

8626/2022

8661/2022

भारतीय गैर न्यायिक

पचास
रुपये

रु.50



FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

A.R.A
IV

AE 573908

certified that the Document is and the
Registration, the Date and the
Endorsement at the end of this document
are the part of the Document.

Additional Registrar
of Assurances, Kolkata

DEED OF CONVEYANCE

25 MAY 2022

Additional Registrar of
Assurances-IV, Kolkata

THIS DEED OF CONVEYANCE made on this 25th day of
MAY, Two Thousand and Twenty One Two (2022)

BETWEEN



8874

DHARITRI INFRAVENTURE PVT. LTD.
DN-51 MERLIN INFINITE
KOLKATA - 700091

NAME _____
ADD _____
Re _____
13 APR 2022
SURANJAN MUKHERJEE
Licencees Stamp Vendor
C. C. Court
2 & 3, K. B. Roy Road, Kol-1

13 APR 2022
12 APR 2022



25 MAY 2022

JOYDEB MONDAL , (having PAN -BFHPM2730L), (having AADHAR No.8753 0028 2964) (Mobile No. 9836587626), son of Sunil Mondal, by faith - Hindu, by Occupation - _____, by nationality - Indian, residing at Vill+P.O. & P.S.- Akandakeshari, District - North 24 Parganas, Pin - 700135, hereinafter referred to as Owner/Vendor which expression shall unless excluded by and repugnant to the context and meaning thereof, be deemed to mean and include his legal heirs, legal representative, successors, executors, administration, agents and assigns of the **FIRST PART**;

AND

Jawed Amjad (PAN ACXPA1334Q AND AADHAR NO: 247699952929) son of Amjad Ali, by faith Muslim, by occupation - Business, by nationality Indian, residing at 11 Harshi Street, Raja Ram Mohan Sarani, Amherst Kolkata, Kolkata-700009, hereinafter referred to as the **"Purchaser"** (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his successors, legal heirs, legal representative, administrator, agent and assigns) of the **SECOND PART**;

AND

M/s Dharitri Infraventure Private Limited, (CIN- U45400WB2014PTC 201136), (PAN AAFCD3234P), a private limited company registered under the provisions of Companies Act, 1956 and is an existing company within the meaning of the Companies Act, 2013, having it's registered office at DN-51; Merlin Infinite; 6th floor; Suite - 603 Sector V; Saltlake City; Kolkata-700091, represented by it's **Vicky Singh**, (PAN- CIEPS6214G) (Aadhaar No. 6579 1324 6457) son of Late Ranjit Singh, by nationality- Indian, by faith- Hindu, by occupation- Service, resident of 5/H/1, Bagmari Road, Maniktala, Police Station-Maniktala, Post Office- Kankurgachi, Kolkata- 700 054 hereinafter referred to as the **"Confirming Party"** (which term or



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expression shall until and unless excluded by or repugnant to the context and meaning thereof, shall be deemed to mean and include his it's successors, heirs, executors, administrators, representatives, agents and assigns) of the **THIRD PART**.

WHEREAS by virtue of inheritance the said Vendor herein became the owner and acquired ALL THAT piece and parcel of land (classified as Danga) measuring about 3 decimal (equivalent to 1 Katha, 13 chitaks and 2 sq. ft.) be the same a little more or less lying and situated in R.S./L.R Dag No.2675/2690 and L.R. *Khatian* No. 3216, recorded in L.R. Parcha, Mouza *Hudarite*, J.L. No.54, Police Station Rajarhat, within the jurisdiction of Chandpur Gram Panchayet, District North 24 Parganas which is morefully and specifically mentioned in described in the Second Schedule hereunder written and hereinafter for the sake of brevity referred to as the "Schedule Mentioned Property" free from all encumbrances, lispence, lien, charges whatsoever;

AND WHEREAS the First Party/Vendor herein also got his name recorded in the records of BL & LRO Rajarhat and he has been enjoying all right, title and interest in respect thereof free from all encumbrances, lispence, lien, acquisition and requisition, charges whatsoever by making payment of rent and taxes to the concern authority as an absolute owner thereof;

AND WHEREAS while seized and possessed and otherwise well and sufficiently entitled to as absolute owner as aforesaid the First Party/Vendor herein intended to sell the schedule mentioned property and accordingly in pursuance of his urgent need of money and in a sound and disposing mind approached the Confirming Party hereto, to sell the said property and also requested the Confirming Party hereto, to make payment of the consideration amount for the Said Property in favour of the Vendor herein. Such proposal was accepted by the the



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Confirming Party, with an option to receive the conveyance either in the name of the Purchaser herein or in the name of their nominee Company. The Confirming Party contacted the purchasers/vendee herein about the said land which is to be sold by Vendor herein. The purchasers/vendees accepted this proposal of the Confirming Party and gave **Rs. 11,81,818/- (Rupees Eleven Lakh Eighty One Thousand Eight Hundred and Eighteen Only)** to the Confirming Party as payment of consideration amount. Seller/Vendor of the land receiving the consideration amount of the land and thereafter to sell the land in favour of Party Purchasers/Vendees through Party the Confirming Party.

