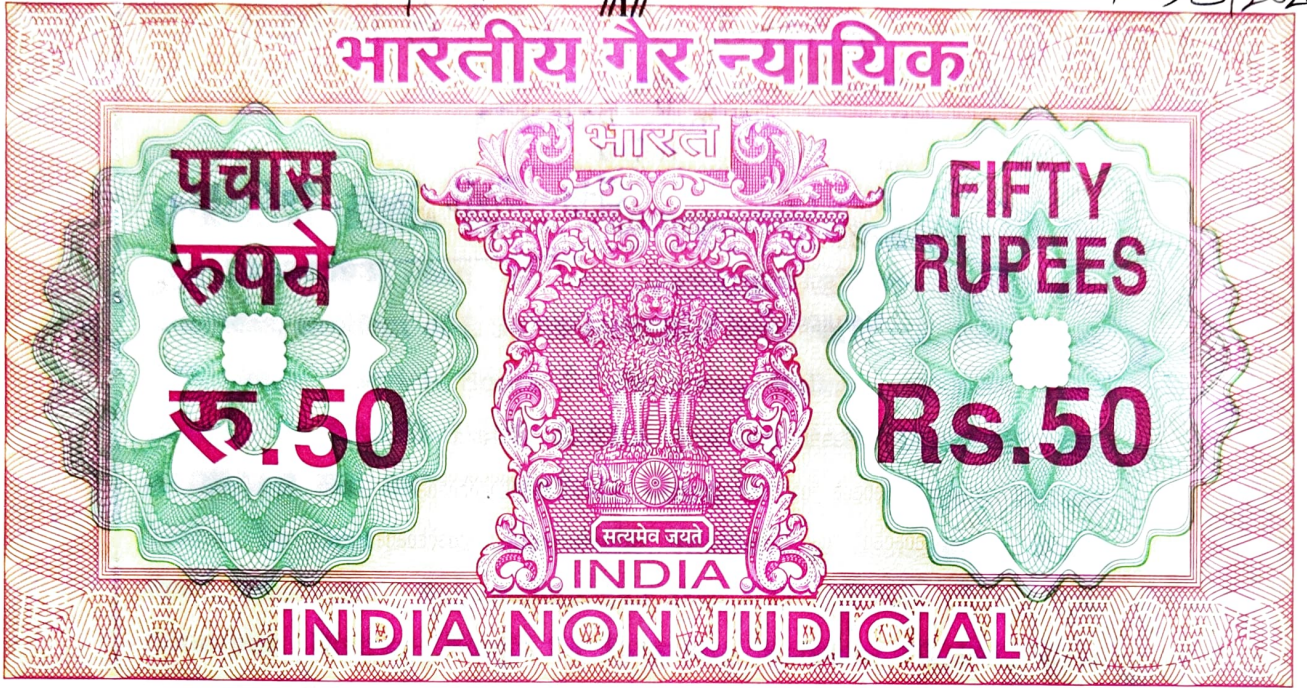


07289/24

I-07098/2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AM 190169

25/06/2024
 S-2001571975/2024

Certified that the document is submitted for Registration. The signature and the seal of the Registrar are the part of this document.

DEED OF GIFT

Ref:-Premises No. 68, Bose Para Road, Assessee No. 311110400681
 within the limit of The Kolkata Municipal Corporation, Ward No.
 111, Police Station- Banskroni, District- South 24 Parganas,
 Kolkata- 700084, Borough-XI.

District Sub-Registrar
 Registrar I/S 7 (2) of
 Registration 1908
 Alipore, South 24 Parganas
 25 JUN 2024

THIS INDENTURE is made and executed on 25th day of June of 2024 [Two Thousand Twenty Four] A.D.

