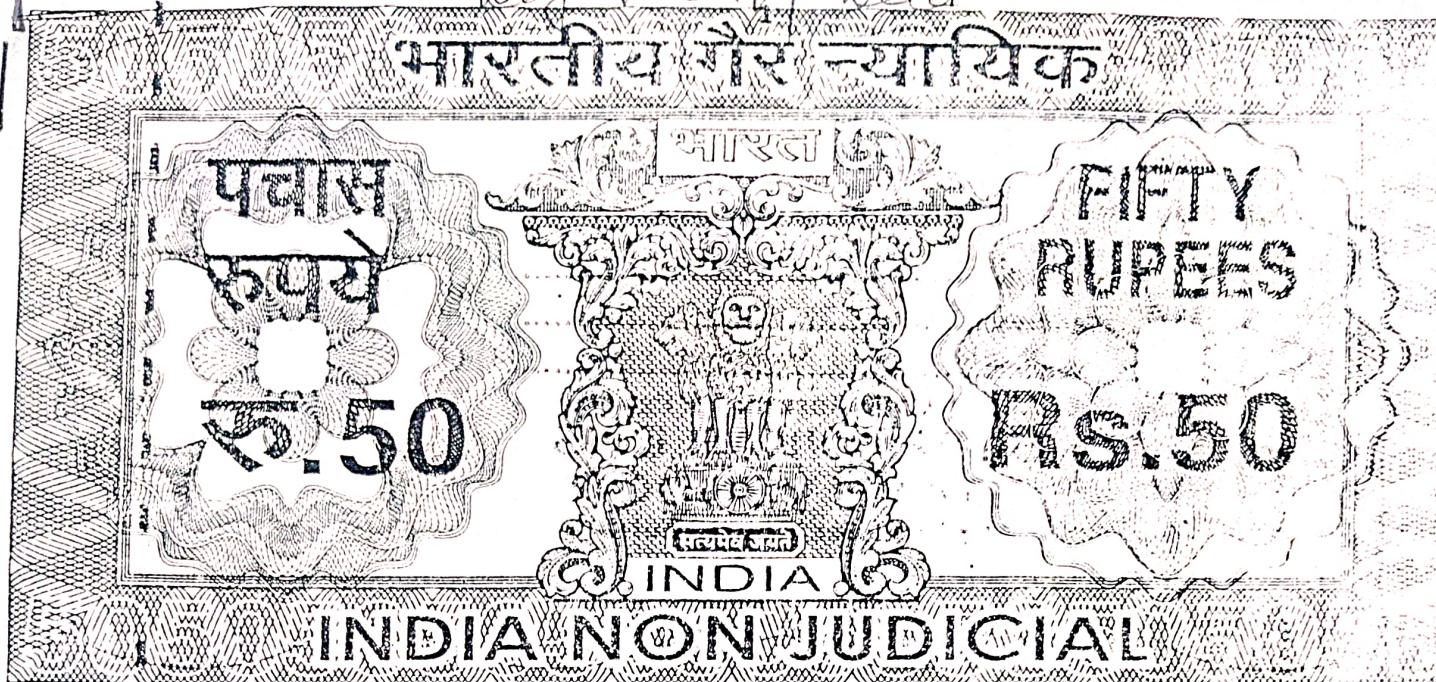


0107/22

Das Rectify Deed

2-3/2022



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AC 861430

of 08/01/22
8-3-4513
This document is admitted to
the records of the
District Sub-Registrar and the
same is associated with this
document as the record of this instrument.

District Sub-Registrar-II
Alibore, South 24 Parganas

16 JAN 2022

DEED OF DECLARATION

THIS DEED OF DECLARATION made this 6th day of January, Two Thousand and Twenty Two (2022) of the Christian Era BY **SRI DULAL KUMAR MITRA** (having PAN: AEBPM8361H, Aadhaar No. 77054 2997 8846), son of Late Santosh Kumar Mitra, by caste- Hindu, by Occupation- Business, by Nationality, Indian, residing at 9/8, Uday Sankar Sarani, MIG-2, Phase-2, Post Office & Police Station- Jadavpur, Kolkata- 700 095, District- South 24 Parganas formerly residing at 32, Ijjatulla Lane, Kolkata- 700 033 hereinafter called and referred to as the "DECLARANT" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to include his heirs, executors, administrators, legal representatives and assigns).