AND WHEREAS **M/s Dharitri Infraventure Private Limited/Confirming Party**, herein deals in infrastructure development, promoting and housing construction business and it has acquired a junk of land near 'Sapoorji' New Town to develop into a Housing complex by laying out plan and scheme and offered to sell the same at an affordable price to the intending buyer/purchaser and accordingly the Confirming Party herein by entering into the "Agreement or Memorandum of Understanding" included the schedule mentioned property in the aforesaid project by depositing a substantial amount as security deposit with the Owner/Vendor and hence the confirming party has asserted it's right in the schedule mentioned property by such investment;

AND WHEREAS the confirming party, after acquiring several adjacent plots of land to the schedule mentioned property of different owners, has framed a scheme and demarcate the same into different plots of land which is specifically mentioned and described in the First Schedule hereunder written and hereinafter referred to as and proposes to develop the land by laying out sewerage system and other amenities and facilities therein;



REGISTRAR
OF COMPANIES, KOLKATA

25 MAY 2012

AND WHEREAS the Confirming Party having authority to deal with the aforesaid property has published and advertise to sell the scheme plot on the terms and conditions mentioned in the advertisement and the Second Party/Purchaser coming to know about the aforesaid proposal approached the Confirming Party and offered to purchase the schedule mention Scheme Plot for consideration value of Rs. 6,50,000/- per katha and the Confirming Party herein, considering the said offer to be fair, reasonable and highest market value of the scheme plot, with the consent of the First Party/Owner accepted such offer and agreed to sell the "Schedule Mentioned Plot" to the purchaser on the terms and conditions mentioned in the booking agreement dated 23.05.2022; This is agreed between the parties that the Confirming Party/Third Party will develop the said plot with consent of Second Party and also enter into a Joint Venture agreement and will prepare other necessary documents to develop, construct the said land.

AND WHEREAS vide Resolution dated 25.03.2022 duly adopted in its Board meeting held on DN-51, Merlin Infinite, Room No.603, Sector V, Kolkata-700091, the Confirming Party herein has authorized it's one of the Directors Mr. Vicky Singh to deal with, to receive consideration amount, to deliver possession of the land and to sign, execute and cause to be registered necessary Conveyance Deed on behalf of the Confirming Party and in favour of intending Purchaser/Purchasers.

NOW THIS INDENTURE WITNESSETH that in consideration of the agreement arrived at between the FIRST PARTY/VENDOR and the SECOND PARTY/ PURCHASER and duly confirmed by the confirming party herein and for a consideration of a sum of **Rs.11,81,818/- (Rupees Eleven Lakh Eighty One Thousand Eight Hundred and Eighteen Only)** being paid by the SECOND PARTY/ PURCHASER to the Confirming Party/Third Party on behalf of FIRST PARTY/VENDOR being the full agreed sale consideration money (receipt whereof the FIRST PARTY/VENDOR do hereby admit and acknowledge) and from the same



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2, 5 MAY 2022

and every part thereof do hereby acquit, release and discharge the same and every part thereof and the said land with all basic infrastructure including all easement right and facilities and amenities appurtenant to and/or attributed to the said land intended to be conveyed herein, as also to the SECOND PARTY/ PURCHASER the FIRST PARTY/VENDOR doth hereby grant, transfer, sell, convey, assign and assure unto the SECOND PARTY/PURCHASER, ALL THAT piece and parcel of land (classified as Danga) measuring about 3 decimal (equivalent to 1 Katha, 13 chitaks and 2 sq. ft.) be the same a little more or less lying and situated in R.S./L.R Dag No.2675/2690 and L.R. *Khatian* No. 3216, recorded in L.R. *Parcha*, Mouza *Hudarite*, J.L. No.54, Police Station *Rajarhat*, within the jurisdiction of *Chandpur* Gram Panchayet, District North 24 Parganas which is shown within the "**Red**" border in the Map Plan appended to this Indenture and more fully set out and described in the SECOND SCHEDULE hereunder written and for the sake of brevity hereinafter referred to as the Scheme Plot free from all encumbrances, charges, liens, lispendense, attachments, acquisition or requisition under Urban Land Ceiling or under any other law for the time being in force, trust or whatsoever otherwise, the said plot or any part thereof now or is at any time or times howsoever were or was situated, tenanted, butted and bounded or otherwise called, known, numbered and distinguished together with structure, wall, yards, compounds, ways, paths, passages, advantages, easement, commodities, appendages and appurtenance whatsoever belonging or in anywise appertaining or usually held or engaged therewith or purported to belong or be appurtenant thereto, known as part or parcel thereof AND all the right, title or interest, claim and demand whatsoever both at law or equity of the vendor unto upon or out of the said plot or any part thereof and all Deeds, instruments, **TO HAVE AND TO HOLD** the same and every part thereof and the inheritance or reversion or reminder thereof in fee sample in possession unto and to the use of