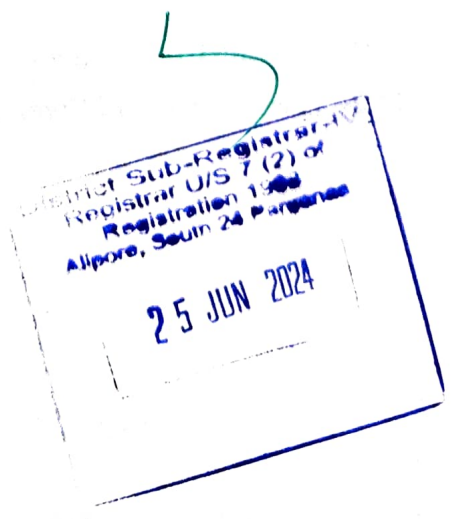
BETWEEN

9159 20/6/24
No..... Date.....
Name. Soumik Samanta
Address. A DV
value. City Civil Court, Calcutta
Vendor.

SAHABUDDIN GAZI
Baruipur Civil & Criminal Court



Soumik Samanta
S/o Pradip Kr. Samanta
48/1, Nosharpur Road,
Boalia, Garia, Kol-89
Advocate.



1) **KUNTAL SINHA** (having **PAN-BCUPS2091C**, **AADHAAR No. 868113025593**), son of Late Dipak Sinha, by Occupation-Business, resident of L 34, Kamdahari, Bose Para, P.S. Bansdrani, P.O. Garia, District- South 24 Parganas, Kolkata- 700084, West Bengal, 2) **RAKHI PAUL SINHA** (having **PAN- BDOPP9916N**, **AADHAAR No. 847892746734**), daughter of Late Dipak Kumar Sinha, by Occupation- Housewife, resident of Janakinath Basu Road, Purbachal, Rajpur-Sonarpur (M), P.O. Subhas Gram, P.S. Sonarpur, District- South 24 Parganas, Kolkata- 700147, West Bengal, 3) **MALLIKA SINGHA** alias **MALLIKA SINHA** (having **PAN-EEJPS2017J**, **AADHAAR No. 427123603168**), wife of Late Dipak Sinha, by Occupation- Housewife, resident of L 34, Kamdahari, Bose Para, P.S. Bansdrani, P.O. Garia, District- South 24 Parganas, Kolkata- 700084, West Bengal, all by Faith- Hindu, by Nationality- Indian, hereinafter called and referred to as the '**DONOR**' (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their heirs, executors, successors, administrators, legal representatives and assigns) of the **ONE PART**.

A N D

THE KOLKATA MUNICIPAL CORPORATION, a body incorporated and constituted under West Bengal Act LTX of 1980, having its Central Office at the Premises No. 5, S.N. Banerjee Road, P.S. New Market, Kolkata- 700013, hereinafter referred as "**DONEE**" (which expression where the context will so admit shall mean and include its successors-in-office and assigns) of the **OTHER PART**.



District Sub-Registrar IV
Registrar U/S 7 (2) of
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25 JUN 2024

WHEREAS the Donors are owner of 5 (Five) Cottah 2 (Two) Chittak 0 (Zero) Square Feet [342.809 Square Meter as per Deed & 342.794 Square Meter as per Site/physical possession] comprising at R.S. & L.R. Dag No. 492 appertaining to R.S. Khatian No. 720 corresponding to L.R. Khatian Nos. 2030, 2031 and 2032, at **Mouza- Kamdahari, J.L. No. 49, Police Station- Bansdroni, District- South 24 Parganas**, within the limits of The Kolkata Municipal Corporation under Ward No. 111, Borough- XI, Premises No. 68, Bose Para Road, Assessee No. 31-111-04-0068-1 and having its Postal Address L-34, Kamdahari Bose Para, P.S. Bansdroni, Kolkata-700084, West Bengal, within jurisdiction of District Sub-Registrar of South 24 Parganas at Alipore.

