

2428

200 Rs.



Admissible under Section 28(1)(28(b))  
of the Urban Land (Ceiling & Regulation)  
Act-1976

Admissible under rule 21 also U/S 5(1)  
and 14(1) of Act 1955 duly stamped  
under the Indian Stamp Act 1926.

Subsequent to tender of fine No. 23  
Fees paid..... 87.50



*Handwritten notes:*  
P. No. 23  
9500/-

*Handwritten notes:*  
87.50  
1.80  
91.30  
12.6.79

*Signature:*  
Sub-Registrar of Barrackpore

DEED OF ABSOLUTE SALE FOR OR AT RS. 9500/=

THIS DEED OF ABSOLUTE SALE is made this 25<sup>th</sup> June day  
of June 1979..... One thousand nine hundred and seventy nine  
B E T W E E N SHRI GOBINDA MOHAN BHATTACHARYA son of  
Late Kunja Behari Bhattacharya resident of Naba Barrackpore,  
Ward No. 5, P.O. New Barrackpore, P.S. Khardah, District  
24-Parganas, by caste Hindu, by occupation Service Holder  
hereinafter called the V E N D O R ( which expression  
where the context so admits shall include his heirs,  
executors, administrators, representatives and assigns )  
of the O N E P A R T.

1687  
 Minimal Kanti Dore  
 55, Gopur Rd.  
 Cal-Dy

Boat

23.5.79

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 10 10 -  
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Presented for Registration at 11:30  
 A.M. on the 12-15 of June 1979  
 by *Yokanda Subhan Bhatlacharya*  
 one of the executors & witnesses.

*Yokanda Subhan Bhatlacharya*  
 SUB-REGISTRAR OF BARRACKPORE  
 12.6.79

Execution is identified

*Yokanda Subhan Bhatlacharya*  
 by *W. S. Sanyal*  
 of *New Barrackpore*  
 Thana *Kankam*  
 District *24*  
 by *W. S. Sanyal*  
 by profession *Advocate*

*Yokanda Subhan Bhatlacharya*



2773

Identified

*Tapan Kumar Bhatlacharya*  
 by *W. S. Sanyal*  
 of *New Barrackpore*  
 Thana *3*  
 District *24*  
 by *W. S. Sanyal*  
 by profession *Advocate*

*Tapan Kumar Bhatlacharya*  
*Gobindamohan Bhatlacharya*  
*S. Sanyal*  
*S. Sanyal*

*Yokanda Subhan Bhatlacharya*  
 SUB-REGISTRAR OF BARRACKPORE  
 12.6.79



- 2 -

A N D

SHRI MRINAL KANTI BASU son of Late Manindra Nath Basu resident of 55, Jawpore Road, P.S. Dum Dum, Calcutta-74 by caste Hindu, by occupation Service Holder, hereinafter called the V E N D E E or the P U R C H A S E R ( which expression where the context so admits shall include his heirs, executors, administrators, representatives and assigns ) of the O T H E R P A R T.

Contd....3

1687  
Minna Kanti Bore  
55, Jopur Rd.

cat-24  
Boat

23.5.79

2@ 200/-	400/-
1@	75/-
1@	10/-
1@	11/-
	<hr/>
	486/-



12.6.79  
REGISTRAR OF COMPANIES



- 3 -

W H E R E A S the Vendor above named Shri Gobinda Mohan Bhattacharya is the absolute and sole beneficial owner of Rayat Dakhali residential land by estimation .08 1/4 Decimal or by local measurement about 5 K. ( Five Cottahs ) comprised in Dag No. 232 recorded in Khatian No. 137 of Mouza Ahrampur under P.S. Khardah within the District of 24-Parganas hereinafter more fully described.

A N D W H E R E A S the Vendor is fully seised and possessed of or otherwise well and lawfully entitled as his absolute property to the land heriditaments comprised in the aforesaid Dag and Khatian in

1687  
Mamul Kanti Bose  
55, Gopur Rd. Cal-74

Bad

23.5.79

2 @ 200/-	400/-
1 @	75/-
1 @	10/-
1 @	1/-
	<hr/>
	486/-



12.6.79  
SUB-REGISTRAR OF BARRACKPORE



- 4 -

in Mouza Ahrampur more fully described below and particularly written hereunder in the Schedule which Scheduled land is hereby intended to be sold, conveyed and assured unto and to the use of the purchaser free from all encumbrances together with all manner of easements and rights of passages.