→

WHEREAS by a registered Deed of Sale, one Smt. Shanta Mani Dasi wife of Late Dwarika Nath Naskar purchased of ALL THAT piece and parcel of land measuring about 3 (Three) Bigha 14 (Fourteen) Chittacks be the same a little more or less out of 7 (Seven) Bigha 8 (Eight) Cottahs (more or Less) lying and situate at Mouza-Behala, J.L. No. 2, Re. Sa. No. 83 comprised in Dag Nos. 7560, 7561, 7557 and 7559 under Khatian No. 263, Police Station- Behala, District- 24 Parganas.

AND WHEREAS by a registered Deed of Sale written in Bengali Language dated 14.1.20 the said Smt. Shanta Moni Dasi and her husband Dwarika Nath Naskar sold and transferred land measuring 13.50 Cottahs equivalent to 22 Satak (more or less) to and in favour of Mangala Moyee Dasi for the valuable consideration mentioned therein.

AND WHEREAS the said Mangala Moyee Dasi got her name mutated and recorded in the Settlement records of the Block Land & Land Reforms office in respect of the above land measuring measuring 13.50 decimals under Khatian No. 263 in respect of Dag No. 7557.

AND WHEREAS the said Mangala Moyee Dasi was while in peaceful possession and enjoyment of the above land, by a registered Deed of Sale sold and transferred 6 (Six) Cottahs to Sri Sarada Prasad Bhattacharya and by another Deed of Sale sold land measuring 3 (Three) Cottahs to Sri Sanatan Das and retained land measuring 4.50 Cottahs for her residence.

AND WHEREAS the said Smt. Mangala Moyee Dasi by a registered Deed of Sale dated 16.6.44 sold ALL THAT the land measuring 4½ Cottahs alongwith building and structure to one Sri Manmatha Nath Manna.

AND WHEREAS by a registered deed of Sale dated 6.1.1945 the said Manmatha Nath Manna sold and transferred the land measuring 4½ Cottahs along with building and structure to and in favour Sri Dharendra Nath Mukhopadhyay, son of Late Abhay Charan Mukhopadhyay.

AND WHEREAS by a registered Deed of Sale written in Bengali language dated 6th March, 1946 corresponding to 22nd Falgun 1352 B.S., registered in the Office of the Joint Sub-Registrar, Alipore, recorded in Book No. I, Volume No. 9, Pages 121 to 125, Being No. 326 for the year 1946, the said Dharendra Nath Muykhopadhyay for the valuable consideration therein mentioned sold, transferred, conveyed, assigned and assured of ALL THAT piece and parcel of land measuring about 4½ Cottahs

equivalent to 7 (Seven) Satak be the same a little more or less out of 22 decimals alongwith with brick built and tin shed structure lying and situate at District-South 24 Parganas, Thana and Sub- Registry Office- Behala, Pargana- Balia, Under South Suburban Municipality, Touzi No. 346, in Mouza- Behala, J.L. No. 2, Re. Sa. No. 83 comprised in Dag No. 7557 under Khatian No. 263 more fully and particularly mentioned and described in the Schedule therein to and in favour of Sri Annada Charan Datta son of Late Uma Charan Datta of 15/2B, Shankharipara Road, Calcutta free from all encumbrances.

AND WHEREAS the said Annada Charan Dutta while in peaceful possession and enjoyment of the above land died intestate in the year 1953 leaving behind surviving his six sons namely Anadi Charan Dutta, Abhay Charan Dutta, Adhir Kumar Dutta, Anil Baran Dutta, Atul Chandra Dutta and Arun Kumar Dutta and none else as his heirs and legal representatives who jointly inherited the aforesaid property Left by Late Annada Charan Dutta each having undivided 1/6th share as per law of inheritance.

