

16585/23

F-15855/23

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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AP 783029

06/10/23

Q.2 2544802/23

Certified that the document is admitted to registration. The signature sheets and the endroesment sheets attached with the document are the part of this document

District Sub-Register-11
Alipore, South 24-pargana

16 OCT 2023

DEED OF AMALGAMATION

This **DEED OF AMALGAMATION** made on this 06th day of October, 2023 (Two Thousand Twenty Three);

AMONG

15 SEP 2023

11635

No. ₹ 100/- Date.....

Name : Sudip Kumar Bhattacharya (Adv.)

Address : C.M. Court, Calcutta.....

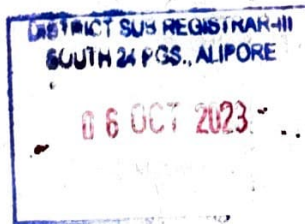
Vendor :

Alipore Collectorate, 24 Pgs. (South)

SUBHANKAR DAS

STAMP VENDOR

Alipore Police Court, KOI-27



Shishshendu Dutta.
S/o - Smt Shyamal Dutta.
Alipore Police Court,
Koi. 27.

SRI MRINAL KANTI DAS (PAN ADRPD7785K) (AADHAR 4308 8415 4403) son of Late Manindra Chandra Das, by nationality: Indian, by religion: Hindu, by occupation: Retired, residing at 150, Ramkrishnanagar, P.O. Laskarpur, P.S:- formerly Sonarpur now Narendrapur., Kolkata - 700153, District – South 24 Parganas, hereinafter called and referred to as the **FIRST PARTY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his legal heirs, successors, nominees, assigns, executors, and administrators) of the **FIRST PART**.

AND

SRI MANASH DAS, (PAN ADLPD1443L) (AADHAR 5015 5927 5803) son of Late Manindra Chandra Das, by nationality: Indian, by religion: Hindu, by occupation: Service, residing at 150, Ramkrishnanagar, P.O. Laskarpur, P.S:- formerly Sonarpur now Narendrapur., Kolkata - 700153, District – South 24 Parganas,, hereinafter called and referred to as the **SECOND PARTY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his legal heirs, successors, nominees, assigns, executors, and administrators) of the **SECOND PART**.

AND

SMT. RITA DAS (PAN BZVPD1493B) (AADHAAR No. 6752 8417 2507) wife of Sri Mihir Baran Das Das, by nationality: Indian, by religion: Hindu, by occupation: Housewife, residing at 150, Ramkrishnanagar, P.O. Laskarpur, P.S:- formerly Sonarpur now Narendrapur., Kolkata - 700153, District – South 24 Parganas, hereinafter called and referred to as the **THIRD PARTY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her legal heirs, successors, nominees, assigns, executors, and administrators) of the **THIRD PART**.

AND

SMT. PURABI BAGCHI (PAN AILPB9696E) (AADHAAR No. 9080 9936 2137) wife of Late Gautam Bagchi, by nationality: Indian, by religion: Hindu, by occupation: Housewife, residing at 150, Ramkrishnanagar, P.O. Laskarpur, P.S:- formerly Sonarpur now Narendrapur., Kolkata - 700153, District – South 24 Parganas, hereinafter called and referred to as the **FOURTH PARTY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her legal heirs, successors, nominees, assigns, executors, and administrators) of the **FOURTH PART**.

WHEREAS Sri Mrinal Kanti Das, the **FIRST PARTY** herein is the owner of undivided $\frac{1}{2}$ (**50%**) share of **ALL THAT** piece and parcel of Bastu land marked as plot no '3', measuring about 05 Cottah 08 Chitak which is equivalent to **02 Cottah 12 Chitak** be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos.3367, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, by virtue of Hindu Law of

inheritance being one of the legal heirs of his predecessor Late Manindra Chandra Das and also by way of 'Deed of Gift' dated 12th day of May, 2023, followed by 'Deed of Declaration' dated 16.06.2023 which were registered at the office of D.S.R-IV, South 24 Parganas and recorded as Book No-I, Volume No 1604-2023, Pages from 165219 to 165239 being No 160405788 for the year 2023 and Book No-I, Volume No 1604-2023, Pages from 220614 to 220625 being No 160407385 for the year 2023 respectively from his mother Renuka Das.

AND WHEREAS Sri Manash Das, the **SECOND PARTY** herein is the owner of undivided 1/4th (25%) share of **ALL THAT** piece and parcel of Bastu land marked as plot no '3', measuring about 05 Cottah 08 Chitak which is equivalent to 01 Cottah 06 Chitak be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3369, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, by virtue of Hindu Law of inheritance being one of the legal heirs of his predecessor Late Manindra Chandra Das.

