

5042/21

I 5197/2021



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

G 242279

G 242279



Shyamal Saha

DEED OF CONVEYANCE

Certified that the Document is admitted to
Registration and the Signature Sheet and
the Endorsement Sheet attached to this
Document are part of this Document

Shyamal Saha

Addl. District Sub-Registrar
Bhakti Nagar, Jalpaiguri

Page 1 of 10

05 AUG 2021

Shyamal Debnath

THIS DEED OF CONVEYANCE IS MADE ON THIS THE 03rd
DAY OF AUGUST, TWO THOUSAND TWENTY ONE.

Vacant Land measuring	: 0.0448 Acres
Set forth Value	: Rs.32,40,000/-
Market Value	: Rs.34,94,401/-
Classification of land	: DAHALA
Proposed land use	: BASTU
Mouza	: DABGRAM
J.L. No.	: 02
Khatian No.	: RS 776 corresponding to LR 807
Plot No.	: RS 67 corresponding to LR 610
Sheet No.	: RS Sheet no. 15 corresponding to LR Sheet No. 168
Police Station	: Bhaktinagar
District	: Jalpaiguri
State	: West Bengal
QUERY NO.	: 20021284130/2021
WITHIN SILIGURI MUNICIPAL CORPORATION WARD NO. 32	

B E T W E E N

- 1. M/S. OM MALIKA ARJUN DEVELOPERS LLP (PAN: AAHFO4728L)**, a LLP duly registered having LLP Identification Number : AAX-3600, having its registered office at Holding No. 67/443/100/77/66, Station Feeder Road, Near Brindaban, Siliguri Bazar, S.F.Road, Siliguri-734005, Darjeeling and is being represented by one of its Partner, **SRI BASANT KUMAR AGARWALA (PAN No. ACVPA3895J)**, Son of Sri Santosh Kumar Agarwala, Indian by Nationality, Hindu by religion, Business by

Shyamal Debnath

occupation, resident of Station Feeder Road, Near Brindaban, Siliguri Bazar, S.F.Road, Siliguri-734005, Siliguri District – Darjeeling, PIN - 734003, in the State of West Bengal – hereinafter called the "**PURCHASERS**" (which term or expression shall mean and include, unless excluded by or repugnant to the context its successors, executors, administrators, legal representatives and assigns) of the **ONE PART**.

A N D

- 1. SMT. BHAKTI DEBNATH (PAN No. BSRPD6211J)**
Wife of Late Khitish Debnath, Indian by Nationality, Hindu by religion, Housewife by occupation,
- 2. SRI KAMAL DEBNATH (PAN NO. ANNPD0473A)**
Son of Late Khitish Debnath, Indian by Nationality, Hindu by religion, Service by occupation,
- 3. MR. SHYAMAL DEBNATH (PAN NO. BQQPD3427B)**
Son of Late Khitish Debnath, Indian by Nationality, Hindu by religion, Business by occupation,
- 4. MRS. ASHA DEBNATH (PAN NO. ALFPN9856P)**
Daughter of Late Khitish Debnath, Indian by Nationality, Hindu by religion, Housewife by occupation,
the above **Vendors No. 1 to 3** are residents of Barpeta Road, Ward No.3, District – Barpeta, PIN - 781315, in the State of Assam and **Vendor No. 4** is the resident of Ward No. 5, Bazar Road, Tufanganj, Coochbehar (W.B)– hereinafter called the "**VENDORS**" (which term or expression shall mean and include, unless excluded by or repugnant to the context their heirs, successors,

Shyamal Debnath

executors, administrators, legal representatives and assigns) of the **OTHER PART.**

WHEREAS the above Vendors 1 , 2 and 4 are being represented by their Attorney **SRI SHYAMAL DEBNATH** S/o. Late Khitish Debnath vide General Power of Attorney duly registered in the Office of the Sub Registrar, Sorbhog, Barpeta by the **Vendor No.1 and 2 vide Document No. 281/19 dated 18.06.2021** and by the **Vendor No. 4 vide Document no. I-2685/2021 dated 30.06.2021** registered in the office of the ADSR, Tufanganj, Coochbehar (W.B) and **Vendor No.3** is being represented by Self.