AND WHEREAS by a registered Deed of Sale written in Bengali Language dated 17.11.1979, the said Anadi Charan Dutta, Abhay Charan Dutta, Adhir Kumar Dutta, Anil Baran Dutta, Atul Chandra Dutta and Arun Kumar Dutta jointly sold and transferred land measuring 1200 Sq. Ft. (demarcated North-Western side) out of 4½ Cottahs (more fully described in the Schedule therein) to and in favour of Sri Dulal Kumar Mitra son of Late Santosh Kumar Mitra of 32, Ijjatulla Lane, Calcutta- 33. The said Deed of Sale was registered in the Office of the District Sub-Registrar, Alipore 24 Parganas and has been recorded in Book No. I, Volume No. 134, Pages 201 to 205, Being No. 6201 for the year 1979 hereinafter called the "**PRINCIPAL DEED**".

AND WHEREAS actually the land measuring 1200 Sq. Ft. which was sold by virtue of the above deed is situated in Mouza- Behala, J.L. No. 2, comprised in Dag No. 7557 under Khatian No. 263 Being Premises No. 123, Satyen Roy Road, P. S. - Behala, Calcutta- 700 034 and the said property is property butted and bounded by the boundary mentioned in the Schedule therein and also in the map or plan annexed thereto. The actual Dag No. 7557 has been property mentioned in the Chain Deed being No. 326 for the year 1946

AND WHEREAS certain mistakes and inaccuracies have accidentally and inadvertently crept in the recitals and Schedule of the Principal Deed which require modification and/or rectification and the Declarant has now agreed to rectify in the manner hereinafter appearing.

NOW THIS DEED WITNESSES that the Principal Deed shall be rectified and corrected in the following manner, namely-

That the Principal Deed shall be so read and construed as if -

- 1) That in Page No. 3, Line 4 and in Page No. 7 Line 5, the Dag number has been written as "Dag No. 7550" due to typographical mistake instead and in place of Dag No. 7557", but the Premises No. 123 Satyen Roy Road has been properly written in the Map or Plan annexed with the Deed and Schedule of the Deed.
- 2) That the actual dag no. 7557 has been properly written and recorded in the Chain deed being No. 326 for the year 1946.
- 3) That the Dag No. "7550" should be substituted by the Dag No. "7557" and shall be deemed always to have been substituted as the same has been wrongly written due to typographical mistake.
- 4) That this Deed of Declaration and/or Rectification shall not change the geographical portion of the Land, its area, its identification, boundary, its possession etc. in the Principal Deed vide No. 6201 for the year 1979.
- 5) That in the L.R. Settlement the above R.S. Dag No. 7557 is known and renumber as L.R. (Hal) Dag No. 7557/7679 and the above land under the Deed included under L.R. (Hal) Khatian Nos. 98, 116, 138, 183, 313 and 455.
- 6) That as rectified and modified the aforesaid, the Principal Deed shall remain in full force and effect and the rectification so effected shall be deemed to have been originally incorporated in the Principal Deed.
- 7) This Deed of Declaration shall be treated as a part and parcel of the Principal Deed.

IN WITNESS WHEREOF the Declarant has hereunto set and subscribed his hands and signature on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED by the

DECLARANT herein in the presence of :

1. Hritik Ghosh,
120, Satyen Roy Road, Behala, Kolkata - 700034



(SIGNATURE OF THE DECLARANT)

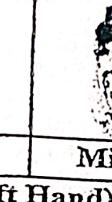
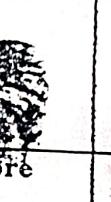
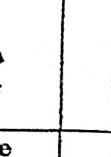
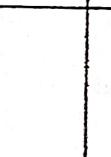
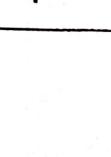
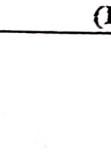
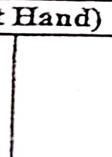
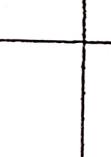
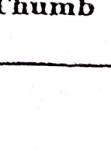
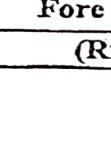
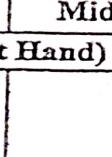
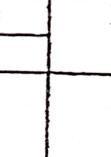
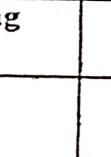
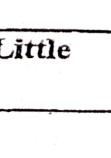
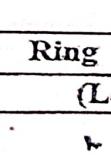
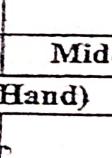
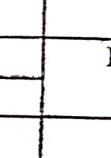
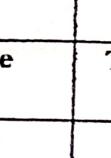
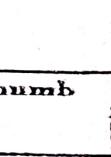
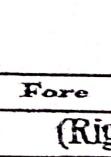
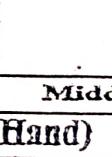
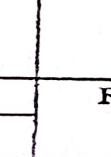
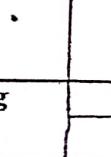
2. Mrinal Kanti Ghosh
Adv.
High Court, Calcutta

Drafted by me as per Instruction :



(MRINAL KANTI GHOSH)
 Advocate,
 High Court, Calcutta
 En. No. WB/625/2000.

