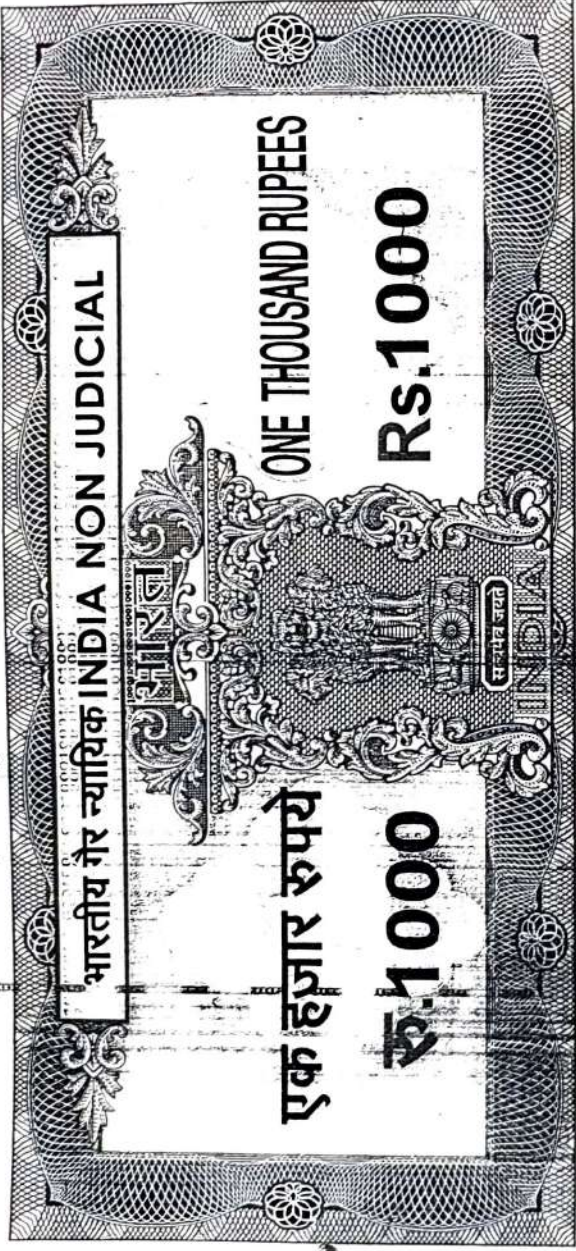


04779/012

5092/12



अभिषेक पश्चिम बंगाल WEST BENGAL

F 484079

04. 9663/m

02. 102, 102L

25/10/12



This document is admitted to be a true and correct copy of the original and the original is attached to this document.

25/10/12
Kolkata

...

SALE DEED

THIS INDENTURE made this the 27th day of April, 2012

16608

NAME.....D. Dasgupta ADP

ADD.....H. C. Court.

Rs.....

20-2,000/- 1000/2 3 APR 2012

SUPANJAN MUKHERJEE

Licensed Stamp Vendor

C. C. Court

2 & 3, K. S. Roy Road, Kolkata



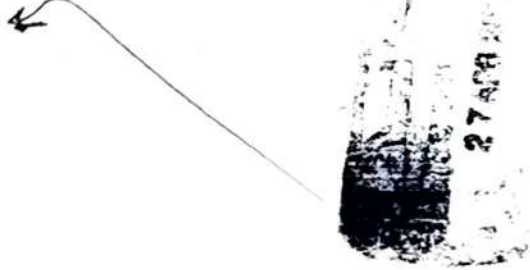
23 APR 2012

Identified by me -

Enkanya Datta

Advocate

High Court, Calcutta





পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

F 484080

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BETWEEN

(1) **SUKHEN BAGCHI**, by Occupation Service & (2) **SANAT BAGCHI**,
by Occupation Business, both sons of Late Tarapada Bagchi, both by
faith - Hindu, and both residing at 17/3, Lakshmi Dutta Lane,

16608

D. Datta, Adm

NAME.....	D. Datta
ADD.....	17 C. Cat.
Rs.....	
1000/2 3 APR 2012	
SURANJAN MUKHERJEE	
Licensed Stamp Vendor	
C. C. Court	
2 & 3, K. S. Roy Road, Kol-1	