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ADDITIONAL REGISTRAR
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25 MAY 2022

the PURCHASER absolutely and forever whatsoever thereto or held and enjoyed therewith and all the estate, right, title and interest, claim and demand whatsoever of the FIRST PARTY/VENDOR into and upon or in respect of the said land with structure hereditaments and premises and every part thereof;

AND THAT NOTWITHSTANDING any act deed or thing done by the FIRST PARTY/VENDOR or any of it's predecessor in title to the contrary the FIRST PARTY/VENDOR has good and rightful power and absolute authority to grant, convey, confer or transfer the said land with structure unto the SECOND PARTY/ PURCHASER and the confirming party herein has the right to confirm the said transaction in the manner aforesaid AND THAT THE PURCHASER shall and may at all times hereafter peaceably and quietly possess and enjoy the same and every part thereof without any lawful eviction interruption claim or demand whatsoever from or by the FIRST PARTY/VENDOR or through any person or persons having or lawfully claiming from under or in trust for the FIRST PARTY/VENDOR or any of his predecessors in title free from all encumbrances made or suffered by the VENDOR or any of his predecessor in title or any person having or lawfully claiming as aforesaid AND THAT the confirming party has received back the security deposit from the Vendor and hereby disclaim it's right except the right of the confirming party to complete the remaining part of the project and to recover the cost thereof from the purchaser AND THAT THE PURCHASER shall have full propriety rights such as the Vendor derived from his title in respect of the said land as described in the Schedule hereunder written AND the Purchaser shall also be entitled to sell, mortgage, lease out or otherwise alienate the property hereby conveyed to anyone without the consent of the Owner/Vendor or the confirming party or any other co-owner who may have acquired before and who may hereafter shall/will acquire any right, title and interest similar to these present acquired by the Purchaser under the terms of this conveyance. The transfer being effected by this Conveyance is



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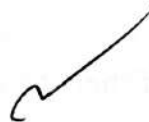
ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

25 MAY, 2022

subject to : Indemnification by the Vendor about the correctness of the Vendor's title and authority to sell and this Conveyance is being accepted by the Purchasers on such express indemnification by the Vendor about the correctness of the Vendor's title, which if found defective or untrue at any time, the Vendor shall, at the costs, expenses, risk and responsibility of the Vendor, forthwith take all necessary steps to remove and/or rectify.

AND THAT THE VENDOR COVENANT WITH THE PURCHASER THAT he shall from time to time and at all times hereafter unless prevented by fire or other inevitable accident upon every reasonable request and at the cost of Purchaser produce or cause to be produced to the Purchaser or his agent or any person or persons as the Purchaser may direct or appoint or in any court or in any suit or proceeding or otherwise as the occasion may require the title deed and documents including those as recited hereinbefore and will permit the deeds, title and document including those as recited herein before to be examined, inspected and given in evidence and will at the like request and cost make furnish or cause to be made or furnished such true or attested or other copies of extract of or abstracts from the said title deed and documents as may be required by the Purchaser in order to make out the title of the land and will at all times keep the said title deeds and documents safe and unobliterated and up-spoilt by fire and other inevitable accident.

AND FURTHER that the vendor and all persons having or lawfully or equitable claiming any estate or interest whatsoever from under or in trust for either of them shall and will from time to time and at all times hereafter at the request and costs of the Purchaser make, do acknowledge and execute or cause and procure to be made, done, acknowledge and execute all such further and other lawful reasonable deeds, and assurances if, further assuring the said land and easement right and common right to the Purchaser as may be reasonably required for the better and perfectly assuring the title in the land



25 MAY 2022

described in Schedule hereunder written and every part thereof unto and to the Purchaser in the manner aforesaid AND the Vendor further hereby covenant with the Purchaser that they shall require every person to whom they will hereafter transfer and of other adjacent land to enter into covenant in the same Terms as those set-forth in this Deed.

FIRST SCHEDULE ABOVE REFERRED

(SOLD OUT PROPERTY)

ALL THAT piece and parcel of land (classified as Danga) ^{vacant} measuring about 3 decimal (equivalent to 1 Katha, 13 chitaks and 2 sq. ft.) be the same a little more or less lying and situated in R.S./L.R Dag No.2675/2690 and L.R. *Khatian* No. 3216, recorded in L.R. Parcha, Mouza Hudarait, J.L. No.54, Police Station Rajarhat, within the jurisdiction of Chandpur Gram Panchayet, District North 24 Parganas which is clearly shown in the plan annexed hereto and therein bordered with RED colour TOGETHER WITH together with structure, wall, yards, compounds, ways, paths, passages, advantages, easement, commodities, appendages and appurtenance whatsoever belonging or in anywise appertaining or usually held or engaged therewith or purported to belong or be appurtenant thereto and the same is butted and bounded:

On the North	: By the contiguous land in Dag No. 2672;
On the South	: By 30' wide Kacha approach Road then contiguous land in Dag No. 2685;
On the East	: By 30' wide Road; <u>KACHA</u>
On the West	: By the contiguous land in Dag No. 2673;

Jogdub Mondal

Jim



✓

U.S. AIR FORCE
FORT MONMOUTH, N.J. 08050
35 MAY 1982

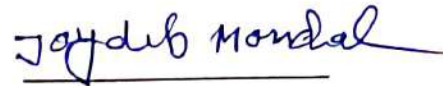
IN WITNESS WHEREOF the parties hereto have executed these presents on the day, month and year first above written.

