

Debasis Mondal

Advocate, B.A.L.L.B.
Civil & Addl. District Judges' Court.
Bar Association, Diamond Harbour.
South 24 Parganas, West Bengal.
Enrolment No: W.B. 930 of 1995.

Residence & Chamber:

* Nutanpole, Chintamonipara.
P.O. & P.S.- Diamond Harbour.
* Vill- Ksifordanahala, P.O.- Sadhurhat,
P.S.- Ramnagar, South 24 Parganas.
Mobile No: 9474128649 / 9635141968.
Email Id- mondal_debasis@yahoo.com

Ref. No.- SRB-129/UCOZOK/2025

Date - 24/04/2025

To
The Senior Manager,
UCO Bank,
Zonal office Kolkata,
5, Lala Lajpat Rai Sarani,
Kolkata - 700020.

Through Bagmari Road Branch.

Sub : Search Report & Bill of Project Developed by
the Sri Goutam Chowdhury.

Dear Sir,

Under instruction on behalf of your branch in the name of Sri Sujit Kumar Das, son of Late Fatick Chandra Das (Porey), residing at 98S, Suren Sarkar Road, P.O. & P.S.- Beleghata, Kolkata - 700010, West Bengal & 12th others as the "Owner". Here I submit (*with two certified copies of Exchange deeds being Nos. 00226 & 02166 for the year 2023*) to you the Bill of said purpose of Rs. 17500/- only. Please arrange my bill amount as early as possible or transferred the bill amount to my bank A/C No. 08800100006416, UCO Bank, Diamond Harbour Branch.

Thanking you,

Yours faithfully,

(Debasis Mondal)

Advocate.

DEBASIS MONDAL
Advocate
Civil Judge Court. D.H.

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The Senior Manager,
UCO Bank,
Zonal office Kolkata,
5, Lala Lajpat Rai Sarani,
Kolkata - 700020.

Through : Bagmari Road Branch.

**Sub : NON - ENCUMBRANCES CERTIFICATE AND DETAILED REPORT ON TITLE
of the Project Developed by Sri Goutam Chowdhury.**

Ref: A piece and parcel of land admeasuring more or less 3240 Sq. ft. or 04 Cottahs 08 Chittaks together with under construction structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No. 33, having its Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, Assessee No.- 110332204920, under P.S.- Beleghata, A.D.S.R.O.- Sealdah, Dist.- South 24 Parganas, West Bengal.

Present owners of the said property 1) Sri Sujit Kumar Das, 2) Sri Samar Kumar Das, 3) Sri Sushanta Das, 4) Sri Sanjib Kumar Das, all are sons of Late Fatick Chandra Das (Porey), all are residing at 98S, Suren Sarkar Road, P.O. & P.S.- Beleghata, Kolkata - 700010, West Bengal, 5) Smt. Rita Sarkar, wife of Sri Paritosh Sarkar, residing at 10A/5, C.I.T building old, P.O. & P.S.- Beleghata, Kolkata - 700010, West Bengal, 6) Sri Sisir Das, 7) Sri Biswanath Das, both are sons of Late Anil Chandra Das (Porey), both are residing at 98/H/1, Suren Sarkar Road, P.O. & P.S.- Beleghata, Kolkata 700010, West Bengal, 8) Smt. Rama Mondal, 9) Smt. Sima Pramanik, 10) Smt. Rina Chakraborty, all are daughters of Late Panchanan Das, 11) Sri Sourav Chakraborty, son of Late Ajit Chakraborty, 12) Smt. Tapasi Das, wife of Late Shyamal Das and 13) Smt. Ritwika Das, daughter of Late Shyamal Das, all are residing at 98Q, Suren Sarkar Road, P.O. & P.S. Beleghata, Kolkata - 700010, West Bengal.

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❖ Title Deeds & documents in original/Photocopy Seen by me :