AND WHEREAS the Vendor hereof on the basis of an agreement dated 17th June 1959 was allotted the said piece or parcel of land area 5 Kattas for his residential buildings by the new Barrackpore Co-operative Homes Limited. And the Vendor seised and possessed of the allotted land and he had been in use occupation and enjoyment of the same for all the material time without interruption.

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177 Annual Kanti Bose  
55, Gopur Rd. Cal-74

23.5.79  
Gagan

2 @ 200 - 400 -  
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12-6-79  
Sd/- DEPT. OF BARRACKPORE



- 5 -

AND WHEREAS by a Kobala dated 4-10-1978 registered at S. R. Barrackpore in Book I, Volume 12, Pages 257 to 280, Being No. 4072 for the year 1978 for consideration mentioned therein, the said Co-operative Homes Ltd. transferred by way of sale all that piece or parcel of land area 5 Kattas in Dag No. 237 under Khatian No. 137 in Mouza Ahrampur in favour of the said Gobinda Mohan Bhattacharya, the Vendor to these presents.

AND WHEREAS the Vendor is now absolutely possessed of the said land and has agreed with the purchaser to sell to him of the same land for or at Rs. 9500/= (Rupees Nine thousand five hundred) only.

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Minal Kanti Bose  
55, Gopur Rd.

cat 74

23 Jun 79

Good

2@ 200	-	400	-
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1@		10	-
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 DIRECTORATE OF BARRACKPORE

AND WHEREAS Notwithstanding any act deed or thing whatsoever done by the Vendor, the Vendor has good right full power, absolute authority and indefeasible title to the land for sale to the said purchaser.

Now this indenture witnesseth as follows :-

IN PURSUANCE of the said agreement and in consideration of the said sum of Rs. 9500/= ( Rupees Nine thousand five hundred ) only paid by the purchaser to the Vendor on or before the execution of these presents the receipt whereof the Vendor doth hereby as well as by the receipt hereunder in the memo of consideration admit and acknowledge and of and from the same forever acquit release discharge and exonerate the purchaser as well as the said land intended to be hereby granted and conveyed; the Vendor doth as the absolute owner and being in use, occupation possession and enjoyment of the said 5 Kattas of land, grant convey transfer assign and assure unto and to the purchaser A L L T H A T piece or parcel of revenue paying land measuring 5 Kattas more or less situate lying in Mouza Ahrampur, P.S. Khardah, Sub-Registry Office Barrackpore in the District of 24-Parganas comprised in Dag No. 237 under Khatian No. 137 more fully described in the Schedule hereunder written and delineated on the plan annexed hereto and thereon shown with red border together with full benefit of passages, ways, waterways,



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12-11-79  
SINGAPORE

rights, liberties, privileges all manner of easements and appurtenances belonging and all the estate right title and interest property claim and demand whatsoever of the Vendor into out or and upon the said piece or parcel of land hereby conveyed unto the purchaser.

TO HAVE AND TO HOLD the said piece or parcel of land herein comprised and hereby granted conveyed transferred and assigned or intended to be so unto the purchaser absolutely and forever free from all encumbrances the Vendor doth hereby covenant with the purchaser as follows :-

a) THE INTEREST which the Vendor professes to transfer subsists and he has good right full power absolute authority and indefeasible title to grant convey transfer and assign and assure the said piece or parcel of land and premises hereby sold and transferred unto the purchaser in manner as aforesaid.

b) THE SAID PIECE OR PARCEL of land and premises shall be quietly and peaceably entered into and held and enjoyed and possessed absolutely and the rents issues and profits received therefrom by the purchaser without any interruption claim or demand by the Vendor and without any lawful eviction disturbance or interruption by any other person or persons whomsoever.