20-2,000/-



23 APR 2012

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27 APR 2012

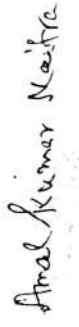
Department of Finance (Revenue) Government of West Bengal
Office of the A.R.A. - II KOLKATA, District- Kolkata
Signature / LTI Sheet of Serial No. 04779 / 2012, Deed No. (Book - I , 05092/2012)
Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Iswanath Mukherjee 7/3, Lakshmi Dutta lane, pl, Thana:-Shyampurk, istrict:-Kolkata, WEST ENGAL, India, P O Pin 700003		 LTI 27/04/2012	Biswanath Mukherjee 27-04-12

Signature of the person(s) admitting the Execution at Office.

No.	Admission of Execution By	Status	Photo	Finger Print	Signature
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12.

Sukhen Bagchi Address:- 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampurk, District:-Kolkata, WEST BENGAL, India, P O Pin 700003	Self		 LTI 27/04/2012	
Sonali Bagchi Address:- 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampurk, District:-Kolkata, WEST BENGAL, India, P O Pin 700003	Self		 LTI 27/04/2012	
Krishna Das Address:- 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampurk, District:-Kolkata, WEST BENGAL, India, P O Pin 700003	Self		 LTI 27/04/2012	
Anal Kumar Maitra Address:- 17/3 Lakshmi Dutta lane, Kol, Thana:-Shyampurk, District:-Kolkata, WEST BENGAL, India, P O Pin 700003	Self		 LTI 27/04/2012	

(Abani KumarDey)
ADDL. REGISTRAR OF ASSURANCES-II
Office of the A.R.A. - II KOLKATA

27/04/2012

Department of Finance (Revenue), Government of West Bengal
Office of the A.R.A. - II KOLKATA, District- Kolkata
Signature / LT Sheet of Serial No. 04779 / 2012, Deed No. (Book - I , 05092/2012)
Signature of the person(s) admitting the Execution at Office.

Admission of Execution By	Status	Photo	Finger Print	Signature
Juthika Maitra Address -17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampurkul, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :- 700003	Self		 LT 27/04/2012	Juthika Maitra
Biswanath Mukherjee Address -17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampurkul, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :- 700003	Self		 LT 27/04/2012	Biswanath Mukherjee

Signature of above Person(s)
 De Latta
 Court Cal, District:-Kolkata, WEST BENGAL, India.

Signature of Identifier with Date
 Ananya Batta
 Advocate
 27. 04. 12



Government Of West Bengal
Office Of the A.R.A. - II KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 05092 of 2012
(Serial No. 04779 of 2012)

Amount of Fees:

27/04/2012

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, 5 of Indian Stamp Act 1899.

Amount of Fees:

Amount By Cash

Rs 359 00/-, on 27/04/2012

(Under Article A(1) - 352/- , E = 7/- on 27/04/2012)

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. -32,132/-

Certified that the required stamp duty of this document is Rs.- 1938 /- and the Stamp duty paid as: Impresive Rs. - 2000/-

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

Presented for registration at 13.38 hrs on :27/04/2012, at the Office of the A.R.A. - II KOLKATA by B. Swarnath Mukherjee, one of the Claimants.

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

Execution is admitted on 27/04/2012 by

Sukhen Bagchi, son of Late Tarapada Bagchi, 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession : Service

2. Sanat Bagchi, son of Late Tarapada Bagchi, 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession : Business

3. Smt Krishna Das, wife of Pradip Kumar Das, 17/3, Lakshmi Dutta lane, Kol, Thana:-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession : House wife

27/04/2012 14:32:00

(Abani KumarDey)
ADDL. REGISTRAR OF ASSURANCES-II
EndorsementPage 1 of 2



Government Of West Bengal
Office Of the A.R.A. - II KOLKATA
District:-Kolkata

Endorsement For Deed Number : I - 05092 of 2012

(Serial No. 04779 of 2012)

Amal Kumar Maitra, son of Late Atul Kumar Maitra, 17/3, Lakshmi Dutta lane, Kol, Thana-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession Service