Sl. No.	Name / Nature of Document.	Date.	Registered with.	Original/ Photocopy/ Certify copy.
i)	Partition Deed Being No.- 1266 for the year 1975.	23/06/1975	S.R. at Sealdah.	Photocopy.
ii)	Deed of Exchange Being No. 00226 for the year 2023.	20/01/2023	A.D.S.R. at Sealdah.	Original.
iii)	Deed of Exchange Being No. 02166 for the year 2023.	12/06/2023	A.D.S.R. at Sealdah.	Original.
iv)	General Diary, vide G.D.E. No. 1739. Paper Publication in Bengali & English	19/03/2025	-	Original.
v)	News Papers namely 'The Aajkaal' & 'The Indian Express'.	22/03/2025	-	Original.
vi)	Affidavit from the 1 st Class Ld. Judicial Magistrate at Alipore.	25/03/2025	-	Original.
vii)	KMC Property tax receipt.	22/07/2024	-	Original.
viii)	KMC Mutation Certificate.	28/11/2023	-	Original.
ix)	Approved Building Plan.	07/09/2024	-	Original.
x)	Development Agreement Being No. 160605017 for the year 2023.	14/12/2023	A.D.S.R. at Sealdah.	Original.
xi)	General Power of Attorney Being No. 160605018 for the year 2023.	14/12/2023	A.D.S.R. at Sealdah.	Original.
xii)	Death Certificate of Late Fatick Chandra Das.	07/11/2005	-	Original.
xiii)	Death Certificate of Late Anil Chandra Das.	19/09/2020	-	Original.
xiv)	Death Certificate of Late Panchanan Das.	14/07/2015	-	Original.
xv)	Death Certificate of Late Shyamal Das.	21/02/2018	-	Original.
xvi)	Affidavit- cum- Declaration for Legal Heir before the 1 st class Magistrate at Alipore.	09/08/2024	-	Original.
xvii)	Boundary Declaration Deed Being No.- 160603207 for the year 2024.	09/08/2024	A.D.S.R. at Sealdah.	Original.

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I have caused necessary searches in the D.R. South 24 Parganas at Alipore, A.D.S.R. at Sealdah for the period of 30 (thirty) years from 1993 to 2025 in Index - II in respect of above mentioned property. As per available records of the aforesaid period of searches, records therein in the aforesaid office I have got no adverse entry.

I have filed applications for information in the Court of the Ld. Civil Judge (Sr. Division) at Sealdah in the names of Sri Sujit Kumar Das & 12th others for the period of 12 (twelve) years from 2013 to 2025 that whether any title suit has been filed and/or pending against him. As per information slip it is found that no such Title suit & Money suit and/or pending in the Ld. Court, Rent Receipt (Dakhila) and all other relevant documents in respect of the aforesaid property.

My report is as follows :-

WHEREAS That more or less 04 Cottahs 08 Chittaks or 3240 Sq. ft. of land in Premises No. 98A, then 98A/H/1, Suren Sarkar Road originally belonged to 1) Sri Fatick Chandra Das (Porey), 2) Sri Anil Chandra Das (Porey) & 3) Sri Panchanan Das (Porey), all are sons of Late Mahendra Nath Porey, all are residing at 98A/H/1, Suren Sarkar Road, P.S.- Beliaghata, Dist.- 24 Parganas and they used to possess right title and interest over the said property.

During the time of their khas possession Fatick Chandra Das (Porey), Anil Chandra Das (Porey) & Panchanan Das (Porey) jointly executed and registered a Deed of Partition among themselves, dated on 23/06/1975, recorded in Book No.- I, Volume No.- 30, Page from 227 to 231, Being No.- 1266 for the year 1975, registered in the office of the S.R. at Sealdah, 24 Parganas. Fatick Chandra Das (Porey) got 01 Cottah 07 Chittaks 19 Sq. ft. or 1054 Sq. ft. out of 04 Cottahs 08 Chittaks of land marked in red colour Lot "A" in Site Plan (as 'First Party' by 'KHA' schedule), Anil Chandra Das (Porey) got 01 Cottah 05 Chittaks 36 Sq. ft. or 981 Sq. ft. out of 04 Cottahs 08 Chittaks of land marked in green colour Lot "B" in Site Plan (as 'Second Party' by 'GA' schedule) and Panchanan Das (Porey) got 01 Cottah 07 Chittaks 15 Sq. ft. or 1050 Sq. ft. out of 04 Cottahs 08 Chittaks of land marked in yellow colour Lot "C" in Site Plan as 'Third Party' by 'GHA' schedule) and 03 Chittaks 20 Sq. ft. or 155 Sq. ft. for Common Passage out of 04 Cottahs 08 Chittaks of land marked in Lot "B-C" (by 'UNGA' schedule) and acquired the said property by the above mentioned Partition Deed and used to possess right title and interest over the said property.

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Thereafter Fatick Chandra Das (Porey) @ Fatick Chandra Das died on 09/04/2005 leaving behind his legal heir four sons namely 1) Sri Sujit Kumar Das, 2) Sri Samar Kumar Das, 3) Sri Sushanta Das, 4) Sri Sanjib Kumar Das and only married daughter 5) Smt. Rita Sarkar, wife of Sri Paritosh Sarkar. They all got and acquired the 01 Cottah 07 Chittaks 19 Sq. ft. or 1054 Sq. ft. of land with old structure & common passage by the law of inheritance and used to possess right title and interest over the said property. Thereafter they mutated their names before the Kolkata Municipal Corporation in Ward No.- 33 and the property is known and numbered as Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, Assessee No. 110332204920.