WHEREAS one Smt. Renu Bala Debnath W/o. Lt. Shyam Chand Debnath, resident of Milan Pally, P.O. & P.S. – Siliguri, Dist – Darjeeling, became the sole and absolute owner in possession of a piece of land measuring 8 kathas and 8 chataks or 0.1403 acres, appertaining to and forming part of RS Plot No. 67, recorded in RS Khatian No. 776, situated within Mouza – Dabgram, Pargana – Baikunthapur, J.L. No. 02, RS Sheet No. 15, P.S. – Bhaktinagar, Dist – Jalpaiguri, by virtue of three registered deeds **1.** Deed being No. 1503 for the year 1983, registered in the office of the Sub-Registry, Jalpaguri, recorded in Book No. 1, Volume no.20, pages 260 to 263, **2.** Deed being No. 1433 for the year 1991 registered in the office of the Sub-Registry, Jalpaguri, recorded in Book No. 1, Volume no.19, pages 331 to 324 and **3.** Deed being No. 3805 for the year 2000 registered in the office of the Sub-Registry, Jalpaguri, recorded in Book No. 1, Volume no.41, pages 19 to 22

Shyamal Debnath

A N D

WHEREAS the said Smt. Renu Bala Debnath W/o. Lt. Shyam Chand Debnath, while holding the said land in her khas, actual and physical possession having permanent, heritable, transferable, right, title and interest therein, free from all encumbrances and charges whatsoever, gifted the said land, below in equal proportion to her three sons, Rasik Lal Debnath, Jyotish Debnath and Khitish Debnath by registered Deed of Gifts being document no. 2114, 2115 and 2116 for the year 2006 registered in the office of the Sub-Registry, Jalpaiguri, recorded in Book No. 1, Volume no. 44, pages 139 to 150.

A N D

WHEREAS the said Khitish Debnath after obtaining the land vide Gift Deed from his mother became the absolute owner and has been holding the said land in his khas, actual and physical possession having permanent, heritable, transferable, right, title and interest therein, free from all encumbrances and charges whatsoever and even got the mutation done in his name from the Office of the BL&LRO, Rajganj, Jalpaiguri.

Shyamal Debnath

A N D

WHEREAS the said Khitish Debnath S/o. Late Shyam Chand Debnath died on 10.12.2020 leaving behind him the following legal heirs: **1. BHAKTI DEBNATH** W/O. Late Khitish Debnath, **2. KAMAL DEBNATH** S/O. Late Khitish Debnath, **3. SHYAMAL DEBNATH** S/O. Late Khitish Debnath **4. ASHA DEBNATH** Daughter of Late Jyotish Debnath and they have been enjoying the said property free from all encumbrances and charges whatsoever.

A N D

WHEREAS the Vendors being in urgent need of money for their developmental purpose, have offered for sale the below scheduled land measuring 0.0448 Acres, free from all charges and encumbrances whatsoever.

A N D

WHEREAS the Purchasers hereof being in need of a piece of land for its business purpose, has agreed to purchase the said land measuring 0.0448 Acres fully and particularly described in the Schedule below and offered a sum of Rs. 32,40,000/- (Rupee Thirty Two Lacs Forty Thousand) only to the Vendors hereof.

Shyamal Debnath

A N D

WHEREAS the said Khitish Debnath S/o. Late Shyam Chand Debnath died on 10.12.2020 leaving behind him the following legal heirs: **1. BHAKTI DEBNATH** W/O. Late Khitish Debnath, **2. KAMAL DEBNATH** S/O. Late Khitish Debnath, **3. SHYAMAL DEBNATH** S/O. Late Khitish Debnath **4. ASHA DEBNATH** Daughter of Late Jyotish Debnath and they have been enjoying the said property free from all encumbrances and charges whatsoever.

A N D

WHEREAS the Vendors being in urgent need of money for their developmental purpose, have offered for sale the below scheduled land measuring 0.0448 Acres, free from all charges and encumbrances whatsoever.

A N D

WHEREAS the Purchasers hereof being in need of a piece of land for its business purpose, has agreed to purchase the said land measuring 0.0448 Acres fully and particularly described in the Schedule below and offered a sum of Rs. 32,40,000/- (Rupee Thirty Two Lacs Forty Thousand) only to the Vendors hereof.

Suyamal Ellameth

A N D

WHEREAS the Vendors hereof considering the said price so offered by the Purchasers as fair, reasonable and highest in view of prevailing market rate, have firmly and finally agreed and decided to sell the below scheduled landed property to the Purchasers hereof at or for the price of the sum of Rs. 32,40,000/- (Rupee Thirty Two Lacs Forty Thousand) only free from all encumbrances and charges whatsoever and the said land is hereby transferred in the manner as hereinafter appearing.

NOW THIS INDENTURE WITNESSETH that pursuance to the aforesaid offer and acceptance and also in consideration of the said sum of Rs. 32,40,000/- (Rupee Thirty Two Lacs Forty Thousand) only paid by the Purchasers to the Vendors hereof (the receipt whereof the Vendors do hereby acknowledge and grant full discharge from the payment thereof), the Vendors do hereby grant, convey, assign, transfer unto the Purchasers the said land hereby sold described in the schedule below and make over possession thereof to the Purchasers together with all right, title, interest liberties, easements, privileges, appendices, whichever are belonging to or in any way appertaining to the said land or any part thereof **TO HAVE AND TO HOLD** the same absolutely by the Purchasers for ever peaceably and quietly without any interference or interruption from the Vendors or any person claiming under it, subject to the payment of rent etc. payable to the superior landlord the Govt. of West Bengal.