Signed, Sealed and Delivered

by the **VENDOR** in presence of

Witnesses:

1. SAKTA BERA
DN-51, MERLIN
KOL - 91



Signature of the **VENDOR**

2. Tanina Dey
C/O - D. K. Dey
DN-51, Merlin Infra
Kolkata - 91

Signed, Sealed and Delivered

by the **PURCHASER** in presence of

Witnesses:

1. SAKTA BERA
DN-51, MERLIN
KOL - 91



Signature of the **PURCHASER**

2. Tanina Dey
C/O - D. K. Dey
DN-51, Merlin Infra
Kolkata - 91

Signed, Sealed and Delivered by the

CONFIRMING PARTY in presence of

Witnesses:

1. SAKTA BERA
DN-51, MERLIN
KOL - 91

Dharitri Infraventure Pvt. Ltd.



Director

Signature of the Authorized

Signatory of the **CONFIRMING**

PARTY

Drafted by me,
Anjana Das
Advocate
High Court Calcutta
Enrolment No. F/2114/2011



REGISTRAR OF COMPANIES
WEST BENGAL, KOLKATA

25 MAY 2022

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MEMO of Consideration

Received from the within named Purchaser/Jawed Amjad a sum of **Rs.11,81,818/- (Rupees Eleven Lakh Eighty One Thousand Eight Hundred and Eighteen Only)** only as total agreed consideration amount of sale as per the following mode:-

In presence of the

Witnesses:

1. SAHAR BEHA

DN-SI, MERLIN

KOLKATA - 91

2. Panikaden

clot D.K. den

DN SI, merlin Enfinibe

Kolkata - 91

Jaydeb Mondal

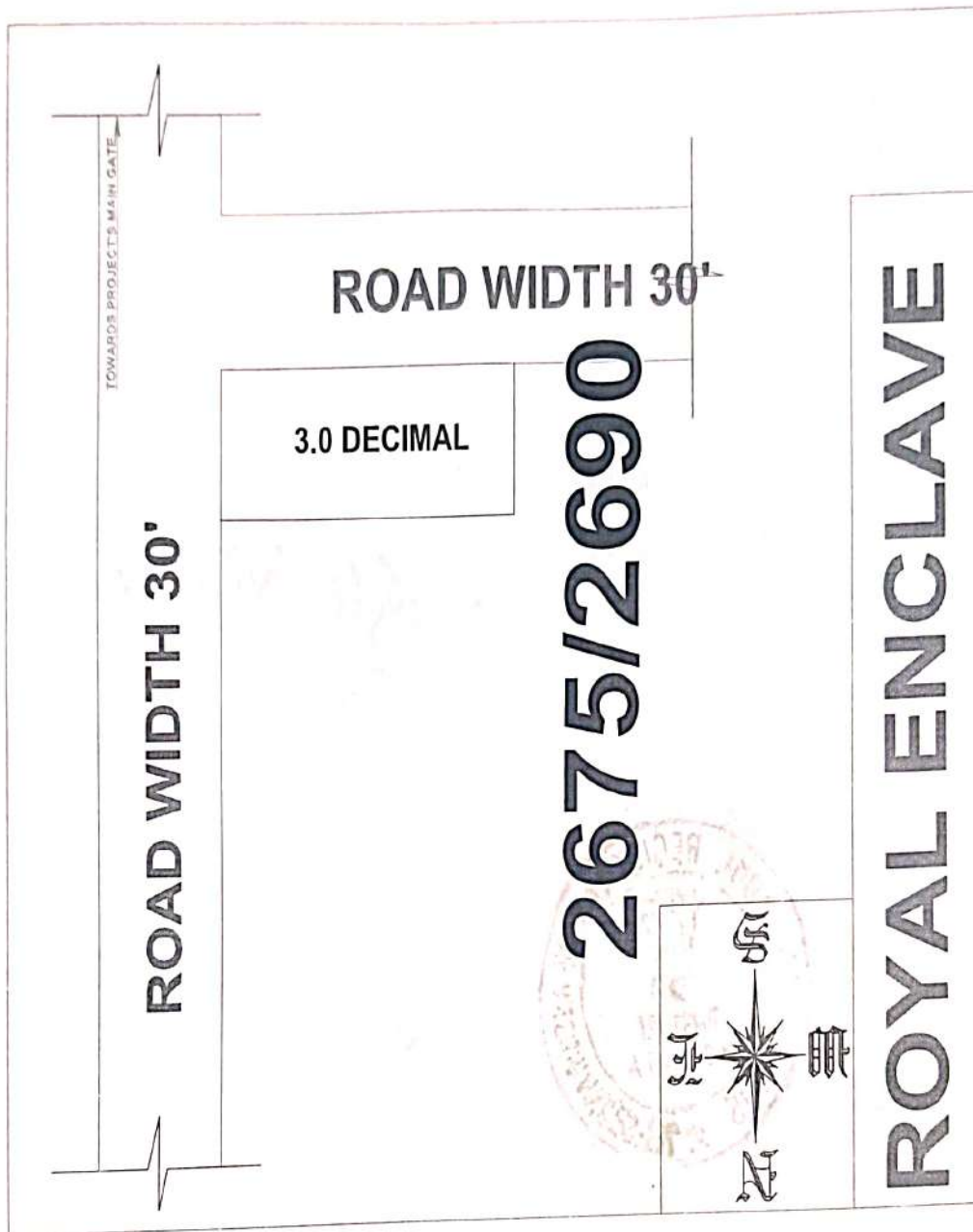
Signature of the Owner/Vendor



ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
25 MAY 2012

ON THE EAST IS 2673 & 2676

ON THE SOUTH IS 2685



ON THE WEST IS 2673

ON THE NORTH IS 2672

Jagdeb Mondal
Jagdeb Mondal

Dharitri Infraventure Pvt. Ltd.


Director



✓

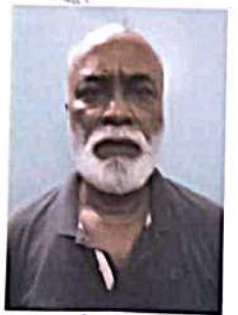
ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

25 MAY 2012

Shanti Insurance Pvt. Ltd.

Director

TEN FINGER PRINT

 Joydeb Mondal					
	Little	Ring	Middle	Fore	Thumb
	Left Hand				
					
	Thumb	Fore	Middle	Ring	Little
	Right Hand				
 Anand Kumar					
	Little	Ring	Middle	Fore	Thumb
	Left Hand				
					
	Thumb	Fore	Middle	Ring	Little
	Right Hand				
 Jinal					
	Little	Ring	Middle	Fore	Thumb
	Left Hand				
					
	Thumb	Fore	Middle	Ring	Little
	Right Hand				



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OF ASSURANCES-IV, KOLKATA

25 MAY 2022

DHARITRI INFRAVENTURE PRIVATE LIMITED

CIN:- U45400WB2014PTC201136

ROOM NO. 603, 6TH FLOOR,
MERLIN INFINITE BUILDING DN- 51,
SECTOR-V, SALT LAKE CITY KOLKATA NORTH24 PARGANAS
PIN- 700091 IN
Mail: dipanwita2109@yahoo.in

EXTRACT FROM THE MINUTES OF MEETING OF BOARD OF DIRECTORS OF DHARITRI INFRAVENTURE PRIVATE LIMITED HELD AT REGISTERED OFFICE OF THE COMPANY, ON FRIDAY, THE 25TH DAY OF MARCH, 2022 AT 1.30 P.M.

RESOLVED THAT the management/Directors' of the company (DHARITRI INFRAVENTURE PRIVATE LIMITED) having Permanent Account Number (PAN) AAFCD3234P and Director Dipanwita Samanta (DIN is 02660696) and VICKY SINGH (DIN is 07849028) are decided be and is hereby authorized to VICKY SINGH (DIN is 07849028) to do all necessary acts deeds, matters and things which are required to give effect to his resolution behalf of DHARITRI INFRAVENTURE PRIVATE LIMITED.
CERTIFIED TO BE TRUE COPY

For DHARITRI FREEHOLD PRIVATE LIMITED

Dharitri Infraventure Pvt. Ltd.



Director

DIPANWITA SAMANTA
(DIRECTOR)
DIN: 02660696

Dharitri Infraventure Pvt. Ltd.



Director

VICKY SINGH
(DIRECTOR)
DIN: 07849028



Govt. of West Bengal
Directorate of Registration & Stamp Revenue
GRIPS eChallan

GRN Details

GRN: 192022230033941101
GRN Date: 24/05/2022 16:11:18
BRN : 80685205
Payment Status: Successful
Payment Mode: Online Payment
Bank/Gateway: ICICI Bank
BRN Date: 24/05/2022 16:13:48
Payment Ref. No: 2001364916/9/2022
[Query No*/Query Year]

Depositor Details

Depositor's Name: DHARITRI INFRAVENTURE PVT LTD
Address: DN 51 MERLIN INFINITE
Mobile: 9073695996
Depositor Status: Seller/Executants
Query No: 2001364916
Applicant's Name: Mr Anjana Das
Identification No: 2001364916/9/2022
Remarks: Sale, Sale Document

Payment Details

Sl. No.	Payment ID	Head of A/C Description	Head of A/C	Amount (₹)
1	2001364916/9/2022	Property Registration- Stamp duty	0030-02-103-003-02	35476
2	2001364916/9/2022	Property Registration- Registration Fees	0030-03-104-001-16	23650
Total				59126

IN WORDS: FIFTY NINE THOUSAND ONE HUNDRED TWENTY SIX ONLY.