Thereafter Anil Chandra Das (Porey) @ Anil Chandra Das died on 07/06/2008 leaving behind his legal heir two sons namely 1) Sri Sisir Das & 2) Sri Biswanath Das. They all got and acquired 01 Cottah 05 Chittaks 36 Sq. ft. or 981 Sq. ft. of land with old structure & common passage by the law of inheritance and used to possess right title and interest over the said property. Thereafter they mutated their names before the Kolkata Municipal Corporation in Ward No.- 33 and the property is known and numbered as Premises No.- 98Q, Suren Sarkar Road, Kolkata - 700010, Assessee No.- 110332204294.

Thereafter Panchanan Das (Porey) @ Panchanan Das died on 11/07/1996 (his wife Latika Das also died on 12/06/2011) leaving behind their legal heir only son 1) Sri Shyamal Das and four married daughters namely 2) Smt. Anima Chakraborty, 3) Smt. Rama Mondal, 4) Smt. Sima Pramanik, 5) Smt. Rina Chakraborty. They all got and acquired 01 Cottah 07 Chittaks 15 Sq. ft. or 1050 Sq. ft. of land with old structure & common passage by the law of inheritance and used to possess right title and interest over the said property. Thereafter they mutated their names before the Kolkata Municipal Corporation in Ward No.- 33 and the property is known and numbered as Premises No.- 98Q, Suren Sarkar Road, Kolkata - 700010, Assessee No.- 110332205778.

Thereafter Shyamal Das died intestate on 04/10/2008 leaving behind his widow wife 1) Smt. Tapasi Das and only daughter 2) Miss Ritwika Das. They all got the share of Late Shyamal Das of the said property by the law of inheritance and used to possess right title and interest over the said property.

So, Smt. Anima Chakraborty, Smt. Rama Mondal, Smt. Sima Pramanik, Smt. Rina Chakraborty, Smt. Tapasi Das and Miss Ritwika Das are joint owners of 01 Cottah 07

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Chittaks 15 Sq. ft. or 1050 Sq. ft. of land with old structure & common passage in Premises No. 98Q, Suren Sarkar Road and used to possess right title and interest over the said property.

It is hereby mentioned that, the above mentioned Partition Dood Boing No.- 1266 for the year 1975 was unfortunately lost/ missing by the custody of Sushanta Das. Thereafter he lodged a diary in respect of above mentioned deed which was missing before the Beliaghata Police Station, dated on 19/03/2025, vide GDE No. 1739. He also published this matter in one Bengali News Paper namely "THE AAJKAAL", dated on 22/03/2025 & one English News Paper namely "THE INDIAN EXPRESS", dated on 22/03/2025. Thereafter he declaration for Affidavit before the Court of 1st Class Judicial Magistrate at Alipore, South 24 Parganas, dated on 25/03/2025. He receive the Certified Copy of the above mentioned lost Deed being No.- 1266 for the year 1975.

Thereafter Sujit Kumar Das, Samar Kumar Das, Sushanta Das, Sanjib Kumar Das and Smt. Rita Sarkar as the "1st Party" (1054 Sq. ft. of land with old structure thereon in premises No. 98S, Suren Sarkar Road by First schedule) and Sisir Das & Biswanath Das as the "2nd Party" (981 Sq. ft. of land with old structure thereon in premises No. 98Q, Suren Sarkar Road by Second schedule) jointly executed and registered a Deed of Exchange of 105.4 Sq. ft. of land out 1054 Sq. ft. with old structure thereon in premises No. 98S, Suren Sarkar Road AND 98.1 Sq. ft. of land out of 981 Sq. ft. with old structure thereon in premises No. 98Q, Suren Sarkar Road (by Third schedule), dated on 20/01/2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 9120 to 9144, Being No.- 00226 for the year 2023, registered in the office of the A.D.S.R. at Sealdah, South 24 Parganas. They exchanging the equal right for amalgamated their two plots into a single plot and used to possess right title and interest over the said property.

So, now Sujit Kumar Das, Samar Kumar Das, Sushanta Das, Sanjib Kumar Das, Smt. Rita Sarkar, Sisir Das & Biswanath Das joint owners of more or less 2035 Sq. ft. of land with old structure thereon and used to possess right title and interest over the said property.