AND WHEREAS Smt Rita Das, the **THIRD PARTY** herein is the owner of undivided 1/4th (25%) share of **ALL THAT** piece and parcel of Bastu land marked as plot no '3', measuring about 05 Cottah 08 Chitak which is equivalent to 01 Cottah 06 Chitak be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3424, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, by virtue of a registered 'Deed of Gift' dated 12th day of May, 2023 followed by 'Deed of Declaration' dated 16.06.2023 which were registered at the office of D.S.R-IV, South 24 Parganas and recorded as Book No-I, Volume No 1604-2023, Pages from 165501 to 165522 being No 160405789 for the year 2023 and Book No-I, Volume No 1604-2023, Pages from 220626 to 220637 being No 160407386 for the year 2023 respectively from her husband Mihir Baran Das.

AND WHEREAS Smt. Purabi Bagchi, the **FOURTH PARTY** herein is the Owners of 01 Cottah 13 Chitak 10 sq.ft. be the same or little more or less situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 576, R.S. Dag No. 91, L.R. Dag no. 611, L.R. Khatian No. 3397, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, by virtue of a registered 'Deed of Gift' dated 11.12.1972, which was registered at the office of A.D.S.R Sonarpur,

South 24 Parganas and recorded as Book No-I, Volume No 52, Pages from 103 to 106 being No 3899 for the year 1972.

AND WHEREAS all the parties herein have jointly decided to construct one building to get the benefit of F.A.R for which all the parties herein have mutually agreed to amalgamate/exchange and transfer of the ownership in respect of the their respective land among themselves viz. that the first party herein shall convey the property mentioned in the '**Schedule-A**' to the Second Party , Third Party and the Fourth Party, in lieu thereof the Second Party herein shall convey the property mentioned in the '**Schedule-B**' to the First Party, Third Party and Fourth Party, in lieu thereof the Third Party shall convey the property mentioned in the '**Schedule-C**' to the First Party , Second Party and the Fourth Party and the Fourth Party in lieu thereof shall convey the property mentioned in the '**Schedule-D**' to the First Party and the Second Party and Third Party herein.

AND WHEREAS after execution of this Deed of Amalgamation, all the parties shall be the joint owners of the total plot of land measuring more or less 07 Cottah 05 Chitak 10 Square Feet as described in the '**Schedule-E**' hereunder written.

NOW THIS DEED WITNESSETH that in pursuance of the aforesaid agreement and in consideration of the transfer effected by the First Party herein as beneficial owner do hereby grant, convey, transfer, assign and assure UNTO and in favour of the Second Party, Third Party and the Fourth Party in respect of undivided respective share of land more fully described in the 'Schedule A' hereunder from all encumbrances, **TO HAVE AND TO HOLD** the same absolutely and forever in exchange for what is hereunder transferred by the Second Party, Third Party and the Fourth Party.

AND WHEREAS the Second Party herein in further pursuance of the aforesaid agreement and in consideration of the transfer effected by the Second Party herein as beneficial owner do hereby grant, convey, transfer, assign and assure UNTO and in favour of the First Party, Third Party and the Fourth Party in respect of undivided respective share of land more fully described in the 'Schedule-B' hereunder from all encumbrances, **TO HAVE AND TO HOLD** the same absolutely and forever in exchange for what is hereunder transferred by the First Party and Third Party in favour of the Second Party as aforesaid.

AND WHEREAS the Third Party herein in further pursuance of the aforesaid agreement and in consideration of the transfer effected by the Third Party herein as beneficial owner do hereby grant, convey, transfer, assign and assure UNTO and in favour of the First Party, Second Party and the Fourth

Party in respect of undivided respective share of land more fully described in the 'Schedule-C' hereunder from all encumbrances, **TO HAVE AND TO HOLD** the same absolutely and forever in exchange for what is hereunder transferred by the First Party and Second Party in favour of the Third Party as aforesaid.

AND WHEREAS the Fourth Party herein in further pursuance of the aforesaid agreement and in consideration of the transfer effected by the Fourth Party herein as beneficial owner do hereby grant, convey, transfer, assign and assure UNTO and in favour of the First Party, Second Party and the Third Party in respect of undivided respective share of land more fully described in the 'Schedule-D' hereunder from all encumbrances, **TO HAVE AND TO HOLD** the same absolutely and forever in exchange for what is hereunder transferred by the First Party and Second Party in favour of the Third Party as aforesaid.