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

राजकोष खाता कार्ड
Permanent Account Number Card

CIEPS6214G

नाम / Name
VICKY SINGH

पिता का नाम / Father's Name
RANJIT SINGH

जन्म की तारीख / Date of Birth
29/09/1985

हस्ताक्षर / Signature



Vicky



भारत सरकार
GOVERNMENT OF INDIA



Vicky Singh
Date of Birth/DOB: 29/09/1985
Male/ MALE

6579 1324 6457



आमर आधार, आमर परिचय

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ई-स्थायी लेखा संख्या कार्ड
e - Permanent Account Number (e-PAN) Card
ACXPA1334Q

नाम / Name

JAWED AMJAD

पिता का नाम / Father's name

AMJAD ALI

जन्म की तारीख / Date of Birth

21/10/1963

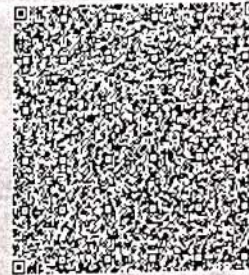
लिंग / Gender

Male



हस्ताक्षर / Signature

PAN Application Digitally Signed, Card Not Valid unless Physically Signed



Signature Not
Verified

Digitally signed by
Income Tax Deptt.
Date: 2022.03.19 05:44:25 IST

- ✓ Permanent Account Number (PAN) facilitate Income Tax Department linking of various documents, including payment of taxes, assessment, tax demand tax arrears, matching of information and easy maintenance & retrieval of electronic information etc. relating to a taxpayer. स्थायी लेखा संख्या (पैन) एक करदाता से संबंधित विभिन्न दस्तावेजों को जोड़ने में आयकर विभाग को सहायक होता है, जिसमें करों के भुगतान, आकलन, कर मांग, टैक्स बकाया, सूचना के मिलान और इलक्ट्रॉनिक जानकारी का आसान रखरखाव व बहाली आदि भी शामिल है।
- ✓ Quoting of PAN is now mandatory for several transactions specified under Income Tax Act, 1961 (Refer Rule 114B of Income Tax Rules, 1962) आयकर अधिनियम, 1961 के तहत निर्दिष्ट कई लेनदेन के लिए स्थायी लेखा संख्या (पैन) का उल्लेख अब अनिवार्य है (आयकर नियम, 1962 के नियम 114B, का संदर्भ लें)
- ✓ Possessing or using more than one PAN is against the law & may attract penalty of upto Rs. 10,000. एक से अधिक स्थायी लेखा संख्या (पैन) का रखना या उपयोग करना, कानून के विरुद्ध है और इसके लिए 10,000 रुपये तक का दंड लगाया जा सकता है।
- ✓ The PAN Card enclosed contains Enhanced QR Code which is readable by a specific Android Mobile App. Keyword to search this specific Mobile App on Google Play Store is "Enhanced QR Code Reader for PAN Card. संलग्न पैन कार्ड में एनहांस क्यूआर कोड शामिल है जो एक विशिष्ट एंड्रॉइड मोबाइल ऐप द्वारा पठनीय है। Google Play Store पर इस विशिष्ट मोबाइल ऐप को खोजने के लिए कीवर्ड "Enhanced QR Code Reader for PAN Card" है।

Cut

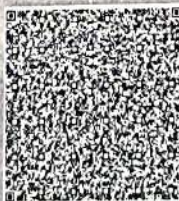
आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ACXPA1334Q



नाम / Name
JAWED AMJAD

पिता का नाम / Father's Name
AMJAD ALI

जन्म की तारीख /
Date of Birth
21/10/1963

PAN Application Digitally Signed, Card Not
Valid unless Physically Signed

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लौटाएं:

आयकर पैन सेवा इकाई, एन एस डी एल
चौथी मंजिल, मंत्री स्टर्लिंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, दीप बंगला चौक के पास,
पुणे - 411 016.

If this card is lost / someone's lost card is found,
please inform / return to :

Income Tax PAN Services Unit, NSDL
4th Floor, Mantri Sterling,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@nsdl.co.in



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
ভারত সরকার
Unique Identification Authority of India
Government of India

ভালিকাত্তির আই ডি / Enrollment No.: 1215/80106/01116

To
জাভেদ আমজাদ
Jawed Amjad
11 HARSHI STREET
Raja Ram Mohan Sarani
Raja Ram Mohan Sarani
Amherst Street Kolkata
West Bengal 700009
9903199333

21/01/2016
326985872



MA269858726FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

2476 9995 2929

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India



জাভেদ আমজাদ
Jawed Amjad
পিতা : আমজাদ আলি
Father : Amjad Ali
জন্মতারিখ / DOB : 21/10/1963
পুরুষ / Male



2476 9995 2929

আধার - সাধারণ মানুষের অধিকার



Government of India



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship .
- To establish identity, authenticate online .