Thereafter Sujit Kumar Das, Samar Kumar Das, Sushanta Das, Sanjib Kumar Das and Smt. Rita Sarkar, Sisir Das & Biswanath Das as the "1st Party" (2035 Sq. ft. of land

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with old structure thereon in premises No. 98S & 98Q, Suren Sarkar Road by First schedule) AND Smt. Anima Chakraborty, Smt. Rama Mondal, Smt. Sima Pramanik, Smt. Rina Chakraborty, Smt. Tapasi Das and Miss Ritwika Das as the "2nd Party" (1050 Sq. ft. of land with old structure thereon in premises No. 98Q, Suren Sarkar Road by Second schedule) jointly executed and registered a Deed of Exchange of 203.5 Sq. ft. of land out of 2035 Sq. ft. with old structure thereon in premises No. 98S & 98Q, Suren Sarkar Road AND 105 Sq. ft. of land out of 1050 Sq. ft. with old structure thereon in premises No. 98Q, Suren Sarkar Road, (by Third schedule), dated on 12/06/2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 58477 to 58509, Being No.- 02166 for the year 2023, registered in the office of the A.D.S.R. at Sealdah, South 24 Parganas. They exchanging the equal right for amalgamated their two plots into a single plot and used to possess right title and interest over the said property.

Thereafter Anima Chakraborty died on (previously her husband Ajit Chakraborty also died) leaving behind their legal heir only son Sri Sourav Chakraborty. He got the share of Late Anima Chakraborty of the said property by the Law of inheritance and used to possess right title and interest over the said property.

So, 1) Sujit Kumar Das, 2) Samar Kumar Das, 3) Sushanta Das, 4) Sanjib Kumar Das and 5) Smt. Rita Sarkar, 6) Sisir Das, 7) Biswanath Das, 8) Sourav Chakraborty, 9) Smt. Rama Mondal, 10) Smt. Sima Pramanik, 11) Smt. Rina Chakraborty, 12) Smt. Tapasi Das and 13) Miss Ritwika Das are now absolute joint owners of total 3240 Sq. ft. or 04 Cottahs 08 Chittaks of land together with old structure thereon in Premises No. 98S, Suren Sarkar Road and used to possess right title and interest over the said property.

Thereafter land owners Sujit Kumar Das & 12th others mutated their names before the Kolkata Municipal Corporation in Ward No.- 33 and the property is known and numbered as Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, Assessee No. 110332204920, under P.S.- Beleghata and got the KMC Mutation Certificate. They also paid the KMC Property tax and got the Property Tax Receipt.

Thereafter Sujit Kumar Das & 12th others executed and registered a Development Agreement of 3240 Sq. ft. of land together with old structure thereon in Premises No. 98S, Suren Sarkar Road with Sri Goutam Chowdhury, son of Sri Ashoke Chowdhury, residing

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at 96/H/9, Suren Sarkar Road, P.O. & P.S.- Beleghata, Kolkata - 700010, dated on 14/12/2023, recorded in Book No.- I, CD Volume No.- 1606-2023, Page from 140441 to 140481, Being No.- 160605017 for the year 2023, registered in the office of the A.D.S.R. at Sealdah, South 24 Parganas to build, construct, erect and complete the building and to look after, manage, control, supervise, doing all inter alias activities like Sale, Transfer and to make a Deed of Conveyance etc. etc. By the virtue of said Agreement, the said developer decided to develop the said property by constructing proposed G+III Storied Residential Building and sanctioned a building plan from the Kolkata Municipal Corporation, vide building permit No. 2024030046, dated on 07/09/2024 in respect of the said property.

Thereafter Sujit Kumar Das & 12th others executed and registered a General Power of Attorney in favour of Sri Goutam Chowdhury, son of Sri Ashoke Chowdhury, dated on 14/12/2023, recorded in Book No.- I, CD Volume No.- 1606-2023, Page from 140507 to 140537, Being No. 160605018 for the year 2023, registered in the office of the A.D.S.R. at Sealdah, South 24 Parganas to look after, manage, control, supervise, doing all inter alias activities like Sale, Transfer and to make a Deed of Conveyance etc. etc..

Thereafter Sujit Kumar Das & 12th others represent by their constituted Attorney holder Goutam Chowdhury executed and registered a Boundary Declaration, dated on 09/08/2024, recorded in Book No.- I, CD Volume No.- 1606-2024, Page from 99484 to 99499, Being No.- 160603207 for the year 2024, registered in the office of the A.D.S.R. at Sealdah, South 24 Parganas.

Thereafter land owners Sri Sujit Kumar Das & 12th others has clear, good and marketable title in respect of the aforesaid land admeasuring more or less 3240 Sq. ft. or 04 Cottahs 08 Chittaks together with under construction structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No. 33, having Its Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, Assessee No.- 110332204920, under P.S.- Beleghata, A.D.S.R.O.- Sealdah, Dist.- South 24 Parganas, West Bengal and it is free from all sorts of encumbrance, charges, liabilities, liens, lispendens and attachment of any kind whatsoever and the said property is absolutely clear, free and marketable. The above title documents are genuine and not duplicate or fake. The said Bank can approve this Project.

