

5743/25

I-05574/25



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AU 277778

Y
 21/3/25
 Q-4806904/25

certified that the document is admitted for registration. The signature sheets and the endroesement sheet attached with the document are the part of this document.

[Signature]
 District Sub-Register-III
 Alipore, South 24-parganna

21/03/25

DEED OF GIFT

THIS DEED OF GIFT made on this the **21st** day of
 March **Two Thousand and Twenty Five (2025)**.

BETWEEN

9633

No.....Rs. 100/- Date.....

Name :

Address :

Vendor :

Alipore Collectorate, 24 Pgs. (South)

SUBHANKAR DAS

STAMP ERROR

Alipore Police Court, Kol-27

17 MAR 2025

B. C. LAHIRI
ALIPORE POLICE COURT



DISTRICT SUB-REGISTRAR-III
SOUTH 24 PGS. ALIPORE
21 MAR 2025

Rajesh Kumar
S/o Anand Kumar
Alipore Police Court

SMT RUMKI SARDAR @ SARADAR (PAN NO. GHGPS6893Q) (Adhaar No. 6288 9773 3907), Wife of Sri Kanai Sardar, by faith- Hindu, by Occupation- Housewife, by Nationality- Indian, residing at **South Park, H.L. Sarkar Road, P.O & P.S- Bansdrani, Kolkata- 700070**, Hereinafter called and referred to as the "**DONOR**" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **ONE PART.**

AND

SMT PROTIMA DAS (PAN NO. AXSPD4994K, AADHAAR NO. 6908 1875 3779), Wife of Anil Kumar Das, by faith- Hindu, by Occupation- Housewife, by Nationality- Indian, residing at **60, H.L. Sarkar Road, Simanta Bag, P.O & P.S- Bansdrani, Kolkata- 700070, District South 24 Parganas**, Hereinafter called and referred to as the "**DONEE**" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, administrators, legal representatives and assigns) of the **OTHER PART.**

WHEREAS by virtue of a partition deed on **07/06/2024** which was registered in the office of **A.D.S.R. Alipore** and recorded in **Book No. I, Volume No. 1605-2024, Pages from 38403 To 38422, Being No. 00947, for the year 2024** the Donor herein **RUMKI SARDAR @ SARADAR** purchased **ALL THAT** Bastu land measuring **1 Cottahs 8 Chittak** more or less being **Plot no. 2**, comprised in **Mouza- Bansdrani, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 1287, Under KMC Ward no. 112, Postal Premises No. 5/6, Simanta Bag, P.S- Bansdrani, Kolkata- 700070** morefully described **First**

schedule hereunder written and thereafter mutated her name in the Books of The Kolkata Municipal Corporation being **Premises No. 345, H.L. Sarkar Road, P.S- Bansdroni, Kolkata- 700070** also record her name in the land revenue department being **L.R Dag no. 1327, L.R Khatian no. 5110** also constructed residential unit thereon and she has in peaceful possession, occupation, enjoyment over the said property and said property is free from all encumbrances.

AND WHEREAS Donee is friend, philosopher and well-wisher of the Donor. The Donor has much love and affection upon the Donee who used to look after, maintain the Donor and the Donor has sufficient faith and love affection upon with the Donee.

AND WHEREAS the Donor has much love and affection upon the Donee and for the good activities of the donee decided to gift **ALL THAT** undivided land measuring **4 Chittak more or less** out of total land measuring **1 Cottahs 8 Chittak** more or less, being **Plot no. 2**, comprised in **Mouza- Bansdroni, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 5110, Under KMC Ward no. 112, KMC Premises No. 345, H.L. Sarkar Road, Postal Premises No. 5/6, Simanta Bag, P.S- Bansdroni, Kolkata- 700070** and said gifted land is morefully described in **Second Schedule** hereunder written to an unto an in favour of the Donee herein and the Donee has agreed to accept the said Gift and has given her consent in this matter to the Donor.

NOW THIS DEED OF GIFT WITNESSETH that in consideration of natural love and affection, which the Donor herein-named had and still have for the Donee, the Donor herein named does hereby and hereunder renounce all her estate, right, title, interest and possession