Smt Juthika Maitra, wife of Amal Kumar Maitra, 17/3, Lakshmi Dutta lane, Kol, Thana-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession : House wife

Biswanath Mukherjee, son of Amar Nath Mukherjee, 17/3, Lakshmi Dutta lane, Kol, Thana-Shyampukur, District:-Kolkata, WEST BENGAL, India, P.O. :- Pin :-700003, By Caste Hindu, By Profession Service

Identified By Sukanya Datta, daughter of -, High Court Cal, District:-Kolkata, WEST BENGAL, India, P.O. :-, By Caste Hindu, By Profession: Advocate.

(Abani Kumar Dey)
ADDL REGISTRAR OF ASSURANCES-II

27/04/2012 14:32:00

(Abani Kumar Dey)
ADDL REGISTRAR OF ASSURANCES-II
Endorsement Page 2 of 2

P.S. Shyampukur, Kolkata - 700 003, hereinafter called and referred to as "VENDORS" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their heirs, executors, representatives, administrators and assigns) of the ONE PART

AND

- (1) **SMT. KRISHNA DAS**, wife of Pradip Kumar Das, by faith - Hindu, by Occupation Housewife, residing at 17/3, Lakshmi Dutta Lane, P.S. - Shaympukur, Kolkata - 700003, (2) **AMAL KUMAR MAITRA**, son of Late Atul Kumar Maitra, by Occupation Service & (3) **SMT. JUTHIKA MAITRA**, wife of ~~Late~~ Amal Kumar Maitra, by Occupation Housewife, both by faith Hindu and both residing at 17/3, Lakshmi Dutta Lane, P.S. - Shaympukur, Kolkata - 700003, (4) **BISWANATH MUKHERJEE**, son of Amar Nath Mukherjee, by faith - Hindu, by Occupation Business, residing at 17/3, Lakshmi Dutta Lane, P.S. - Shaympukur, Kolkata - 700003, hereinafter called and referred to as "PURCHASERS" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their heirs, executors, representatives, administrators and assigns) of the OTHER PART

WHEREAS the Vendors became the Owner of ALL THAT residential Flat No.A or portion on the Ground Floor measuring about 745 Sq. Ft. including super built up area, described in the Schedule "B" below, old and dilapidated two storied brick built building, together with the proportionate share of land measuring about 2 Cottahs 12 Chittaks, be the same a little more or less, on which the said old structure is erected and built at and being Premises No. 17/3, Lakshmi Dutta Lane (formerly known and numbered as 17/1, Lakshmi Dutta Lane), Police Station - Shyampukur, Kolkata - 700 003, described in the Schedule "A" below, with the right to use common areas, by virtue of a Sale Deed dated 30th November, 2001 registered at the Office of the Additional Registrar of Assurances -

II, Kolkata and recorded in Book No.I, Volume No.I, pages 1 to 22 being No.04219 for the year 2006 and executed by one Suniti Chatterjee as a Shebait and on behalf of Sri Sri Iswar Annapurna and Mahadeb, as the Vendor and by one Samarendra Nath Karuri as the Confirming Party; the Purchaser therein and the Vendor herein was thus seized and possessed of the said residential Flat or portion since then by exercising all rights of ownership.

AND WHEREAS the Vendors and the Purchasers are separately the owners of 4 different flats/portions of the said Premises No. 17/3, Lakshmi Dutta Lane, Kolkata - 700 003, and they have amicably decided to mutually transfer small fractions/portions of each such flat/portion inter se between themselves so that all of them have shares in the entire building.