Syamol Khatun

THE VENDORS do hereby declare that the Vendors have not previously sold, mortgaged, transferred or contracted for sale or otherwise the said land hereby sold or any part thereof suffers from no defect of title and in the event of discovery or any contrary is proved, the Vendor shall be liable to be dealt with according to law both Civil and Criminal as the case may be and shall also be liable to pay adequate compensation to the Purchasers.

THE VENDORS do hereby covenant with the Purchasers that if for any defect in the title of the land hereby sold or any part thereof or for any act done or suffered to be done by the Vendor, the Purchaser, is deprived of ownership or of possession thereof the land hereby sold or any part thereof in future, the Vendor shall be liable to ~~return~~ return to the Purchasers the full or proportionate part of the said price money as the case may be together with interest from the date of such deprivation or dispossession and the Vendors shall also be liable to pay adequate compensation to the Purchasers for any other loss or injury which the Purchasers may suffer therefrom.

AND that the Purchasers shall hereafter peaceably and quietly hold, use, occupy, possess and enjoy the aforesaid land as fully mentioned in the scheduled below as its own land having permanent, heritable and transferable right, title and interest therein without any hindrance, interruption, claim or demand

Shyamal Chandra

whatsoever by or from the Vendors or any other person or persons whomsoever claiming through or under it.

THE VENDORS do hereby further declare that the Vendors at the request and costs of the Purchasers do execute or cause to be done such acts, deeds or things whatsoever if the Purchasers so required in future for peaceful enjoyment and possession of the said land hereby sold by the Vendors by these presents.

SCHEDULE

ALL THAT PIECE OR PARCEL of vacant land measuring 0.0896 Acres , situated within Mouza – Dabgram, J.L. No.02, recorded in RS Khatian No. 776 corresponding to L.R. Khatian No. 807, RS Plot No. 67 corresponding to L.R. Plot No.610, RS Sheet No. 15 corresponding to L.R. Sheet No. 168, Police Station – Bhaktinagar, District – Jalpaiguri. Classification of land as per R.O.R. Dahala , Proposed land use – Bastu.

The land is situated on Ashoke Nagar Main Road, Ward No.32 of Siliguri Municipal Corporation.

The said vacant land is butted and bounded as follows: -

By the North	:	Land of Purchasers;
By the South	:	Land of Sri Kalachand Mondal;
By the East	:	30 feet wide Road;
By the West	:	18 feet wide Road;

One separate sheet is enclosed herewith containing the fingerprints of the Vendor and Purchaser forming part of these presents.

The land hereby sold is more particularly shown and delineated by the bold borderline in the site plan annexed herewith forming a part of these presents.

IN WITNESSES WHEREOF the Vendor hereof with her sound health and in conscious mind does hereunto set and subscribed its hand on the day, month and year mentioned hereinbefore.

WITNESSES: -

1. *[Signature]*

S/o Shibulal Das

PO + PS Pradhan Nagar
Siciguri 03

2. *[Signature]*
S/o - Laxman Agarwal
Doodlabari, Gidpur Road,
PS: Mal, Jalpaiguri

[Signature]

**Signature of The ATTORNEY
on behalf of the Vendors 1, 2
& 4 and for Self.**

Drafted by me as per instruction
of the Executant, readover &
explained by me and printed in
my office.

[Signature]

**Abhisek Sengupta,
Advocate**

F-356/232 of 2007

SITE PLAN SHOWING THE LAND OF
KHITISH DEBNATH
S/o LATE SHYAMCHAND DEBNATH

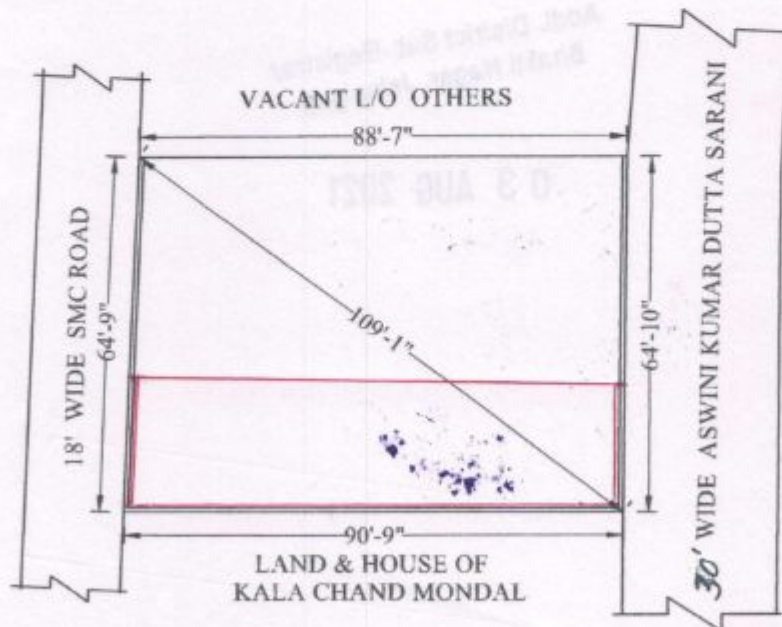
SCHEDULE:-

DIST.- JALPAIGURI, PS-BHAKTINAGAR
 PARGANA- BAIKUNTHAPUR,
 S. M. C. WARD NO.- 32
 MOUZA-DABGRAM,
 JL NO.- 2, SHEET NO. RS- 15, LR- 168,
 KH. NO. LR- 807, 808 & 809,
 PLOT NO. RS- 67(Part), LR- 610
 AREA- 8 Cottah 40 Sqft.