DISTRICT SUB-REGISTRAR-III
SOUTH MYSORE, ALIPORE
21 MAR 2025

in respect of the property mentioned under the second Schedule hereunder written and the entire first schedule mentioned property written under has been marked with Red border in the Plan annexed herewith and the property under this Gift is **ALL THAT** undivided land measuring **4 Chittak more or less** out of total land measuring **1 Cottahs 8 Chittak** more or less, being **Plot no. 2**, comprised in **Mouza- Bansdroni, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 5110**, Under the Kolkata Municipal Corporation Ward no. 112, **KMC Premises No. 345, H.L. Sarkar Road, Postal Premises No. 5/6, Simanta Bag, P.O- Bansdroni, P.S- Bansdroni, Kolkata- 700070, Dist South 24 parganas**, as the property under the gift grant, convey, transfer, give and assure unto and to the joint, absolute and exclusive use and enjoyment of the Donee, freely and voluntarily, the property mentioned and described in the Second Schedule hereunder written and hereinafter referred to as the said property, delivered the possession of the same unto and in favour of the Donee herein-named truly and absolutely and TO HAVE AND TO HOLD the same for use and enjoyment in respect of her own, which has bestowed under this Deed and to enjoy the other necessary and easement rights and liberties attached with the property, under the Gift absolutely, unconditionally and forever and nobody will be stand eligible to raise any question and/or objection in respect of the Gift under the instant Deed and if anybody at any time before any Forum raise any question and/or objection that should be considered as null and void.

After this deed of gift the Donee will enjoy, look after, maintain the second schedule mentioned property absolutely, unconditionally



DISTRICT SUB-REGISTRAR-II
SOUTH 24 PALAKKAS BANGALORE
21 MAR 2025

and forever and nobody will be stand eligible to raise any question and/or objection in respect of the Gift under the instant Deed and if anybody at any time before any Forum raise any question and/or objection that should be considered as null and void.

The Donee after this Deed of Gift she can sale, transfer, mortgage, gift or any kind of transfer of the second schedule mentioned property.

Any other heirs raised any objection to file any case or cases then it will be cancelled or Namanzoor.

The Donor made this Deed of Gift to the Donee having no pressure by the other party or parties.

The Donor peacefully and with cool brain and mind made this Deed of Gift in favour of the Donee.

The Donor is made this Deed of Gift in presence of the local witnesses and sign in their presence.

The Donor further declares that after this Deed of Gift and Donee will be the absolute owner of the Second schedule mentioned property.

The Donor further declare that the First schedule mentioned property has not been previously sold, leased, gifted or any other way transferred and there is no charges, lien or lispendences and there is no case or suit or proceeding case against the second schedule mentioned property before any court of law.

If any error or omission in the recital of this deed subsequently transpires at a later date the Donor at the cost of the Donee to be done



DISTRICT SUB-REGISTRAR-III
SOUTH 24 PGS. ALIPORE
21 MAR 2025

or executed any supplementary deed or deeds of rectification in favour of the donee herein.

And that the Donee herein accepts this gift of the said property mentioned in Second Schedule hereunder made as testified by her being a part hereto and executing these presents.

The estimated value of the said property hereby gifted is Rs. **1,00,000 (Rupees One lakh) only.**

THE FIRST SCHEDULE ABOVE REFERRED TO

(ENTIRE LAND)

ALL THAT Bastu land measuring **1 Cottahs 8 Chittak** more or less with **600** sq.ft RTS structure standing thereon with cemented floor, being **Plot no. 2**, comprised in **Mouza- Bansdroni, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 5110, Under KMC Ward no. 112, KMC Premises No. 345, H.L. Sarkar Road, Assessee No. 311121004955, Postal Premises No. 5/6, Simanta Bag, P.S- Bansdroni, Kolkata- 700070**, being butted and bounded by:

ON THE NORTH: Land of Dag No. 1327

ON THE SOUTH: 11ft KMC Road

ON THE EAST : Land of Dag No. 1327

ON THE WEST : Land of Dag No. 1327

THE SECOND SCHEDULE ABOVE REFERRED TO

(GIFTED LAND)

ALL THAT undivided Bastu land measuring **4 Chittak** more or less with undivided 100 sq.ft RTS structure out of Total land



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS. ALIPORE
21 MAR 2025

measuring **1 Cottahs 8 Chittak** more or less with **600** sq.ft RTS structure standing thereon with cemented floor, being **Plot no. 2**, comprised in **Mouza- Bansdroni, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 5110, Under KMC Ward no. 112, KMC Premises no. 345, H.L. Sarkar Road, Assessee No. 311121004955, Postal Premises No. 5/6, Simanta Bag, P.S- Bansdroni, Kolkata- 700070**, with all easement right and other privileges for free and quite enjoyment of the property delineated in the plan or map annexed herewith in **RED** border line as a part of this Deed of Gift along with all easement rights and benefit being butted and bounded by:

ON THE NORTH: Land of Dag No. 1327

ON THE SOUTH: 11ft KMC Road

ON THE EAST : Land of Dag No. 1327

ON THE WEST : Land of Dag No. 1327



OFFICE OF THE
SUB-REGISTRAR
SOUTH MYSORE, MYSORE
21 MAR 2025

IN WITNESS WHEREOF the parties have hereunto set and subscribed their respective signature and seals on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

in the presence of : -

WITNESSES :-

1. Parvej Ali Gazi
Alipore Police Court
124-27

Dr. Satyajit Chowdhury
107A, New Tollygunge
161-93

Arumti Saha
SIGNATURE OF DONOR
I gladly accept this Gift

pratima das
SIGNATURE OF DONEE

DRAFTED BY ME

Rajesh Kumar
ADVOCATE

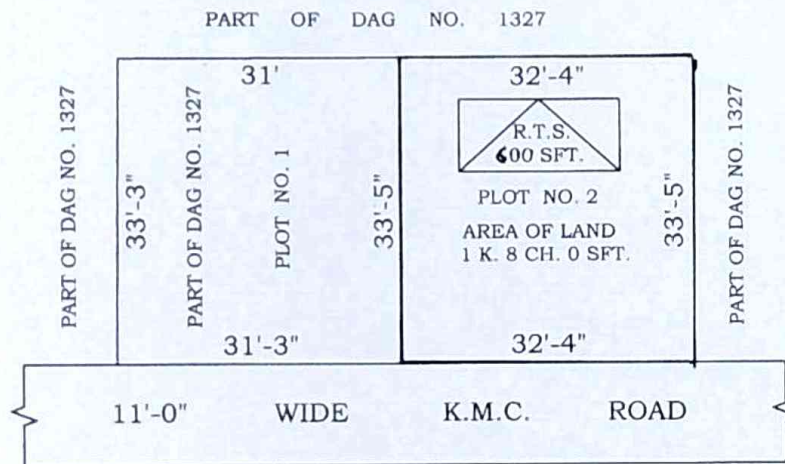
WB-294/09



DISTRICT SUB-REGISTRAR-III
SOUTH MYS. A. PORE
21 MAR 2025

ALL THAT Bastu land measuring **1 Cottahs 8 Chittak** more or less with **600** sq.ft RTS structure standing thereon with cemented floor, being **Plot no. 2**, comprised in **Mouza- Bansdroni, J.L - 45, Touzi. 14, R.S No. 381, Pargana- Magura, R.S Dag & L.R Dag no. 1327, R.S Khatian No. 137, L.R Khatian no. 5110, Under KMC Ward no. 112, KMC Premises No. 345, H.L. Sarkar Road, Assessee No. 311121004955, Postal Premises No. 5/6, Simanta Bag, P.S- Bansdroni, Kolkata- 700070.**

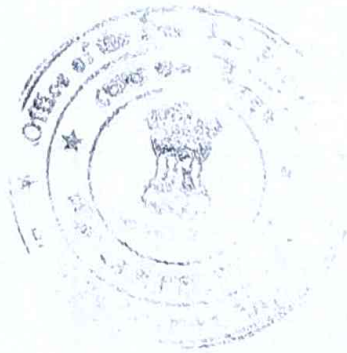
ALL THAT undivided Bastu land measuring **4 Chittak** more or less with undivided 100 sq.ft RTS structure with cemented floor.



Rumki Sen
SIGNATURE OF DONOR

pratima Das
SIGNATURE OF DONEE

Sgnl
TRACED BY
(SAHEB SARDAR)
Regd. 1146/23



DISTRICT SUB-REGISTRAR-II
SOUTH 14 PCS. ALHORE

21 MAR 2025



	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

SIGNATURE *Rumki Soodar*



	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

SIGNATURE *Pratima Das*



DISTRICT SUB-REGISTRAR-III
SOUTH 24 P.C.S. ALIPORE
21 MAR 2025

Major Information of the Deed

Deed No :	I-1603-05574/2025	Date of Registration	21/03/2025
Query No / Year	1603-2000806904/2025	Office where deed is registered	
Query Date	20/03/2025 10:27:18 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Rajesh Laskar Alipore Police Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8910845995, Status : Advocate		
Transaction	Additional Transaction		
[0204] Gift, Gift in f/o others except family members, Government, Local Body			
Set Forth value	Market Value		
Rs. 1,00,000/-	Rs. 3,15,000/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 18,950/- (Article:33(ii))	Rs. 3,182/- (Article:A(1))		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



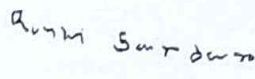
District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: H. L. Sarkar Road, , Premises No: 345, , Ward No: 112 Pin Code : 700070

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	4 Chatak	70,000/-	2,85,000/-	Width of Approach Road: 11 Ft.,
Grand Total :				.4125Dec	70,000 /-	2,85,000 /-	




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.	30,000/-	30,000/-	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	30,000 /-	30,000 /-	