IT IS HEREBY AGREED AND DECLARED that all the parties have good right, full power absolute authority and indefeasible title to give, grant, transfer and convey the property amalgamated/exchanged by this Deed **AND** that the Parties shall at all times hereafter peaceably and quietly hold, possess and enjoy the same without any claim, demand, or interruption by the other and will at the request and cost of the other, execute every such assurance and assurances and further to execute and perform every such act, deed or thing as shall reasonably be required by the other for further and more perfectly assuring to the other the property hereby conveyed to him or her or them.

IT IS HEREBY FURTHER DECLARED that the value of the property area specified in Schedule-A higher than the, Schedule-B, Schedule-C and Schedule-D property area, area specified in Schedule-D is lesser than Schedule-A but higher than Schedule-B and Schedule-C and the Schedule-B and Schedule-C property are equal and the total property area valued Rs. 10, 00,000/- (Rupees Ten Lakhs) only.

THREE SEPARATE PROPERTIES GIVEN BELOW:

1. **ALL THAT** piece and parcel of Bastu land measuring about **02 Cottah 12 Chitak** be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos.3367, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150.
2. **ALL THAT** piece and parcel of Bastu land measuring about **01 Cottah 06 Chitak** be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No.

174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3369, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150.

- 3. ALL THAT** piece and parcel of Bastu land measuring about 01 Cottah 06 Chitak be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3424, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150.
- 4. ALL THAT** piece and parcel of Bastu land measuring about 01 Cottah 13 Chitak 10 sq.ft. be the same or little more or less situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 576, R.S. Dag No. 91, L.R. Dag no. 611, L.R. Khatian No. 3397, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150.

'SCHEDULE-A' ABOVE REFERRED TO:

(First Party convey and transfer to the Second Party, Third Party and the Fourth Party)

ALL THAT piece and parcel of Bastu land measuring about **02 Cottah 12 Chitak** be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3367, 3423, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, more specifically shown in the map or plan colored BLUE Border marked as Lot-A.

'SCHEDULE-B' ABOVE REFERRED TO:

(Second Party convey and transfer to the First Party, Third Party and the Fourth Party)

ALL THAT piece and parcel of Bastu land measuring about **01 Cottah 06 Chitak** be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3369, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, more specifically shown in the map or plan colored GREEN Border marked as Lot-B.

'SCHEDULE-C' ABOVE REFERRED TO:

(Third Party convey and transfer to the First Party, Second Party and the Fourth Party)

ALL THAT piece and parcel of Bastu land measuring about 01 Cottah 06 Chitak be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3424, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, more specifically shown in the map or plan colored YELLOW Border marked as Lot-C.

'SCHEDULE-D' ABOVE REFERRED TO:

(Third Party convey and transfer to the First Party, Second Party and the Fourth Party)

ALL THAT piece and parcel of Bastu land measuring about 01 Cottah 13 Chitak 10 sq.ft. be the same or little more or less situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, L.R. Dag no. 611, L.R. Khatian No. 3397, under P.S. Sonarpur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, more specifically shown in the map or plan colored RED Border marked as Lot-D.

'SCHEDULE-E' ABOVE REFERRED TO:

(After the execution of this Deed of Amalgamation, all the parties shall be the joint owners of the total plot of land)

ALL THAT piece and parcel of Bastu land marked as plot no '3', measuring about 07 Cottah 05 Chitak 10 Square Feet be the same or little more or less, lying and situated at Pargana: Magura, Mouza: Laskarpur, J.L. No. 57, Re. Sa. No. 174, Touzi No. 14, R.S. Khatian No. 576, R.S. Dag No. 91, R.S. Khatian No. 574, R.S. Dag No. 212, R.S. Khatian No. 579, R.S. Dag No. 92, L.R. Dag No. 612, L.R. Khatian Nos. 3367, 3369, 3424, L.R. Dag no. 611, L.R. Khatian No. 3397, under P.S. formerly Sonarpur now Narendrapur, District: South 24 Parganas, within the limits of Rajpur-Sonarpur Municipality, Ward No. 30, Holding No. 150, more specifically shown in the map or plan colored GREEN Border marked as Lot-D and the total property is butted and bounded as:

By North	:	Dag No 91, Scheme Plot No. '2';
By South	:	Dag No 91 & 212, Scheme Plot No. '6';
By East	:	12 feet wide common passage;
By West	:	Land of Dag No. 1454;

Purabi Bagchi

Road Name - Laskarpur Road.