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SD2-RE STRAN-OF BANGKOK  
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c) THE SAID PIECE OR PARCEL of land and premises hereby sold conveyed and transferred unto the purchaser is freed and discharged from or otherwise by the Vendor sufficiently indemnified against all and all manner of encumbrances claims and demands whatsoever created occasioned or made by the Vendor or any of his predecessor-in-interest or any person or persons whomsoever.

d) THE VENDOR and every person or persons having or lawfully claiming any estate right title or interest into or upon the said piece or parcel of land and premises hereby sold conveyed and transferred unto the purchaser or any part thereof shall and will at all times hereafter upon every reasonable request and at the cost of the purchaser make do acknowledge execute and perfect all such further and other lawful and reasonable acts deeds assurance matters and things whatsoever for the further better and more perfectly assuring the said piece or parcel of land and premises unto the purchaser in manner as shall or may be reasonably required.

e) THE SAID PIECE OR PARCEL of land and premises or any part of portion thereof or any interest therein have or has not vested in and/or are or is not acquired by the State of West Bengal Estate Acquisition Act, 1953 or statutory modification thereof or any other law for the time being in force.



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SUB-REGISTRAR OF BARRACKPORE

f) THE PURCHASER will be entitled to mutate his name in respect of the said piece or parcel of land with the authorities concerned. The purchaser will pay the proportionate rent of revenue being Re. 1/= to the State of West Bengal.

g) If it transpires that the said piece or parcel of land and premises hereby sold conveyed transferred by the Vendor are or is not free from encumbrances as hereinbefore covenanted the Vendor will be liable both in Civil and Criminal actions - to the purchaser and the Vendor will be further bound to make good any loss to be sustained by the purchaser.

Schedule referred to above.

A L L T H A T piece or parcel of Rayati Swatwla land measuring 5 Kattas or 3 1/4 Satak situate lying in Mouza Ahrampur, P.S. Khardah, Sub-Registry Barrackpore Pargana Kalikata, in the District of 24-Parganas Collectorate Touzi No. 179, J.L.No. 35, R.S.No. 93, Khatian No. 137, Adhin Khatian No. 137, Dag No. 232. The land sold hereby together with all manner of easements measuring 5 Kattas bearing proportionate rent of revenue Re. 1/= payable to the land lord. The sold land is shown on the plan with red border and annexed hereto and butted and bounded as follows :-



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12-6-79  
SUP. DEPT. OF BARRACKS

On the North by : Road.

On the South by : Haridas Bhattacharya and others.

On the East by : Radha Rani Debi.

On the West by : Jadunath Bhattacharya.

IN WITNESS WHEREOF the Vendor has set his hand and subscribed hereunder on day month and year first above written in presence of witnesses :-

Witnesses :-

*Gobindo Mohan Bhattacharya*

- 1. Tara Pada Majumder.  
2. No. Dum Dum Road,  
Calcutta - 74

.....  
Signature of the Vendor.

- 2. Tapan Kumar Bhattacharya.  
P.O. New Barrapore.  
Dt. 24 Paraganas.

MEMO OF CONSIDERATION

Paid by cash Rs. 9500/= ( Rupees Nine thousand five hundred ) only of and from the within mentioned and received by the Vendor on execution of these presents in presence of the above mentioned witnesses .

Draft drawn by :-

*Schal 25/5/79*  
S.C.Pal, B.L. Advocate,  
56, Luxminarayan Road,  
Calcutta-65.

*Gobindo Mohan Bhattacharya*

.....  
Signature of the Vendor.

Typed by :-

*Shankar Chowdhury*  
Shankar Chowdhury,  
100, South Sinthee Road,  
Calcutta-30.

N.120

*Printed*

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Volume I. No. ... 51 ...  
Pages... 167... 173  
Being No. ... 242 ...  
For the Year. 1927



SUB-DIVISION OF BARRACKPORE  
12.6.29



*Synata Corp*  
SUB-DIVISION OF BARRACKPORE  
17-8-79

PLAN OF A LAND AT MOUZA  
MARAMPORE, J.L. NO-35, P.S. NO-98,  
TOUZI NO-179, KHATIAN NO-137, C.S. DAG NO-  
232, P.O. NEWBARAKPORE, P.S. KHARDHA  
DIST-24 PARAGANAS  
SCALE 20'-0"=1 INCH

Signature of the Vendor:

12'-0" WIDE ROAD,

JADUNATH BHATTACHARYA



RADHANANI DEVI

Rabindranath Bhattacharya

HARIDAS BHATTACHARYA & OTHERS

5029



12.6.29  
SINGAPORE POST OFFICE

*Postal*  
Ho K so  
Volume 10  
Page 175  
Bank Co. 2408  
For the year 1929