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .



ঠিকানা:

11, হারশি স্ট্রীট, রাজা রাম মোহন
সারানী, কোলকাতা, রাজা রাম
মোহন সারানী, পশ্চিম বঙ্গ,
700009

Address:

11, HARSHI STREET, Raja Ram
Mohan Sarani, Kolkata, Raja Ram
Mohan Sarani, West Bengal,
700009

ভারতীয় বিশিষ্ট পরিচয় প্রমাণ
Unique Identification Authority of India

2476 9995 2929

1947
1800 300 1947

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www.uidai.gov.in

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

JOYDEB MONDAL
SUNIL MONDAL



07/03/1959

Permanent Account Number

BFHPM2730L



Joydeb Mondal
Signature



भारतीय विशिष्ट पहचान प्राधिकरण

भारत सरकार
Unique Identification Authority of India
Government of India

Enrolment No.: 2189/70472/49767

Download Date: 22/06/2018

To
Joydeb Mondal
S/O Sunil Mondal
Akandakeshari
Akandakeshari
Akandakeshari
North 24 Parganas West Bengal - 700135
9836587626

Generation Date: 11/06/2018

Signature valid

Digipath signed
AUTHENTICATION
AUTHORITY: UIDAI
Date: 2018-06-11 16:14:10
BT



QR Code with Photograph

आपका आधार क्रमांक / Your Aadhaar No. :

8753 0028 2964

VID : 9193 7332 7744 4381

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Joydeb Mondal
Date of Birth/DOB: 07/03/1959
Male/ MALE

8753 0028 2964

VID : 9193 7332 7744 4381

मेरा आधार, मेरी पहचान



লিঙ্গ/Gender : পুরুষ / Male
জন্ম তারিখ / বয়স : 13-02-1997
Date of Birth/ Age :
ঠিকানা : 27, টলিগঞ্জ সার্কুলার রোড, নিউ
আলিপুর, কলকাতা, 700053
Address : 27, Tolly Gunge Circular Road, NEW
ALIPORE, KOLKATA, 700053
তারিখ/ Date : 07-03-2020 নির্বাচন নিবন্ধন অধিকারিক
Electoral Registration Officer
বিধানসভা নির্বাচনক্ষেত্রের সং ও নাম : 160-রাসবিহারী (সাধারণ)
Assembly Constituency No. and Name : 160-Rashbehari
(GENERAL)
অংশ নং ও নাম : 22-ST. JOSEPH & MARRYS
SCHOOL R-3
Part No. and Name : 22-ST. JOSEPH & MARRYS SCHOOL
R-3

বিঃ দ্রঃ / Note

1. আপনার কাছে এই কার্ড থাকলে এমন কোন নিশ্চয়তা নেই যে বর্তমান ভোটার তালিকায় আপনার নাম রয়েছে। প্রতিটি নির্বাচনের আগে অনুগ্রহ করে ভোটার তালিকায় নাম যাচাই করুন।

More possession of this card is no guaranteed that you are elector in the current electoral roll. Please check your name in the current electoral roll before every election.

2. এই কার্ডে উল্লিখিত জন্ম তারিখ ভোটার তালিকায় নাম নথিভুক্ত করা স্বাভাবিক নয় কেন কার্ডের জন্য মান্য হবে না।

Date of birth mentioned in this card shall not be treated as a proof of age / D. O. B. for any purpose other than registration in electoral roll.

Major Information of the Deed

Deed No :	I-1904-08661/2022	Date of Registration	25/05/2022
Query No / Year	1904-2001364916/2022	Office where deed is registered	
Query Date	10/05/2022 1:41:12 PM	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Anjana Das 207 DumDum Road, Thana : Dum Dum, District : North 24-Parganas, WEST BENGAL, PIN - 700074, Mobile No. : 9051685509, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2], [4311] Other than Immovable Property, Receipt [Rs : 11,81,818/-]		
Set Forth value	Market Value		
Rs. 11,81,818/-	Rs. 11,81,818/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 35,526/- (Article:23)	Rs. 23,734/- (Article:A(1), E.)		
Remarks			

Land Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: CHANDPUR, Mouza: Hudarait, JI No: 54, Pin Code : 700135

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-2675/2690 (RS :-)	LR-3216	Bastu	Danga	3 Dec	11,81,818/-	11,81,818/-	Width of Approach Road: 30 Ft.,
Grand Total :					3Dec	11,81,818 /-	11,81,818 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Joydeb Mondal Son of Sunil Mondal Executed by: Self, Date of Execution: 25/05/2022 , Admitted by: Self, Date of Admission: 25/05/2022 ,Place : Office			Joydeb Mondal
		25/05/2022	LTI 25/05/2022	25/05/2022