IN WITNESS WHEREOF both the parties herein have put their respective hands and seals on this the day month and year first above written.

SIGNED, SEALED AND DELIVERED

by the **FIRST PARTY**:

Mrinal Kanti Das

SIGNATURE OF THE FIRST PARTY

**SIGNED, SEALED AND
DELIVERED** by the **SECOND PARTY**:

Manish Das

SIGNATURE OF THE SECOND PARTY

**SIGNED, SEALED AND
DELIVERED** by the **THIRD PARTY**:

Rita Das

SIGNATURE OF THE THIRD PARTY

Purabi Bagchi

SIGNATURE OF THE FOURTH PARTY

In presence of:

- 1) *Manikangso Borin*
Ranabina Nag
Kol-153
- 2) *Mainak Das*
Ranabina Nag, Kol-153

Drafted by me as per instructions provided by the parties above:

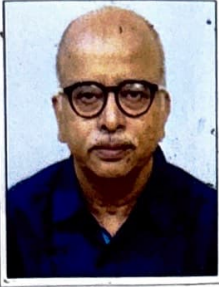



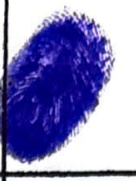






Sudip Kumar Bhaumik

(SUDIP KUMAR BHAUMIK)












Advocate

City Seasons & Metropolitan Magistrates' Court, Calcutta


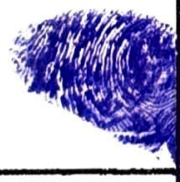
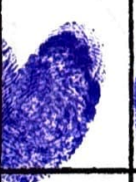







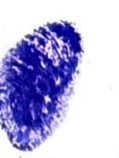
Enrolment No. WB/124/2007

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					












Name MRINAL KANTI DAS
 Signature Mrinal Kanti Das

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name MANASH DAS
 Signature Manash Das

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name RITA DAS
 Signature Rita Das

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name PURABI BAGCHI
 Signature Purabi Bagchi

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					

Name _____
 Signature _____

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					

Name _____
 Signature _____

Major Information of the Deed

Deed No :	I-1603-15855/2023	Date of Registration	06/10/2023
Query No / Year	1603-2002544802/2023	Office where deed is registered	
Query Date	05/10/2023 6:29:24 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	SHIRSHENDU DUTTA 450, PEYARA BAGAN,Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, PIN - 700153, Mobile No. : 9831911012, Status :Deed Writer		
Transaction		Additional Transaction	
[1301] Merger/Demerger, Amalgamation (Other than company amalgamation)		[4305] Other than Immovable Property, Declaration [No of Declaration : 2]	
Set Forth value		Market Value	
Rs. 2/-		Rs. 89,28,564/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 44,663/- (Article:23)		Rs. 89,332/- (Article:A(1), E)	
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



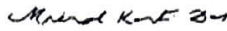






District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: Kalitala Road (Laskarpur),
Mouza: Laskarpur, , Ward No: 030, Holding No:150 JI No: 57, Pin Code : 700153

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-612 (RS :-)	LR-3367	Bastu	Bastu	7 Katha 5 Chatak 10 Sq Ft	1/-	89,01,564/-	Width of Approach Road: 12 Ft.,
Grand Total :					12.0885Dec	1 /-	89,01,564 /-	



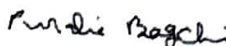
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	1/-	27,000/-	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	1 /-	27,000 /-	


Seller Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	MRINAL KANTI DAS Son of Late MANINDRA CHANDRA DAS Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office		 Captured	
	06/10/2023	06/10/2023	LTI	06/10/2023
150, RAMKRISHNA NAGAR, City:- , P.O:- LASKARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700153 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: ADxxxxxx5K, Aadhaar No: 43xxxxxxxx4403, Status :Individual, Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	MANASH DAS Son of Late MANINDRA CHANDRA DAS Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office		 Captured	
	06/10/2023	06/10/2023	LTI	06/10/2023
150, RAMKRISHNA NAGAR, City:- , P.O:- LASKARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700153 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: ADxxxxxx3L, Aadhaar No: 50xxxxxxxx5803, Status :Individual, Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office				
3	Name	Photo	Finger Print	Signature
	RITA DAS Wife of MIHIR BARAN DAS Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office		 Captured	
	06/10/2023	06/10/2023	LTI	06/10/2023
150, RAMKRISHNA NAGAR, City:- , P.O:- LASKARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700153 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: BZxxxxxx3B, Aadhaar No: 67xxxxxxxx2507, Status :Individual, Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office				