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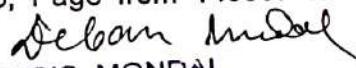
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It is hereby certified that the above mentioned property is not affected by any restriction of Urban Land (Ceiling & Regulation) Act, 1976 and the same is not under any claim of any KMDA and CIT and it is fit for Equitable Mortgage and it is fit for enforceable under SARFAESI Act, 2002. The receipts for the relevant searchers are enclosed hereto.
The property is fit for Project approval.

It is further certified that I have verified from the Addl. District Sub-Registrar's Office about the genuineness of the title deed(s) examined by me and that the same is (are) original and not duplicate or fake.

In case of creation of Project approval by deposit of title deed, we certify that the deposit of following title deed/ documents would create a valid and enforceable Project approval:

1. Photocopy of Partition Deed Being No.- 1266 for the year 1975, recorded in Book No.- I, Volume No.- 30, Page from 227 to 231, dated on 23/06/1975.
2. Photocopy of General Diary, being vide G.D.R. No.- No. 1739, dated on 19/03/2025.
3. Photocopy of Paper Publication in Bengali & English News Papers namely 'The Aajkaal' & 'The Indian Express'.
4. Photocopy of Affidavit from the Ld. 1st Class Judicial Magistrate at Alipore.
5. Photocopy of Deed of Exchange Being No.- 00226 for the year 2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 9120 to 9144, dated on 20/01/2023.
6. Photocopy of Deed of Exchange Being No.- 02166 for the year 2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 58477 to 58509, dated on 12/06/2023.
7. Photocopy of Death Certificates Late Fatick Chandra Das, Late Anil Chandra Das, Late Panchanan Das, Late Shyamal Das and Late Anima Chakraborty.
8. Photocopy of Affidavit- cum- Declaration for Legal Heir before the 1st class Magistrate at Alipore.
9. Photocopy of KMC Mutation Certificate.
10. Photocopy of up to date KMC Property tax receipt.
11. Photocopy of Approved Building Plan from KMC.
12. Photocopy of Development Agreement Being No.- 160605017 for the year 2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 140441 to 140481, dated on 14/12/2023.
13. Photocopy of General Power of Attorney Being No.- 160605018 for the year 2023, recorded in Book No.- I, Volume No.- 1606-2023, Page from 140507 to 140537, dated on 14/12/2023.



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14. Photocopy of Boundary Declaration Deed Being No.- 160603207 for the year 2024.
15. Original Sale Agreement to be executed too individual Borrower.
16. Original Deed of Conveyance to be executed too individual Borrower.

SCHEDULE PROPERTY

ALL THAT a piece and parcel of land admeasuring more or less 3240 Sq. ft. or 04 Cottahs 08 Chittaks together with under construction structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No. 33, having its Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, Assessee No.- 110332204920, under P.S.- Beleghata, A.D.S.R.O.- Sealdah, Dist.- South 24 Parganas, West Bengal and it is butted and bounded as follows : (as per Boundary Declaration)

BUTTED AND BOUNDED

North - Suren Sarkar Road.

South - Pond.

East - Passage after that Pre. No. 95, Suren Sarkar Road
and Pre. No. 98P, Suren Sarkar Road.

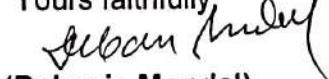
West - Non Recorded Passage after that Pre No.
98A/H/2, Suren Sarkar Road.

Enclosed :-

- a) Search Report.
- b) Search receipt of R.A. Kolkata, D.R. Alipore &
A.D.S.R.O. Sealdah.
- c) Court Information Slip.
- d) Certified copies of Exchange Deeds Being Nos.
00226 & 02166 for the year 2023.

Thanking You.

Yours faithfully,



(Debasis Mondal)

Advocate.

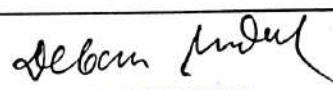
DEBASIS MONDAL

Advocate

Civil Judge Court, D.H.