AND WHEREAS in terms of such arrangement/agreement the Vendors have agreed to sell and the Purchasers have agreed to purchase ALL THAT piece and parcel of 1.34228 % undivided share more or less equivalent to 10 Sq. Ft. impartible undivided share in the residential Flat or portion being marked as Flat No.A on the Ground Floor measuring about 745 Sq. Ft. including super built up area, more fully and particularly described and mentioned in the Schedule "B" hereinbelow at Premises No. 17/3, Lakshmi Dutta Lane, Kolkata - 700 003, as in Schedule "A" hereinbelow, at and for a token consideration price of Rs.1,000/- being free from all encumbrances.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of Rs.1,000/- (Rupees one Thousand) only of the lawful money paid by the purchasers to the vendors on or before the execution of these presents (the receipt whereof the vendors hereby admit, acknowledge and from the same and every part thereof), the vendors do hereby acquit release and

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forever discharge the purchasers their respective heirs, successors, legal representatives, executors, administrators and assigns and the vendors herein do hereby jointly and/or severally sell, transfer, convey, assign and assure unto and to the said purchasers herein ALL THAT piece and parcel of 1.34228 % undivided share more or less equivalent to 10 Sq. Ft. impartible undivided share in the residential Flat or portion being marked as Flat No.A on the Ground Floor measuring about 745 Sq. Ft. including super built up area, more fully and particularly described and mentioned in the Schedule "B" hereinbelow at Premises No. 17/3, Lakshmi Dutta Lane, Kolkata - 700 003, as in Schedule "A" hereinbelow, along with the common areas, half of the depth of the partition walls, stairs, staircase, landings and common passage, drains, sewers, water pipes and all other fixtures and equipments of common utility appertaining to the said building TOGETHER WITH proportionate undivided impartible share and/or interest in the land underneath the said building AND the reversion or reversions remainder or remainders and the rents issues and profits of in connection with the said undivided portion and the properties appurtenant TO HAVE AND TO HOLD the said portion and the properties appurtenant thereto hereby granted, sold, transferred, assigned and assured or expressed or intended so to be unto and to the use of the purchasers jointly and forever for a perfect and indefeasible estate or inheritance in fee simple in possession without any of condition use trust or other things whatsoever in alter, defect, encumbrances or make void the same AND NOTWITHSTANDING any such act deed matter or thing whatsoever as aforesaid the Vendor(s) has/have good, right, full power and absolute authority to grant, sell transfer, convey, assign and assure the proportionate undivided impartible share and/or interest in the land of the said portion hereby granted. sold, transferred, conveyed, assigned and assured or expressed or intended, so to be unto and to use of the purchasers in the manner

aforesaid and that the purchasers shall and may from time to time and at all times hereafter jointly peaceably and quietly possess and enjoy the said portion hereby granted, sold transferred, conveyed, assigned and assured or expressed or intended so to be unto and the use of the manner aforesaid and receive the rents issues and profits thereof without lawful eviction interruption claims or demand whatsoever from or by the vendor or by any persons of lawfully or equitably claiming or to claim from under or in trust for the vendor(s) AND THAT free and clear and freely and clearly and absolutely acquitted, exonerated discharged or otherwise by the vendor(s) well and sufficiently save defended kept harmless and indemnified of from and against all and all manner of former or other estate, rights, title, leases, mortgage, charges, trusts, waqfs, debutters, attachments, executions, lispendens, claims demands and encumbrances made or done occasioned or suffered by the vendor(s) or any person lawfully or equitably claiming or to claim by from through under or in trust for the vendor(s). AND THAT the vendor(s) declare(s) that he/they is/are the owner of the said property hereby sold and further it declares that it has not concealed any fact relating to its right, title and interest in the said property till date. The said vendor(s) doth hereby also undertake that in case of any defect concealment mistake or misrepresentation in the title as stated in this Deed is found and if the purchasers, their respective heirs, legal representatives and administrators are put to any difficulty and suffer any loss, the vendor(s) including his/their successors shall be bound to rectify the defects and shall compensate the loss so caused to the purchasers, their heirs, nominee or nominees regarding possession or title herein described and the vendor(s) will be liable to be proceeded against for such act or acts in the competent court of law AND THAT THE VENDOR and all legal heirs and persons under it shall and will from time to time do and execute and cause to be done and executed all such acts deeds and things whatsoever

for further and more perfectly assuring the said premises and every part thereof unto the said purchasers their respective heirs, executors, representatives and assigns and for retaining their joint possession of the same according to the true intent and meaning of this conveyance as shall and may be reasonably required. HOWEVER the Vendor(s) and the Purchasers shall jointly use enjoy the said residential flat or portion as described in the Schedule "B" hereunder subject to the terms and conditions as provided in the respective sale deeds of the Vendors and Purchasers in respect of the said premises.