MOUZA MAP RS
 SCALE 16"=1 MILE












MOUZA MAP LR
 SCALE 64"=1 MILE



PREPARED BY












SITE PLAN(SCALE 1"=30')

EXECUTANT SHEET
(ATTORNEY)

		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
 <i>Shyamol S. Chavatt</i>	Left Hand					
	Right Hand					

Shyamol S. Chavatt
Signature with date

CLAIMANT SHEET
(PURCHASER)

		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
 <i>Om Malika Arjun Developers LLP</i>	Left Hand					
	Right Hand					

Partner

Om Malika Arjun Developers LLP
Signature with date
Partner

Form No. 6

প্ৰ-পত্ৰ নং-৬

GOVERNMENT OF ASSAM

No./নং

0094636



DEPARTMENT OF HEALTH SERVICES

(স্বাস্থ্য সেৱা বিভাগ)

DEATH CERTIFICATE (মৃত্যুৰ প্ৰমাণ-পত্ৰ)



Issued under Section 12/17 of the Registration of Births and Deaths Act, 1969 and Rules 8/13 of the Assam Registration of Births and Deaths Rules, 1999 (জন্ম-মৃত্যুৰ পঞ্জীয়ন আইন ১৯৬৯ৰ ১২/১৭ অংশত আৰু জন্ম-মৃত্যুৰ পঞ্জীয়ন বিধি, ১৯৯৯ ৰ ৮/১৩ অংশত লিপিবদ্ধ)

This is to Certify that the following information has been taken from the Original Record of Death which is the Register for Local area/Local body Barpeta Road P.H.C. of Tahsil/Block Barpeta of District Barpeta of State Assam

(ইয়াৰ দ্বাৰা প্ৰমাণিত কৰা হ'ল নিম্ন উল্লেখিত তথ্য অসম ৰাজ্যৰ Barpeta জিলাৰ Barpeta পঞ্জীয়ন গোটিৰ মৃত্যুৰ মূল অভিলেখৰ পৰা সংগৃহীত কৰা হৈছে)

Name/নাম Kartish Deb Nath Sex/লিঙ্গ male

Aadhaar No. of deceased/মৃতকৰ আধাৰ নং Residence

Date of Death/মৃত্যুৰ তাৰিখ 10-12-2020 Place of Death/মৃত্যুৰ স্থান Lt Shyamchand Deb Nath

Name of Mother/মাতৃৰ নাম Barpeta Road Name of Father/পিতৃৰ নাম WN-3

Aadhaar No. of Mother/মাতৃৰ আধাৰ নং Permanent address of the deceased

Name of Husband/Wife/স্বামীৰ/পত্নীৰ নাম Barpeta Road

Aadhaar No. of Husband/Wife/স্বামী বা পত্নীৰ আধাৰ নং WN-3

Address of the deceased at the time of Death Barpeta Road (মৃতকৰ স্থায়ী ঠিকনা) WN-3

Date of Registration 21-12-2020

মৃত্যুৰ সময়ত মৃতকৰ ঠিকনা 551/2020 পঞ্জীয়নৰ তাৰিখ 21-12-2020

Registration No./পঞ্জীয়ন নং 28-12-2020

Date of issue/জাৰি হোৱা তাৰিখ 28-12-2020

Remarks (if any)/(মন্তব্য যদি আছে) Signature & address of the issuing authority

(জাৰি কৰা কৰ্তৃপক্ষৰ স্বাক্ষৰ আৰু ঠিকনা)

Ensure Registration of every birth & death.