ANNEXURE - C

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
1.	Document No.	1266 for the year 1975	Yes.	S.R. at Sealdah.
2.	Document Date		23/06/1975	
3.	Type of Document		Partition Deed	
	A) Book No.		1	
	B) Volume		30	
	C) Pages		227 to 231	
4.	First Party		Sri Fatick Chandra Das (Porey).	
	A) Name			
	B) Language of Signature		Bengali.	
6.	Second Party		Sri Anil Chandra Das (Porey).	
	A) Name			
	B) Language of Signature		Bengali.	
7.	Third Party		Sri Panchanan Das (Porey)	
	A) Name			
	B) Language of Signature		Bengali.	
8.	Witness Particular (last page)		Advocate Bimal Kumar Das & others.	
9.	Witness particular identifying the vendors/purchasers (1 st page reverse)			
10.	Consideration		10,500/-	
11.	Schedule of the property		A piece and parcel of land admeasuring more or less 04 Cottahs 08 Chittaks which is lying & situated in the Kolkata Municipal Corporation, Ward No.- 33, having its Premises No.- 98A hal 98A/H/1, Suren Sarkar Road, Kolkata - 700010, under P.S.- Beleghata, A.D.S.R.O.- Sealdah, Dist. South 24 Parganas, West Bengal.	
12.	Registration date and time		23/06/1975	
13.	Registration fees paid		Yes.	
14.	No. of stamp paper		04 No.	


 DEBASIS MONDAL
 Advocate
 Civil Judge Court D.H

Cont..... 2

ANNEXURE - C (Contd.)

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
15.	Stamp details A) Stamp value		Rs. (40 + 25 + 8 + 0.59) 73.59/-	
	B) Stamp paper purchaser name			
	C) Serial number		3347 to 3350	
	D) Stamp vendor			
16.	Signature Comparison of Sub-registrars		Yes.	
17.	Form 1A details			
18.	Document writer's name		Deed writer Sri Ashok Kumar Chanda, Sealdah Civil Court, Kolkata.	

Note : It is pointed out that the numbers and other particulars, as contained in the certified copy, should tally with those appearing on the original title deed. It is advised that in case any particulars in the above chart do not tally, then the matter should be immediately taken up with the advocate/Borrower and investigated in detail. The certified copy of title deed, as well as original title deed, along with comparison chart, duly signed by Credit in Charge as well as Branch Manager should be kept with the loan documents and relative entry should be made to the security ledger as well.


 DEBASIS MONDAL
 Advocate
 Civil Judge Court, D.H.

ANNEXURE - C

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
1.	Document No.	00226 for the year 2023	Yes.	A.D.S.R. at Sealdah.
2.	Document Date		20/01/2023	
3.	Type of Document		Deed of Exchange.	
	A) Book No.		I	
	B) Volume		1606-2023	
	C) Pages		9120 to 9144	
4.	First Party C) Name		Sri Sujit Kumar Das & 4 th others.	
	D) Language of Signature		English.	
6.	Second Party C) Name		Sisir Das & Sri Biswanath Das.	
	D) Language of Signature		English.	
7.	Witness Particular (last page)		Susmita Das at 98/S, Suren Sarkar Road, Kolkata - 700010 & Rina Das at 98/H/1, Suren Sarkar Road, Kolkata - 700010	
8.	Witness particular identifying the vendors/purchasers (1 st page reverse)		Swapan Maity, son of Late Jagannath Maity, Sealdah Civil Court, Kol - 700014.	
9.	Consideration			
10.	Schedule of the property		A piece and parcel of land 105.4 Sq. ft. out of 1054 Sq. ft. together with old structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No.- 33, having its Premises No.- 98S, Suren Sarkar Road, Kolkata - 700010, under P.S.- Beleghata, A.D.S.R.O.- Sealdah, Dist. South 24 Parganas, West Bengal AND land 98.1 Sq. ft. out of 981 Sq. ft. together with old structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No.- 33, having its Premises No.- 98Q, Suren Sarkar Road, Kolkata 700010, under P.S.- Beleghata, A.D.S.R.O. Sealdah, Dist. South 24 Parganas, West Bengal.	
11.	Registration date and time		20/01/2023	
12.	Registration fees paid		Yes.	
13.	No. of stamp paper		01 No.	

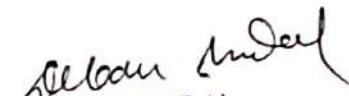
Debasis Mondal
DEBASIS MONDAL
Advocate
Civil Judge C. 711

Cont..... 4

ANNEXURE - C (Contd.)

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
14.	Stamp details D) Stamp value	Rs. 50/-		
	E) Stamp paper purchaser name	Swapan Maity of Sealdah Civil Court.		
	F) Serial number	3273		
	G) Stamp vendor	Sharmistha Chatterjee Mukherjee.		
15.	Signature Comparison of Sub-registrars	Yes.		
16.	Form 1A details			
17.	Document writer's name	Swapan Maity advocate of Sealdah Civil Court, Room No. 501, 5 th floor, Kolkata - 700014, WB/521/97.		

