (Double) M.A. LL. B. C. V. R.  
Advocate, Surveyor, Valuer, Real Estate Manager  
Sr. Law Officer  
EDEN GROUP  
6C, Elgin Road, Kolkata-20



9  
ADDITIONAL REGISTRAR OF  
ASSURANCES, KOLKATA

**MEMO OF CONSIDERATION**

RECEIVED of and from the within named Purchaser the within mentioned sum of Rs. 16,31,250/- (Rupees Sixteen Lakhs Thirty-One Thousand Two Hundred and Fifty only) being the consideration in full and final payment as per memo below:

**MEMO :**

SL. NO	PARTICULAR :	ISSUED IN THE NAME OF :	AMOUNT IN RUPEES :
1.	Banker's Cheque vide no. 117980 dated: 19/09/2007 issued by ICICI Bank Ltd, Bhowanipore Branch	PRADEEP KANTI LALA	Rs. 4,07,812/-
2.	Banker's Cheque vide no. 117981 dated: 19/09/2007 issued by ICICI Bank Ltd, Bhowanipore Branch	SHYAMAL KUMAR MAZUMDER	Rs. 4,07,813/-
3.	Banker's Cheque vide no. 117982 dated: 19/09/2007 issued by ICICI Bank Ltd, Bhowanipore Branch	SUSHANTA KUMAR SINHA	Rs. 4,07,812/-
4.	Banker's Cheque vide no. 117983 dated: 19/09/2007 issued by ICICI Bank Ltd, Bhowanipore Branch	DIPAK PAUL	Rs. 4,07,813/-
		TOTAL	Rs.16,31,250/-

**TOTAL RUPEES SIXTEEN LAKHS THIRTY-ONE THOUSAND TWO HUNDRED AND FIFTY ONLY**

**WITNESSES:**

1. *Scanned & signed* 1. *Pradeep Kanti Lala*
2. *1 piece cum* 2. *Shyamal Kumar Mazumder*
3. *10/5 north* 3. *Sushanta Kumar Sinha*
4. *Chal. Ref. 28* 4. *Dipak Paul*

THE ASSURANCE COMPANY (LIMITED) ACT, 1939  
 (1939 ACT NO. 10 OF 1939)  
 (1939 ACT NO. 10 OF 1939)

No. of Policy	Name of the Insured	Amount of Insurance	Date
1000	M/s. ABC & Co.	Rs. 10,00,000/-	10/10/1939
1001	M/s. DEF & Co.	Rs. 5,00,000/-	11/10/1939
1002	M/s. GHI & Co.	Rs. 2,00,000/-	12/10/1939
1003	M/s. JKL & Co.	Rs. 1,00,000/-	13/10/1939
1004	M/s. MNO & Co.	Rs. 75,000/-	14/10/1939
1005	M/s. PQR & Co.	Rs. 50,000/-	15/10/1939
1006	M/s. STU & Co.	Rs. 25,000/-	16/10/1939
1007	M/s. VWX & Co.	Rs. 10,000/-	17/10/1939
1008	M/s. YZA & Co.	Rs. 5,000/-	18/10/1939
1009	M/s. BCD & Co.	Rs. 2,000/-	19/10/1939
1010	M/s. EFG & Co.	Rs. 1,000/-	20/10/1939



9

ADDITIONAL REGISTRAR OF  
 ASSURANCES-1, KOLKATA.