“প্ৰতিটো জন্ম-মৃত্যুৰ পঞ্জীয়ন নিশ্চিত কৰাওক”

Seal/মোহৰ

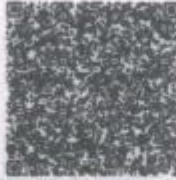
REGISTRAR
BIRTH & DEATH
BARPETA ROAD P.H.C.
BARPETA ROAD



भारत सरकार
GOVERNMENT OF INDIA



Shyamal Debnath
DOB: 22/12/1977
MALE
Mobile No: 9435125105



9125 6553 8425
VID : 9198 8773 5587 2068

मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

C/O: Khitish Debnath, WARD NO - 3, Barpeta
Road, Barpeta, Assam - 781315

QR Code With Photograph



9125 6553 8425
VID : 9198 8773 5587 2068



1947
1800 200 1947

help@uidai.gov.in



www.uidai.gov.in



P.O. Box No. 1947,
Bengaluru-560 001

Shyamal Debnath



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AQCPD8058M



01032019

नाम / Name
SHYAMAL DEBNATH

पिता का नाम / Father's Name
KHITISH DEBNATH

जन्म की तारीख /
Date of Birth
22/12/1977

Shyamal Debnath
हस्ताक्षर / Signature

इस कार्ड के खोने/पाने पर तुरन्त सूचित करें/नोट करें:

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

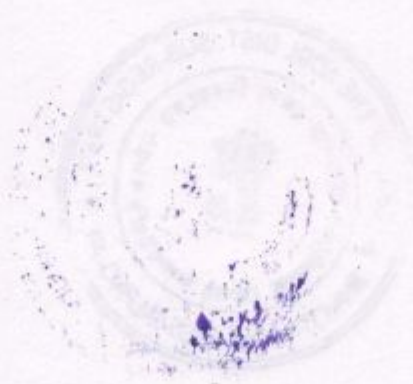


If this card is lost / someone's lost card is found,
please inform / return to:

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: timinfo@nsdl.co.in

Shyamal Debnath



Company Master Data

LLPIN AAX-3600
 LLP Name OM MALIKA ARJUN DEVELOPERS LLP
 Number of Partners 0
 Number of Designated Partners 2
 ROC Code RoC-Kolkata
 Date of Incorporation 10/06/2021
 Registered Address HOLDING NO. 67/443/100/77/66, STATION FEEDER ROAD, NEAR BRINDABAN, SILIGURI BAZAR, S. F. ROAD, SILIGURI Darjeeling WB 734405 IN
 Email Id nitesh.raichangal@gmail.com
 Previous firm/ company details, if applicable
 Total Obligation of Contribution 100000
 Main division of business activity to be carried out in India 70
 Description of main division Real estate activities
 Date of last financial year end date for which Statement of Accounts and Solvency - filed
 Date of last financial year end date for which Annual Return filed
 LLP Status Active

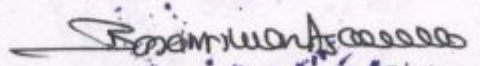
Charges

Assets under charge	Charge Amount	Date of Creation	Date of Modification	Status
No Charges Exists for Company/LLP				

Directors/Signatory Details

DIN/PAN	Name	Begin date	End date	Surrendered DIN
03144481	NITESH AGARWAL	10/06/2021	-	
09132667	BASANT KUMAR AGARWALA	10/06/2021	-	

Om Malika Arjun Developers LLP


 Partner

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AAHFO4728L

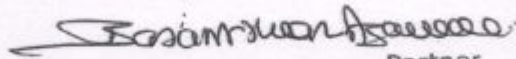


नाम / Name
OM MALIKA ARJUN DEVELOPERS LLP

24062021

निगमन / गठन की तारीख
Date of Incorporation/Formation
10/06/2021

Om Malika Arjun Developers LLP


Partner

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

आयकर सेल सेवा इकाई, प्लॉट नं. 341,
प्रीति मॉडल, मंडी स्टर्लिंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, डीप बंगला चौक के पास,
पुणे - 411 016.

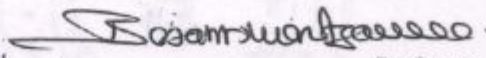


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Model Colony, Near Deep Bangalow Chowk,
Pune - 411 016.

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

Om Malika Arjun Developers LLP


Partner



ভারত সরকার
Government of India



বসন্ত কুমার আগরওয়াল
Basant Kumar Agarwala
পিতা : সন্তোষ কুমার আগরওয়াল
Father : SANTOSH KUMAR AGARWAL

জন্মতারিখ / DOB: 22/01/1959
পুরুষ / Male



2635 1807 5524

আধার - সাধারণ মানুষের অধিকার

Basant Kumar Agarwala



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
Unique Identification Authority of India

ত্রিভাঙ্গা:

স্টেশন ফিডার রোড, সিন্ডিকেট ব্যাংক
বিল্ডিং, এস এফ রোড, সিলিগুরি বাজার
সিলিগুরি (মেইনস্ট্রী), সিলিগুরি বাজার
দার্জিলিং, পশ্চিম বঙ্গ,

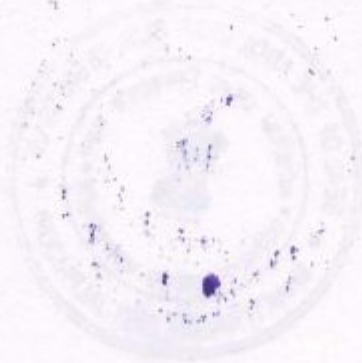
Address: STATION FEEDER
ROAD, SYNDICATE BANK
BUILDING, S.F. ROAD,
SILIGURI BAZAR, Siliguri
(M. Corp), Siliguri Bazar,
Darjeeling, West Bengal,
734005

