

BIJOY SARKAR B.A. LL.B

Advocate

BARASAT DISTRICT JUDGES' COURT

Room No. 3, Near Court Post Office,
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Communication Address: Sarat Bose Lane,
P.O Rajbari, P.S Airport, Kolkata-700081

Memo No: _____

Date: 23/09/2024

NO ENCUMBRANCE CERTIFICATE

TO WHOM IT MAY CONCERN

PRESENT OWNER:- SRI RAJIB GON alias Rajib Kumar Gon (PAN AHXPG3726B, Aadhaar No. 457229683717, D.O.B. 24.07.1974), son of Bankim Chandra Gon, by faith - Hindu, by Nationality Indian, by Occupation Business, residing at 66, R.N Guha Road, PO & PS Dum Dum, Kolkata 700028, Dist. North 24-Parganas, West Bengal.

PROPERTY IN QUESTION:- ALL THAT piece or parcel of a plot of land measuring an area of 3 Cottahs 2 Chittacks 27 Sq.ft. be the same a little more or less being Plot No. 17, lying and situated at Mouza- Dum Dum House, JL No 19, RS No 237, Touzi No. 1070/2834, comprised in R.S Dag No. 201 & 208, under R.S Khatian No. 167 & 168, within the jurisdiction of Dum Dum Police Station, within the local limits of South Dum Dum Municipality, in the District of North 24-Parganas.

DEVOLUTION OF TITLE:- One Smt. Haridashi Das, wife of Late Debendra Chandra Das purchased of ALL THAT piece or parcel of a plot of land measuring an area of 3 Cottahs 2 Chittacks 27 Sq.ft. be the same a little more or less being Plot No. 17, lying and situated at Mouza- Dum Dum House, JL No 19, RS No 237, Touzi No. 1070/2834, comprised in R.S Dag No. 201 & 208, under R.S Khatian No. 167 & 168, within the jurisdiction of Dum Dum Police Station, within the local limits of South Dum Dum Municipality, in the District of North 24-Parganas from Rajbala Bandyopadhyay and Champa Rani Bandyopadhyay, by virtue of one registered Bengali Saf Bikray Kobala, duly registered before the Sub- Registrar at Cossipore Dum Dum and recorded in Book No. 1, Being No 6758 for the year 1955.



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WHEREAS thereafter some mistake of the said registration Bengali Saaf Bikray Kobala and the said Rajbala Bandyopadhyay and Champa Rani Bandyopadhyay executed one Nadabi Patra executed on 21.03.1956 unto and in favour of said Smt. Haridashi Das, which was duly registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No I, Being No. 2829 for the year 1956.

AND WHEREAS thereafter the said Rajbala Bandyopadhyay and Champa Rani Bandyopadhyay jointly executed one fresh Bengali Saf Bikray Kobala dated 11 12.1959, unto and in favour of Smt. Haridashi Das, which was duly registered before the Sub- Registrar at Cossipore Dum Dum and recorded in Book No. I. Volume No. 123, Pages 1 to 6. Being No. 8328 for the year 1959

AND WHEREAS by virtue of the aforesaid Bengali Saf Bikray Kobala, the said Smt. Haridashi Das became the absolute Owner of the property and while enjoying the same, the said Smt. Haridashi Das sold, conveyed and transferred of ALL THAT piece or parcel of a plot of land measuring an area of 3 Cottahs 2 Chittacks 27 Sq.ft. be the same a little more or less unto and in favour of Sri Ranjit Kumar Gon and Sri Rajib Gon, alias Rajib Kumar Gon Owner herein, by virtue of one Bengali Saf Bikray Kobala dated 03.03.1983, duly registered before the Sub-Registrar at Cossipore Dum Dum and recorded in Book No. 1. Volume No. 58. Pages 202 to 210. Being No. 2111 for the year 1983.

AND WHEREAS after purchase the said property, the said Sri Ranjit Kumar Gon and Sri Rajib Gon, alias Rajib Kumar Gon jointly mutated their names to the concerned South Dum Dum Municipality and obtained a Holding No. 129. R. N. Guha Road under Ward No 8 and also recorded their names to the concerned BL & LR Office under LR Khatian No. 1553 in the name of Sri Ranjit Kumar Gon and L.R Khatian No 1616 in the name of Sri Rajib Kumar Gon, alias Rajib Gon.



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AND WHEREAS while enjoying the same, the said Sn Ranjit Kumar Gon gifted and transferred of his undivided 1/2 share or interest of ALL THAT undivided half share or interest of a plot of bastu land measuring an area of 3 Cottahs 2 Chittacks 27 Sq.ft. more or less unto and in favour of Sri Rajib Kumar Gon. alias Rajib Gon by virtue of one registered Deed of Gift dated 16.04.2024, duly registered before the Additional District Sub-Registrar at Cossipore Dum Dum and recorded in Book No 1. Volume No. 1506-2024, Pages 116338 to 116356, Being No 03801 for the year 2024.

Since then Present Owner Sri Rajib Kumar Gon. alias Rajib Gon herein became the absolute Owner of 3 Cottahs 2 Chittacks 27 Sq.ft. and now seized and possessed of and / or otherwise well and sufficiently entitled to the said property and enjoying the same peacefully, freely, absolutely and without any interruptions from any corners together with rights to gift and / or transfer or Development Agreement the same to any person or persons as she will think fit and proper.

I hereby certify that the abovementioned land of **Sahanur Islam Gazi S/o. Ansar Ali Gazi @ Anchar Ali Gazi** of Vill- Taragopal, P.O.- Barunhat, P.S.- Hasnabad, Dist.- North 24 Parganas, Pin- 743426, as is Mortgaged with Axis Bank Ltd. Bongaon Branch.

Thanking You,

Yours' Faithfully,



BIJOY SARKAR (ADVOCATE)
BARASAT JUDGE'S COURT
NORTH 24 PARGANAS