Photo & Signatures  
of the Executants /  
Presentant

SPECIMEN FOR TEN FINGERPRINTS



*Sushanta  
Kumar Saha*



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



*Pradeep Kumar Doley*



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



*Anjan Kumar  
Majumdar*



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



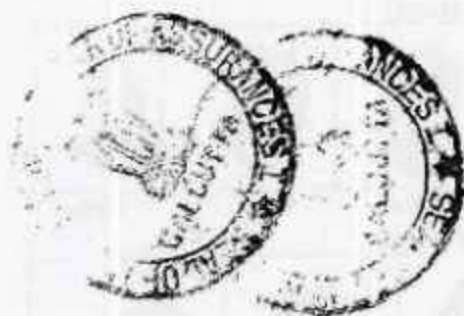
*Debasmita Paul*



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



ADDITIONAL REGISTRAR OF  
ASSURANCES, KOLKATA



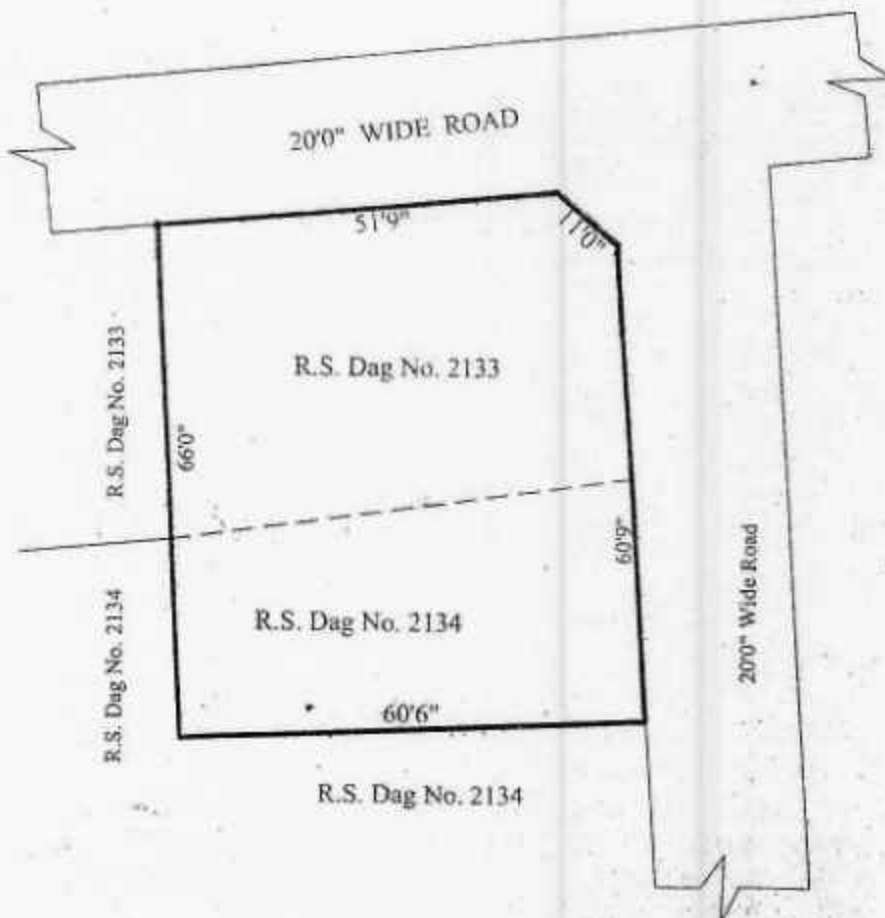
SITE PLAN SHOWS THE LAND OF PREMISES NO- 567, PURBACHAL MAIN ROAD and 188, KALIKAPUR ROAD, K.M.C. WARD NO-106, BOROUGH-XII, KOLKATA-700 099, SITUATED AT R.S. DAG NO- 2133 & 2134, R.S. KHATIAN NO- 716 & 200, MOUZA- GARFA, J.L. NO- 19, R.S. NO- 2, TOUJI NO-10,12 & 13, P.S.- KASBA, SHOWN IN RED BORDER, PROPOSED TO BE SOLD TO M/S MADHUR ENCLAVE PVT. LTD.



SCALE-1"= 24'

NET LAND AREA = 05K. 07 CH. 00 SFT.

SHOWN AS



MADHUR ENCLAVE PVT. LTD.

Director

AUTHORIZED SIGNATORY

MADHUR ENCLAVE PVT. LTD.

*Pradyumn K. Das.*  
*Shyamal Kumar Mazumdar*  
*Sushanta Kumar Saha*  
*Shyam Das.*

Sig. of Vendor's



• • •  
D  
ADDITIONAL REGISTRAR OF  
ASSURANCES-I, KOLKATA

Photo & Signatures  
of the Executants /  
Presentant

SPECIMEN FOR TEN FINGERPRINTS



*Signature*



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)



Little Ring Middle Index Thumb  
(Left Hand)



Thumb Index Middle Ring Little  
(Right Hand)

Registered in I  
BOOK NO. P  
VOLUME NO. P  
PAGE NO. 1 TO 18  
ISSUED NO. 14057  
YEAR. 2007

7440



9  
ADDITIONAL REGISTRAR OF  
ASSURANCES, KOLKATA

11-6-08



ADDITIONAL REGISTRAR OF  
ASSURANCES, KOLKATA

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ADDITIONAL REGISTRAR OF  
ASSURANCES, KOLKATA

Deemed  
11-6-08