2635 1807 5524

1947
1800 300 1947

help@uidai.gov.in

www.
www.uidai.gov.in



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

BHAKTI DEBNATH
NILMADHAB DEBNATH

13/04/1960

Panhandle Account Number

BSRPD6211J

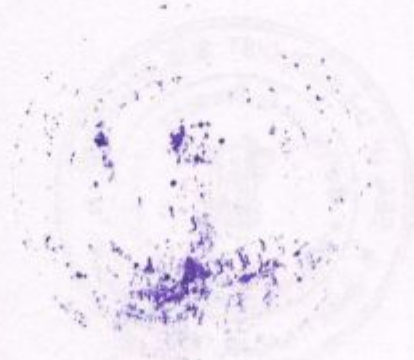
७३३२७२५५४

Signature



In case this card is lost / found, kindly inform / return to :
Income Tax PAN Services Unit, UTHITSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लीटाएं :
आयकर पैन सेवा यूनिट, UTHITSL
प्लॉट नं: ३, सेक्टर ११, सी.बी.डी.बेलपुर,
नवी मुंबई-४०० ६१४.





भारत सरकार
GOVERNMENT OF INDIA



Kamal Debnath

जन्म तिथि / DOB: 30/07/1984

पुरुष / MALE

Mobile No.: 9435230090

4438 4343 7788

VID : 9129 4380 6045 9549

मेरा आधार, मेरी पहचान

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

ANNPD0473A



नाम / Name
KAMAL DEBNATH

पिता का नाम / Father's Name
KHITISH DEBNATH

जन्म की तारीख
Date of Birth
30/07/1984

हस्ताक्षर / Signature



ভারত সরকার

Unique Identification Authority of India

ভাষিকাকৃতির নম্বর/Enrolment No.: 2189/44646/11391

Download Date: 21/07/2017
Generation Date: 08/07/2017

To

আশা দেবনাথ

Asha Debnath

W/O Biplab Kumar Debnath

Bazar Road

Ward No - 5

Near Kingshuk V D O Hall

Tufanganj

Koch Bihar Tufanganj

West Bengal - 736159

8927575400

Signature valid

Digital Signature
AUTHORITY: Asha D
Date: 2017/07/18 10:50:25
31



আপনার আধার সংখ্যা / Your Aadhaar No. :

2568 6972 6354

আমার আধার, আমার পরিচয়



ভারত সরকার

Government of India



আশা দেবনাথ

Asha Debnath

অপত্যক্রিয় / DOB: 30/12/1989

মহিলা / FEMALE



2568 6972 6354

আমার আধার, আমার পরিচয়

Asha Debnath


2568 6972 6354


ভারত সরকার
Government of India


সুকান্ত দাস
SUKANTA DAS
পিতা : শিবু লাল দাস
Father : Shibu Lal Das
জন্মতারিখ/DOB: 17/08/1985
পুরুষ / Male

7992 4750 2887

আধার - সাধারণ মানুষের অধিকার


আধার
ভারতীয় যুক্ত পরিচয় প্রাধিকরণ
Unique Identification Authority of India

ঠিকানা: প্রধান নগর, নিবেদিত রোড
সিলিগুড়ি (মৌরসভা), প্রধান নগর
দার্জিলিং, পশ্চিম বঙ্গ,
Address: PRADHAN
NAGAR, NIVEDITA ROAD,
Siliguri (M. Corp),
Darjeeling, Pradhan Nagar,
West Bengal, 734003

7992 4750 2887

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

Secret 2017



सत्यमेव जयते

INDIA NON JUDICIAL Government of Assam

e-Stamp

Certificate No.	: IN-AS14278426291385S
Certificate Issued Date	: 30-Dec-2020 11:31 AM
Account Reference	: CSCACC (GV)/ ascscceg07/ AS-BRSHA0028/ AS-BR
Unique Doc. Reference	: SUBIN-ASASCSCEG0725011024679640S
Purchased by	: BHAKTI DEBNATH
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: BHAKTI DEBNATH
Second Party	: Not Applicable
Stamp Duty Paid By	: BHAKTI DEBNATH
Stamp Duty Amount(Rs.)	: 15 (Fifteen only)



Please write or type below this line

BEFORE THE MAGISTRATE:::BARPETA

AFFIDAVIT

I, Smti. Bhakti Debnath, W/O-Late Khitish Debnath, aged about- 58 years, by religion- Hindu, Resident of -Ward No.3, Barpeta Road, P.O. & P.S.- Barpeta Road, Dist. Barpeta, Assam, PIN- 781315 do hereby solemnly affirm and declare as follows:-

Reji D
Addl. Dist. Magistrate,
Barpeta

RS 0003717116

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at www.shclsestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



//2//

1. That I am a bonafide citizen of India by birth and permanently residing at the aforesaid locality.
2. That my husband Khitish Debnath expired on ~~10-12~~ 2020.
3. That after the death my husband Khitish Debnath, myself, with my two sons Shyamal Debnath and Kamal Debnath and daughter Asha Debnath are the legal heirs of the deceased person.
4. That save and except the above named persons there are no other legal heirs of the above mentioned deceased person.
5. That I am swearing this affidavit for the purpose of providing and declaring the above facts and submit the same before the concerned authority for this kind perusal and for doing the needful.