Note : It is pointed out that the numbers and other particulars, as contained in the certified copy, should tally with those appearing on the original title deed. It is advised that in case any particulars in the above chart do not tally, then the matter should be immediately taken up with the advocate/Borrower and investigated in detail. The certified copy of title deed, as well as original title deed, along with comparison chart, duly signed by Credit in Charge as well as Branch Manager should be kept with the loan documents and relative entry should be made to the security ledger as well.


 DEBASIS MONDAL
 Advocate
 Civil Judge Court, D.H.

ANNEXURE - C

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
1.	Document No.	02166 for the year 2023	Yes.	A.D.S.R. at Sealdah.
2.	Document Date		12/06/2023	
3.	Type of Document		Deed of Exchange.	
	H) Book No.		I	
	I) Volume		1606-2023	
	J) Pages		58477 to 58509	
4.	First Party E) Name		Sri Sujit Kumar Das & 6 th others.	
	F) Language of Signature		English.	
6.	Second Party E) Name		Smt. Anima Chakraborty & 5 th others.	
	F) Language of Signature		English.	
7.	Witness Particular (last page)		Susmita Das at 98/S, Suren Sarkar Road, Kolkata - 700010 & others	
8.	Witness particular identifying the vendors/purchasers (1 st page reverse)			
9.	Consideration			
10.	Schedule of the property		A piece and parcel of land 203.5 Sq. ft. out of 2035 Sq. ft. together with old structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No.- 33, having its Premises No.- 98S & 98Q, Suren Sarkar Road, Kolkata 700010, under P.S.- Beleghata, A.D.S.R.O. Sealdah, Dist. South 24 Parganas, West Bengal AND land 105 Sq. ft. out of 1050 Sq. ft. together with old structure thereon which is lying & situated in the Kolkata Municipal Corporation, Ward No.- 33, having its Premises No.- 98Q, Suren Sarkar Road, Kolkata 700010, under P.S.- Beleghata, A.D.S.R.O. Sealdah, Dist. South 24 Parganas, West Bengal.	
11.	Registration date and time		12/06/2023	
12.	Registration fees paid		Yes.	
13.	No. of stamp paper		01 No.	

Debasis Mondal

DEBASIS MONDAL
Advocate
Civil Judge Court B.I.I

Cont.....6

ANNEXURE - C (Contd.)

Sl. No.	Particulars	Document	Original submitted to the bank by client	Certified copy obtained from Sub-Registrar's Office by the Bank
14.	Stamp details K) Stamp value			Rs. 1000/-
	L) Stamp paper purchaser name			
	M) Serial number			7534
	N) Stamp vendor			Sharmistha Chatterjee Mukherjee.
15.	Signature Comparison of Sub-registrars			Yes.
16.	Form 1A details			
17.	Document writer's name			Swapan Maity advocate of Sealdah Civil Court, Room No. 501, 5 th floor, Kolkata - 700014, WB/521/97.

Note : It is pointed out that the numbers and other particulars, as contained in the certified copy, should tally with those appearing on the original title deed. It is advised that in case any particulars in the above chart do not tally, then the matter should be immediately taken up with the advocate/Borrower and investigated in detail. The certified copy of title deed, as well as original title deed, along with comparison chart, duly signed by Credit in Charge as well as Branch Manager should be kept with the loan documents and relative entry should be made to the security ledger as well.


 DEBASIS MONDAL
 Advocate
 Civil Judge Court, D.H.

No. REGN CC 477907

Receipt for Fees Deposited for Search or Inspection

1. Serial Number of application.....

5103

2. Date of application

03/03/2025

3. Search for the year (s)

1983-85

4. Name of office to which the record to be searched or inspected relates

S.R.C. Search Dept.

5. Name of person or property to be searched

Mr. - S. R. G. Sircar

6. Nature of document

Search & Record -

7. Particulars of record to be inspected (year, number, book, volume and page in
the case of registered document)

2

8. From whom received

Mandal (D)

9. Fees paid under Article —

F (1) (i)

Rs. 60/-

F (2) (ii)

F (2)



Registrar of

No. REGN CC 464955

Receipt for Fees Deposited for Search or Inspection

Serial Number of application 12055

Date of application 3/3/75

Search for the year (s) 1983-75

Name of office to which the record to be searched or inspected relates RSM

Name of person or property to be searched PT

Nature of document M

Particulars of record to be inspected (year, number, book, volume and page in
the case of registered document) 985 Surem Sankar Pat

11 Beleguda

D. M. D.

From whom received D. M. D.