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name PURABI BAGCHI (Presentant) Wife of Late GAUTAM BAGCHI Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office	Photo  06/10/2023	Finger Print  Captured LTI 06/10/2023	Signature  06/10/2023
Wife of Late GAUTAM BAGCHI 150, RAMKRISHNANAGAR, City:- , P.O:- LASKARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700153 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: aixxxxxx6e, Aadhaar No: 90xxxxxxxxx2137, Status :Individual, Executed by: Self, Date of Execution: 06/10/2023 , Admitted by: Self, Date of Admission: 06/10/2023 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
SHIRSHENDU DUTTA Son of SHYAMAL DUTTA ALIPORE, City:- , P.O:- ALIPORE, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027	 06/10/2023	 Captured 06/10/2023	 06/10/2023
Identifier Of MRINAL KANTI DAS, MANASH DAS, RITA DAS, PURABI BAGCHI			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	MRINAL KANTI DAS	PURABI BAGCHI-4.02951 Dec
2	MANASH DAS	PURABI BAGCHI-4.02951 Dec
3	RITA DAS	PURABI BAGCHI-4.02951 Dec

Transfer of property for S1

SI.No	From	To. with area (Name-Area)
1	MRINAL KANTI DAS	-25.00000000 Sq Ft
2	MANASH DAS	-25.00000000 Sq Ft
3	RITA DAS	-25.00000000 Sq Ft
4		-25.00000000 Sq Ft

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: Kalitala Road (Laskarpur),
Mouza: Laskarpur, , Ward No: 030, Holding No:150 JI No: 57, Pin Code : 700153

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 612, LR Khatian No:- 3367	Owner:মৃণাল কান্তি দাস, Gurdian:মনীন্দ্র চন্দ্র, Address:নিজ , Classification:বালু, Area:0.05000000 Acre,	MRINAL KANTI DAS

Endorsement For Deed Number : I - 160315855 / 2023

On 06-10-2023

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 : 23 of Indian Stamp Act 1899.

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

Presented for registration at 12:45 hrs on 06-10-2023, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by PURABI BAGCHI ,Claimant.

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 89,28,564/-

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

Execution is admitted on 06/10/2023 by 1. MRINAL KANTI DAS, Son of Late MANINDRA CHANDRA DAS, 150, RAMKRISHNA NAGAR, P.O: LASKARPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession Retired Person, 2. MANASH DAS, Son of Late MANINDRA CHANDRA DAS, 150, RAMKRISHNA NAGAR, P.O: LASKARPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession Service, 3. RITA DAS, Wife of MIHIR BARAN DAS, 150, RAMKRISHNA NAGAR, P.O: LASKARPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession House wife, 4. PURABI BAGCHI, Wife of Late GAUTAM BAGCHI, 150, RAMKRISHNANAGAR, P.O: LASKARPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by Profession House wife

Indetified by SHIRSHENDU DUTTA, , Son of SHYAMAL DUTTA, ALIPORE, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 89,332.00/- (A(1) = Rs 89,286.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 32.00/-, by online = Rs 89,300/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 06/10/2023 11:16AM with Govt. Ref. No: 192023240248038311 on 06-10-2023, Amount Rs: 83,365/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKY2246363 on 06-10-2023, Head of Account 0030-03-104-001-16

Online on 06/10/2023 12:38PM with Govt. Ref. No: 192023240248329131 on 06-10-2023, Amount Rs: 5,935/-, Bank: State Bank of India (SBIN0000001), Ref. No. IK0CMAAYC8 on 06-10-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 44,663/- and Stamp Duty paid by Stamp Rs 100.00/-, by online = Rs 44,563/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 11635, Amount: Rs.100.00/-, Date of Purchase: 15/09/2023, Vendor name: Subhankar Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 06/10/2023 11:16AM with Govt. Ref. No: 192023240248038311 on 06-10-2023, Amount Rs: 41,596/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKY2246363 on 06-10-2023, Head of Account 0030-02-103-003-02

Online on 06/10/2023 12:38PM with Govt. Ref. No: 192023240248329131 on 06-10-2023, Amount Rs: 2,967/-, Bank: State Bank of India (SBIN0000001), Ref. No. IK0CMAAYC8 on 06-10-2023, Head of Account 0030-02-103-003-02



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2023, Page from 412390 to 412407
being No 160315855 for the year 2023.



Dhar

Digitally signed by Debasish Dhar
Date: 2023.10.09 11:14:45 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 09/10/2023

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS

West Bengal.