All statements made above are true and correct to the best of my knowledge and belief and I sign this affidavit on this 30th day of December, 2020 at Barpeta.

Sworn and signed before me by the
deponent who is identified by-
Ramkrishna Sarkar
Advocate, Barpeta.

৩০ ডিসেম্বর ২০২০

Deponent

[Signature]
Dist. Magistrate
Barpeta
Magistrate, Barpeta

Major Information of the Deed

Deed No :	I-0711-05197/2021	Date of Registration	05/08/2021
Query No / Year	0711-2001284130/2021	Office where deed is registered	
Query Date	28/07/2021 11:11:02 AM	0711-2001284130/2021	
Applicant Name, Address & Other Details	Abhisek Sengupta Haiderpara, Siliguri, Thana : Siliguri, District : Darjeeling, WEST BENGAL, PIN - 734006, Mobile No. : 9832049025, Status :Advocate		
Transaction		Additional Transaction	
[0101] Sale, Sale Document		[4305] Other than Immovable Property, Declaration [No of Declaration : 1]	
Set Forth value		Market Value	
Rs. 32,40,000/-		Rs. 34,94,401/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 1,39,786/- (Article:23)		Rs. 34,951/- (Article:A(1), E)	
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		



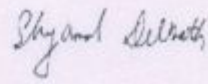
Land Details :

District: Jalpaiguri, P.S:- Bhaktinagar, Municipality: SILIGURI MC, Road: Ashoke Nagar Main Road Ward No.32,
Mouza: Dabgram Sheet No - 15, JI No: 2, Pin Code : 734005

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	RS-67	RS-776	Bastu	Dahala	0.0448 Acre	32,40,000/-	34,94,401/-	Width of Approach Road: 30 Ft., ,Last Reference Deed No :0702-I -02116-2006
Grand Total :					4.48Dec	32,40,000 /-	34,94,401 /-	

Seller Details :



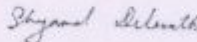
SI No	Name,Address,Photo,Finger print and Signature
1	Smt BHAKTI DEBNATH Wife of Late KHITISH DEBNATH WARD NO 3 BARPETA ASSAM, City:- , P.O:- BARPETA, P.S:-BARPETA, District:-Barpeta, Assam, India, PIN:- 781315 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BSxxxxxx1J,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney

2	Name	Photo	Finger Print	Signature
	Mr SHYAMAL DEBNATH (Presentant) Son of Late KHITISH DEBNATH Executed by: Self, Date of Execution: 03/08/2021 , Admitted by: Self, Date of Admission: 03/08/2021 ,Place : Office			
	03/08/2021	LT1 03/08/2021	03/08/2021	
	WARD NO 3 BARPETA ASSAM, City:- , P.O:- BARPETA, P.S:-BARPETA, District:-Barpeta, Assam, India, PIN:- 781315 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: BQxxxxxx7B,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 03/08/2021 , Admitted by: Self, Date of Admission: 03/08/2021 ,Place : Office			
3	Mr KAMAL DEBNATH Son of Late KHITISH DEBNATH WARD NO 3 BARPETA ASSAM, City:- , P.O:- BARPETA, P.S:-BARPETA, District:-Barpeta, Assam, India, PIN:- 781315 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: CLxxxxxx2R,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney			
4	Mrs ASHA DEBNATH Daughter of Late KHITISH DEBNATH WARD NO 5 TUFANGANJ COOCHBEHAR, City:- Tufanganj, , P.O:- TUFANGANJ, P.S:-Tufanganj, District:-Coochbehar, West Bengal, India, PIN:- 736159 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: ALxxxxxx6P,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney			

Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	OM MALIKA ARJUN DEVELOPERS LLP SF ROAD SILIGURI, City:- Siliguri Mc, , P.O:- SILIGURI BAZAAR, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734005 , PAN No.: AAxxxxxx8L,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr SHYAMAL DEBNATH Son of Late KHITISH DEBNATH Date of Execution - 03/08/2021, , Admitted by: Self, Date of Admission: 03/08/2021, Place of Admission of Execution: Office			
		Aug 3 2021 10:57AM	LT1 03/08/2021	03/08/2021
WARD NO 3 BARPETA ASSAM, City:- , P.O:- BARPETA, P.S:-BARPETA, District:-Barpeta, Assam, India, PIN:- 781315, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: BQxxxxxx7B,Aadhaar No Not Provided by UIDAI Status : Attorney, Attorney of : Smt BHAKTI DEBNATH, Mr KAMAL DEBNATH, Mrs ASHA DEBNATH				