Fees paid under Article —

) (i)

30/-

) (ii)

8

Registrar of

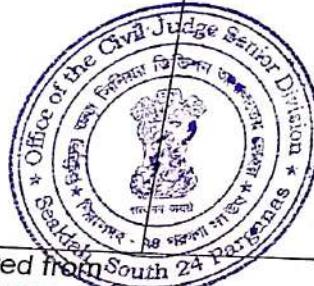
est Bengal Form No. - 870.

HIGH COURT FORM NO. (M) 55 Civil/(H) 30 (Criminal)
APPLICATION FOR INFORMATION.

Serial No. & Date.	Name & Residence of the applicant.	Nature of information required.	Date on which Information is to be ready.	Signature of Officer receiving the application.	Remarks.
1	2	3	4	5	6
883 16/4/23	Debasis Mondal. Advocate. Civil Court. Diamond Harbour. South 24 Parganas.	<p>In the Court of Ld. Civil Judge (Sr. Div.) at Sealdah Whether any Title Suit has been filed against Sugit Kumar das Sl.no- 1444 FaHick ch. das P.C.- 98 S, Surosh Sankar Road P.O & P.S- Beliaghata, Kal-10, Regarding the property is situated at 24 Phool 98 S, Surosh Sankar Road, P.O & P.S- Beliaghata, Kal-10, W.B.-33 4 cottahs & chittahs More or less For the year 2013 to 2025 If so, what is the number and present status of the Case?</p>	16/4/2025	K.S.	No Such... T.S. has been filed in this court against the person mentioned in the application during the period of ...2013...to...2025 As I found from the case information system K.S. 16/4/23



HIGH COURT FORM NO. (M) 55 Civil/(H) 30 (Criminal)
APPLICATION FOR INFORMATION.

Serial No. & Date.	Name & Residence of the applicant.	Nature of information required.	Date on which Information is to be ready.	Signature of Officer receiving the application.	Remarks.
1	2	3	4	5	6
99 884 16/4/15	<p>Debasis Mondal. Advocate. Civil Court. Diamond Harbour. South 24 Parganas</p> <p><i>Debasis Mondal</i></p>	<p>In the Court of Ld. Civil Judge (Sr Div.) at Alipore. <i>Sealdah</i></p> <p>Whether any Money Suit has been filed against</p> <p><i>Sujit Kumar Das</i></p> <p><i>10 Late FaHick ch. Das</i></p> <p>Re- 985, Suresh Sarkar Road Ward No - 33, P.O.P.S - Beliaghata Kol - 10</p> <p>For the year 2013 to 2025</p> <p>If so, what is the number and present status of the Case?</p>	16/4/15	<i>Kanu</i>	<p>No Such M.S. has been filed in this court against the person mentioned in the application during the period of 2013 to 16/4/15. As I found from the case information system</p> <p><i>Kanu</i> 16/4/2015</p>
Received information on		Debasis Mondal, Advocate			
2. Court Fees/Non- accompanying Application		I received from			
		a Application			



Certified Copy Of Registered Deed

Eligibility Criteria

- Applicant should have the valid Deed No, Registration year and the name of the office where registered.

Document Requirement

- Not Applicable.

Payment Requirement

- As applicable based in the no. of pages of copy of Deed generated by the departmental application. The fee details are like below.
- 1. Court Fees Accompanying Application – Rs. 10/-
- 2. Court Fees/Non-Judicial stamp – Rs. 10/-
- 3. Searching fee, F(1) – Rs. 2/-
- 4. Inspection fee, F(2) – Rs. 2/-
- 5. Copyinng fees/Comparing charge, G(a)- @Rs. 7.50/- per page
- 6.Urgent Fee, G(b)- Rs. 4/-
- Note: For GRIPS payment mobile number is mandatory during application submission.

Acceptance Criteria

- I hereby authorise the approving authority of the applied service to view my Aadhaar and other personal information as provided during submission of application.

12/12/2022

C. Cop?

 Certified Copy Of Registered Deed

Eligibility Criteria

- Applicant should have the valid Deed No, Registration year and the name of the office where registered.

Document Requirement

- Not Applicable.

Payment Requirement

- As applicable based in the no. of pages of copy of Deed generated by the departmental application. The fee details are like below.
- 1. Court Fees Accompanying Application – Rs. 10/-
- 2. Court Fees/Non-Judicial stamp – Rs. 10/-
- 3. Searching fee, F(1) – Rs. 2/-
- 4. Inspection fee, F(2) – Rs. 2/-
- 5. Copyinng fees/Comparing charge, G(a)- @Rs. 7.50/- per page
- 6.Urgent Fee, G(b)- Rs. 4/-
- Note: For GRIPS payment mobile number is mandatory during application submission.

Acceptance Criteria

- I hereby authorise the approving authority of the applied service to view my Aadhaar and other personal information as provided during submission of application.

C. COPY