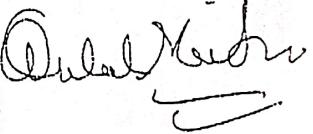
SPECIMEN FORM FOR TEN FINGERPRINTS

	 Little					 Ring					 Middle					 Fore					 Thumb									
	(Left Hand)					 Thumb					 Fore					 Middle					 Ring					 Little				
	(Right Hand)					 Little					 Ring					 Middle					 Fore					 Thumb				
	(Left Hand)					 Thumb					 Fore					 Middle					 Ring					 Little				
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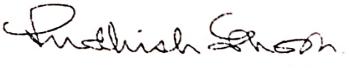
Major Information of the Deed

Reg. No / Year	IV-1602-00003/2022	Date of Registration	06/01/2022
Date	1602-3000045713/2022	Office where deed is registered	
Applicant Name, Address & Other Details	05/01/2022 5:18:26 PM DIPANKAR GHOSH Thana : Behala, District : South 24-Parganas, WEST BENGAL, PIN - 700034, Mobile No. : 7003822686, Status :Others		
Transaction [4305] Other than Immovable Property, Declaration	Additional Transaction		
Set Forth value	Market Value		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:4)	Rs. 7/- (Article:E)		
Remarks			

Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature	Photo	Finger Print	Signature
1	<p>Shri DULAL KUMAR MITRA (Presentant) Son of Late SANTOSH KUMAR MITRA Executed by: Self, Date of Execution: 06/01/2022 , Admitted by: Self, Date of Admission: 06/01/2022 ,Place : Office</p> <p>9/8 UDAY SANKAR SARANI , MIG 2 , PHASE 2 , City:- , P.O:- JADAVPUR, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700095 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 06/01/2022 , Admitted by: Self, Date of Admission: 06/01/2022 ,Place : Office</p>			
		06/01/2022	LTI 06/01/2022	06/01/2022

Identifier Details :

Name	Photo	Finger Print	Signature
<p>Mr Sudhish GHOSH Son of Late Sunil Kumar Ghosh Rajarhat Bishnupur, City:- , P.O:- Rajarhat Gopalpur, P.S:-Rajarhat, District:-North 24 -Parganas, West Bengal, India, PIN:- 700135</p>			

06/01/2022

06/01/2022

06/01/2022

Of Shri DULAL KUMAR MITRA

Endorsement For Deed Number : IV - 160200003 / 2022

2022

Statement 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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 12:52 hrs on 06-01-2022, at the Office of the D.S.R. -I I SOUTH 24-PARGANAS by Shri DULAL KUMAR MITRA , Executant.

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

Execution is admitted on 06/01/2022 by Shri DULAL KUMAR MITRA, Son of Late SANTOSH KUMAR MITRA, 9/8 UDAY SANKAR SARANI , MIG 2 , PHASE 2, P.O: JADAVPUR, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700095, by caste Hindu, by Profession Business

Identified by Mr Sudhish GHOSH, , Son of Late Sunil Kumar Ghosh, Rajarhat Bishnupur, P.O: Rajarhat Gopalpur, Thana: Rajarhat, , North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Service

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by Cash Rs 7/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 50/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 861430, Amount: Rs.50/-, Date of Purchase: 10/09/2021, Vendor name: Subhankar Das

Md Iyaraflun Gazi
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - IV

Volume number 1602-2022, Page from 44 to 57

being No 160200003 for the year 2022.



Digitally signed by MD IYARAFIUN GAZI
Date: 2022.01.06 13:39:42 +05:30
Reason: Digital Signing of Deed.

(Md Iyarafiun Gazi) 2022/01/06 01:39:42 PM

DISTRICT SUB-REGISTRAR

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

West Bengal.



(This document is digitally signed.)