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr BASANT KUMAR AGARWALA Son of Mr SANTOSH KUMAR AGARWALA SF ROAD SILIGURI, City:- Siliguri Mc, , P.O:- SILIGURI BAZAAR, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734005, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACxxxxxx5J,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : OM MALIKA ARJUN DEVELOPERS LLP (as PARTNER)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SUKANTA DAS Son of Mr SHIBU LAL DAS PRADHAN NAGAR SILIGURI, City:- Siliguri Mc, , P.O:- PRADHAN NAGAR, P.S:-Pradhan Nagar, District:-Darjeeling, West Bengal, India, PIN:- 734003			
	03/08/2021	03/08/2021	03/08/2021
Identifier Of Mr SHYAMAL DEBNATH, Mr SHYAMAL DEBNATH			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Smt BHAKTI DEBNATH	OM MALIKA ARJUN DEVELOPERS LLP-1.12 Dec
2	Mr SHYAMAL DEBNATH	OM MALIKA ARJUN DEVELOPERS LLP-1.12 Dec
3	Mr KAMAL DEBNATH	OM MALIKA ARJUN DEVELOPERS LLP-1.12 Dec
4	Mrs ASHA DEBNATH	OM MALIKA ARJUN DEVELOPERS LLP-1.12 Dec

On 03-08-2021

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

Presented for registration at 10:43 hrs on 03-08-2021, at the Office of the A.D.S.R. BHAKTINAGAR by Mr SHYAMAL DEBNATH , one of the Executants.

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 34,94,401/-

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

Execution is admitted on 03/08/2021 by Mr SHYAMAL DEBNATH, Son of Late KHITISH DEBNATH, WARD NO 3 BARPETA ASSAM, P.O: BARPETA, Thana: BARPETA, , Barpeta, ASSAM, India, PIN - 781315, by caste Hindu, by Profession Business

Indetified by Mr SUKANTA DAS, , Son of Mr SHIBU LAL DAS, PRADHAN NAGAR SILIGURI, P.O: PRADHAN NAGAR, Thana: Pradhan Nagar, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734003, by caste Hindu, by profession Business

Executed by Attorney

Execution by Mr SHYAMAL DEBNATH, , Son of Late KHITISH DEBNATH, WARD NO 3 BARPETA ASSAM, P.O: BARPETA, Thana: BARPETA, , Barpeta, ASSAM, India, PIN - 781315, by caste Hindu, by profession Business as the constituted attorney of 1. Smt BHAKTI DEBNATH WARD NO 3 BARPETA ASSAM, P.O: BARPETA, Thana: BARPETA, , Barpeta, ASSAM, India, PIN - 781315, 2. Mr KAMAL DEBNATH WARD NO 3 BARPETA ASSAM, P.O: BARPETA, Thana: BARPETA, , Barpeta, ASSAM, India, PIN - 781315, 3. Mrs ASHA DEBNATH WARD NO 5 TUFANGANJ COOCHBEHAR, P.O: TUFANGANJ, Thana: Tufanganj, , City/Town: TUFANGANJ, Coochbehar, WEST BENGAL, India, PIN - 736159 is admitted by him

Indetified by Mr SUKANTA DAS, , Son of Mr SHIBU LAL DAS, PRADHAN NAGAR SILIGURI, P.O: PRADHAN NAGAR, Thana: Pradhan Nagar, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734003, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 34,951/- (A(1) = Rs 34,944/- ,E = Rs 7/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 34,951/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 29/07/2021 11:00AM with Govt. Ref. No: 192021220039742411 on 29-07-2021, Amount Rs: 34,951/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1512158902 on 29-07-2021, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,39,786/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 1,34,786/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10/-

2. Stamp: Type: Impressed, Serial no 2610, Amount: Rs.5,000/-, Date of Purchase: 20/07/2021, Vendor name: Bikram Paul

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 29/07/2021 11:00AM with Govt. Ref. No: 192021220039742411 on 29-07-2021, Amount Rs: 1,34,786/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 1512158902 on 29-07-2021, Head of Account 0030-02-103-003-02

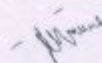
Tulsi Lama

Tulsi Lama
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BHAKTINAGAR
Jalpaiguri, West Bengal

On 05-08-2021

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.



Tulsi Lama
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BHAKTINAGAR
Jalpaiguri, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0711-2021, Page from 139265 to 139296
being No 071105197 for the year 2021.



Digitally signed by TULSI LAMA
Date: 2021.08.11 12:43:35 +05:30
Reason: Digital Signing of Deed.

Tulsi Lama

(Tulsi Lama) 2021/08/11 12:43:35 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BHAKTINAGAR
West Bengal.

(This document is digitally signed.)