SCHEDULE "A" ABOVE REFERRED TO :

ALL THAT piece and parcel of an old and dilapidated two storied brick built building erected and built on the land measuring about 2 Cottahs 12 Chittaks, be the same a little more or less, at and being Premises No. 17/3, Lakshmi Dutta Lane (formerly known and numbered as 17/1, Lakshmi Dutta Lane); Police Station - Shyampukur, Kolkata - 700 003, under Kolkata Municipal Corporation Ward No. 8 butted and bounded by :-

ON THE NORTH : Premises No. 17/4, Lakshmi Dutta Lane.
 ON THE EAST : Premises No. 17/5, Lakshmi Dutta Lane.
 ON THE SOUTH : Premises No. 17/2/B, Lakshmi Dutta Lane.
 ON THE WEST : Lakshmi Dutta Lane.

SCHEDULE "B" ABOVE REFERRED TO :

ALL THAT residential Flat No.A or portion on the Ground Floor measuring about 745 Sq. Ft. including super built up area, together with the proportionate share of land described in the Schedule "A" above with the right to use common areas, passages, stairs and roof as described in the Sale Deed by virtue of which the Vendor herein became the owner.

SCHEDULE "C" ABOVE REFERRED TO :

(The portion sold hereby)

ALL THAT piece and parcel of 1.34228 % undivided share more or less equivalent to 10 Sq. Ft. impartible undivided share in the residential Flat or portion being marked as Flat No.A on the Ground Floor measuring about 745 Sq. Ft. including super built up area, more fully and particularly described and mentioned in the Schedule "B" hereinabove at Premises No. 17/3, Lakshmi Dutta Lane, Kolkata - 700 003, as in Schedule "A" hereinabove, along with undivided proportionate share in the land underneath, the entire flat/portion to be used and enjoyed by the Vendors and Purchasers jointly.

IN WITNESS WHEREOF the parties do hereby set and subscribed their respective hand and signature in this the day, date and year first above written.

SIGNED AND DELIVERED at Kolkata
in the presence of:

WITNESSES:

1. Krishna Chatterjee
D/O Amar Nath Mukherjee
17/3 Lakshmi Dutta Lane
KOL - 700003

Sonal Bagchi

Sahar Bagchi

SIGNATURE OF THE VENDORS

Biswanath Munger

2. *Garipal Das*

S/O, Late Atul Kr. Das
17/3, Lakshmi Dutta Lane
KOL - 700003.

Tulika Maity

SIGNATURE OF THE PURCHASERS

MEMO OF CONSIDERATION

RECEIVED the within mentioned sum of Rs.1,000/- (Rupees One Thousand) only from the within mentioned purchaser(s) in Cash.

Total: Rs. 1,000.00
(Rupees One Thousand only)

WITNESSES:

1. *Gasimal Maitha.*

Sonot Bagchi
Soumen Bagchi

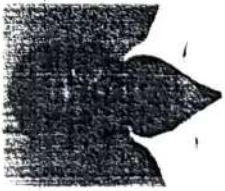
SIGNATURE OF THE VENDORS

2. *Krishna Chatterjee*

Drafted by me,

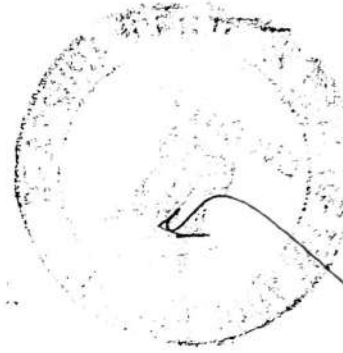
Sipanjam Datta.
Advocate

FORM FOR TEN FINGERPRINTS

Sl. No.	Signature of the executants / presentants	Little	Ring	Middle (Left Hand)	Fore	Thumb
	 Binuwarth Pungar					
						
	 Krishna Rao					
						
	 Bonal Bogchi					
						
	 Sankar Dasgupta					
						

FORM FOR TEN FINGERPRINTS

[illegible]



27 APR 2012