Donor Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mrs RUMKI SARDAR, (Alias: Mrs RUMKI SARADAR) Wife of Mr Kanai Sardar Executed by: Self, Date of Execution: 21/03/2025 , Admitted by: Self, Date of Admission: 21/03/2025 ,Place : Office		 Captured	
	21/03/2025		LTI 21/03/2025	21/03/2025
South Park, H.L. Sarkar Road, City:- Not Specified, P.O:- Bansdroni, P.S:-Bansdroni, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-2XX5 , PAN No.:: GHxxxxxx3Q, Aadhaar No: 62xxxxxxxx3907, Status :Individual, Executed by: Self, Date of Execution: 21/03/2025 , Admitted by: Self, Date of Admission: 21/03/2025 ,Place : Office				

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mrs PROTIMA DAS (Presentant) Wife of Mr Anil Kumar Das Executed by: Self, Date of Execution: 21/03/2025 , Admitted by: Self, Date of Admission: 21/03/2025 ,Place : Office		 Captured	
	21/03/2025		LTI 21/03/2025	21/03/2025
Wife of Mr Anil Kumar Das 60, H.L. Sarkar Road, Simanta Bag., City:- Not Specified, P.O:- Bansdroni, P.S:- Bansdroni, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-2XX5 , PAN No.:: AXxxxxxx4K, Aadhaar No: 69xxxxxxxx3779, Status :Individual, Executed by: Self, Date of Execution: 21/03/2025 , Admitted by: Self, Date of Admission: 21/03/2025 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr RAJESH LASKAR Son of Mr NURUDDIN LASKAR ALIPORE POLICE COURT, City:- Not Specified, P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027		 Captured	
	21/03/2025	21/03/2025	21/03/2025
Identifier Of Mrs RUMKI SARDAR, Mrs PROTIMA DAS			

Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
L1	Mrs RUMKI SARDAR	Mrs PROTIMA DAS		0.4125 Dec	2,85,000/-

Transfer of Structure from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (In Rs.)
S1	Mrs RUMKI SARDAR	Mrs PROTIMA DAS		100 Sq Ft	30,000/-

Endorsement For Deed Number : I - 160305574 / 2025

On 21-03-2025

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 : 33 (ii) of Indian Stamp Act 1899.

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

Presented for registration at 14:43 hrs on 21-03-2025, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mrs PROTIMA DAS ,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 3,15,000/- . Other amount Rs 3,15,000/-

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

Execution is admitted on 21/03/2025 by 1. Mrs RUMKI SARDAR, Alias Mrs RUMKI SARADAR, Wife of Mr Kanai Sardar, South Park, H.L. Sarkar Road, P.O: Bansdroni, Thana: Bansdroni, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife, 2. Mrs PROTIMA DAS, Wife of Mr Anil Kumar Das, 60, H.L. Sarkar Road, Simanta Bag., P.O: Bansdroni, Thana: Bansdroni, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife

Indetified by Mr RAJESH LASKAR, , Son of Mr NURUDDIN LASKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,182.00/- (A(1) = Rs 3,150.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 32.00/-, by online = Rs 3,150/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 21/03/2025 2:03PM with Govt. Ref. No: 192024250455725718 on 21-03-2025, Amount Rs: 3,150/-, Bank: SBI EPay (SBlePay), Ref. No. 1449177306233 on 21-03-2025, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 18,900/- and Stamp Duty paid by Stamp Rs 100.00/-, by online = Rs 18,850/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 9633, Amount: Rs.100.00/-, Date of Purchase: 11/03/2025, Vendor name: S DAS

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 21/03/2025 2:03PM with Govt. Ref. No: 192024250455725718 on 21-03-2025, Amount Rs: 18,850/-, Bank: SBI EPay (SBlePay), Ref. No. 1449177306233 on 21-03-2025, Head of Account 0030-02-103-003-02

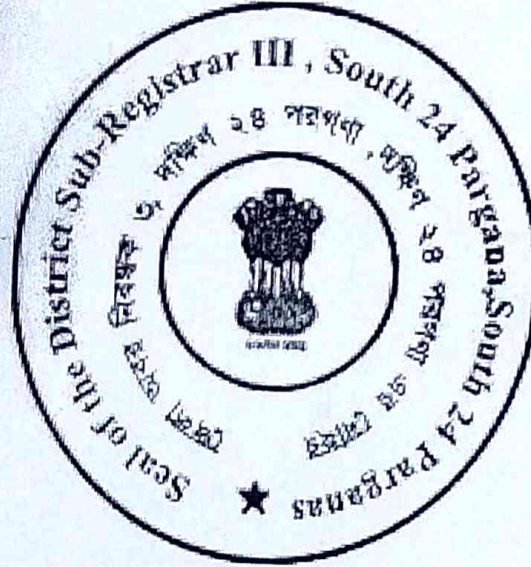


Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2025, Page from 143409 to 143424
being No 160305574 for the year 2025.



Dhar

Digitally signed by Debasish Dhar
Date: 2025.03.28 12:04:17 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 28/03/2025
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.