	Akandakeshwari, City:- Not Specified, P.O:- Akandakeshwari, P.S:-Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN:- 700135 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: bfxxxxxx0l,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 25/05/2022 , Admitted by: Self, Date of Admission: 25/05/2022 ,Place : Office
2	DHARITRI INFRAVENTURE PRIVATE LIMITED Dn 51 Merlin Infinite, City:- Not Specified, P.O:- SECH BHAWAN, P.S:-Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700091 , PAN No.:: aaxxxxxx4p,Aadhaar No Not Provided by UIDAI, Status :Organization as Confirming Party, Executed by: Representative, Executed by: Representative

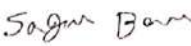
Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Jawed Amjad Son of Amjad Ali Executed by: Self, Date of Execution: 25/05/2022 , Admitted by: Self, Date of Admission: 25/05/2022 ,Place : Office			
		25/05/2022	LTI 25/05/2022	25/05/2022
	Son of Amjad Ali Topsia Road, City:- Not Specified, P.O:- Topsia, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.:: acxxxxxx4q,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 25/05/2022 , Admitted by: Self, Date of Admission: 25/05/2022 ,Place : Office			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	VICKY SINGH (Presentant) Son of RANJIT SINGH Date of Execution - 25/05/2022, , Admitted by: Self, Date of Admission: 25/05/2022, Place of Admission of Execution: Office			
		May 25 2022 5:46PM	LTI 25/05/2022	25/05/2022
	5/H/1 BAGMARI ROAD, City:- Not Specified, P.O:- KANKURGACHI, P.S:-Manicktalla, District:-North 24-Parganas, West Bengal, India, PIN:- 700054, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , PAN No.:: Clxxxxxx4G,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : DHARITRI INFRAVENTURE PRIVATE LIMITED			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SAGAR BERA Son of DIPAK BERA DN 51 MERLIN INFINITE, City:- Not Specified, P.O:- SECH BHAWAN, P.S:- Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700091			
	25/05/2022	25/05/2022	25/05/2022
Identifier Of Joydeb Mondal, Jawed Amjad, VICKY SINGH			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Joydeb Mondal	Jawed Amjad-3 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: CHANDPUR, Mouza: Hudarait, JI No: 54, Pin Code : 700135

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 2675/2690, LR Khatian No:- 3216	Owner:জয়দেব মন্ডল, Gurdian:মৃত সুনীল কুমার মন্ডল, Address:নিজ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	Joydeb Mondal

On 25-05-2022

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 15:50 hrs on 25-05-2022, at the Office of the A.R.A. - IV KOLKATA by VICKY SINGH .

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 11,81,818/-

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

Execution is admitted on 25/05/2022 by 1. Joydeb Mondal, Son of Sunil Mondal, Akandakeshwari, P.O: Akandakeshwari, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by Profession Others, 2. Jawed Amjad, Son of Amjad Ali, Topsia Road, P.O: Topsia, Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700046, by caste Muslim, by Profession Business

Indetified by Mr SAGAR BERA, , , Son of DIPAK BERA, DN 51 MERLIN INFINITE, P.O: SECH BHAWAN, Thana: Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700091, by caste Hindu, by profession Service

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Confirming Party]

Execution is admitted on 25-05-2022 by VICKY SINGH, DERECTOR, DHARITRI INFRAVENTURE PRIVATE LIMITED (Private Limited Company), Dn 51 Merlin Infinite, City:- Not Specified, P.O:- SECH BHAWAN, P.S:- Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700091

Indetified by Mr SAGAR BERA, , , Son of DIPAK BERA, DN 51 MERLIN INFINITE, P.O: SECH BHAWAN, Thana: Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700091, by caste Hindu, by profession Service

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 23,734/- (A(1) = Rs 11,818/- ,B = Rs 11,818/- ,E = Rs 14/- ,I = Rs 55/- ,M(a) = Rs 25/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 84/-, by online = Rs 23,650/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 24/05/2022 4:13PM with Govt. Ref. No: 192022230033941101 on 24-05-2022, Amount Rs: 23,650/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 80685205 on 24-05-2022, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 35,476/- and Stamp Duty paid by Stamp Rs 50/-, by online = Rs 35,476/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 8874, Amount: Rs.50/-, Date of Purchase: 13/04/2022, Vendor name: S Mukherjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 24/05/2022 4:13PM with Govt. Ref. No: 192022230033941101 on 24-05-2022, Amount Rs: 35,476/-, Bank: ICICI Bank (ICIC0000006), Ref. No. 80685205 on 24-05-2022, Head of Account 0030-02-103-003-02


Mohul Mukhopadhyay
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2022, Page from 804912 to 804943

being No 190408661 for the year 2022.



Digitally signed by MOHUL
MUKHOPADHYAY
Date: 2022.08.10 19:02:30 +05:30
Reason: Digital Signing of Deed.

(Mohul Mukhopadhyay) 2022/08/10 07:02:30 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

(This document is digitally signed.)