That by virtue of the Sale Deed, being No. 3310 for the year 1971, which was registered in the office of D.S.R. of South 24 Parganas at Alipore and recorded in Book No. I, Volume No. 97, Pages from 111 to 117, one **Bipin Bihari Singha** [since deceased], son of Late Sarat Chandra Singha became owner of land measuring about 5 Cottah 2 Chittak 0 Square Feet with residential structure thereon comprising at C.S. & R.S. Dag No. 492 appertaining to C.S. Khatian No. 33 corresponding to R.S. Khatian No. 720 at Mouza-Kamdahari, J.L. No. 49, District- 24 Parganas, P.S. Previously Tollygunge, thereafter Jadavpur by way purchase from the then owner Mukul Singha, wife of Late Sachindra Bhusan Singha and while in possession said Bipin Bihari Singha died intestate on 07.10.2001 leaving behind his two son namely 1) Dipak Sinha and 2) Pradip Sinha as his only **legal heirs and successors to inherit him as per Hindu Succession Act, 1956**. It is pertinent to mention herewith that Jasoda Rani Sinha predeceased her husband Bipin Bihari Sinha on 27.10.1998.



District Sub-Registrar-IV
Registrar U/S 7 (2) of
Registration 1908
Alipore, South 24 Parganas

25 JUN 2024

AND said Dipak Sinha died intestate on 16.07.2008 leaving behind his wife Mallika Singha alias Mallika Sinha, his son Kuntal Sinha and his daughter Rakhi Paul Sinha as his only legal heirs and successors to inherit him as per Hindu Succession Act, 1956. Said Pradip Sinha died intestate unmarried/bachelor on 16.05.2016 leaving behind brother's son 1) Kuntal Sinha and brother's daughter 2) Rakhi Paul Sinha as his only legal heirs and successors to inherit him as per Hindu Succession Act, 1956.

~~**THUS** said Mallika Singha alias Mallika Sinha, Kuntal Sinha and Rakhi Paul Sinha~~ have become joint owners of homestead land measuring about be the same or a little more or less 5 (Five) Cottah 2 (Two) Chittak 0 (Zero) Square Feet [342.809 Square Meter as per Deed & 342.794 Square Meter as per Site/physical possession] comprising at R.S. & L.R. Dag No. 492 appertaining to R.S. Khatian No. 720 corresponding to L.R. Khatian Nos. 2030, 2031 and 2032, at Mouza- Kamdahari, J.L. No. 49, Police Station- Bansdroni, District- South 24 Parganas, within the limits of The Kolkata Municipal Corporation under Ward No. 111, Borough- XI, Premises No. 68, Bose Para, Road, Assessee No. 31-111-04-0068-1 and having its Postal Address L-34, Kamdahari Bose Para, P.S. Bansdroni, Kolkata-700084, West Bengal, within jurisdiction of District Sub-Registrar of South 24 Parganas at Alipore.

AND WHEREAS the owners are going to submit a building plan to The Kolkata Municipal Corporation for construction of building at Premises No. 68, Bose Para Road, Assessee No. 311110400681 within the limit of The Kolkata Municipal Corporation, Ward No. 111, Police Station-Bansdroni, District- South 24 Parganas,



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Registration 1908
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25 JUN 2024

Kolkata- 700084, Borough-XI.

~~SINCE~~ the building intended to be erected is beside 5.8366 Feet wide common passage/road in Eastern side, Donors have voluntarily proposed/offered out of their free will to gift a strip of land having area measuring about 20.220 Square Meter from the East side [morefully described in the Schedule written hereunder and particularly demarcated with **RED** border line] from aforesaid total land measuring about 342.794 Square Meter belongs to **Premises No. 68, Bose Para Road, Assessee No. 311110400681** within the limit of The Kolkata Municipal Corporation, Ward No. 111, Police Station-Bansdrani, District- South 24 Parganas, Kolkata- 700084, Borough-XI for widening of passage/road as per requirement under Section 405 of the K.M.C. Act, 1980 for sanction of building plan.

The Donors hereby undertake and state as follows-

1. That aforesaid entire land is free from all sorts of encumbrances,
2. That heirs, executors, representatives and assigns of donors will bind in a manner that they will never propose to make any construction and/or boundary wall whatsoever on the strip of land hereby gifted and entire passage will remain open.
3. That donors will not transfer or otherwise dispose of the said land to anyone else as the said strip of land will stand vested to The Kolkata Municipal Corporation.
4. That donors shall at all the times at cost of Donors, execute and do all such further acts, undertakings, deeds and



District Sub-Registrar IV
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Alipore, South 24 Parganas

25 JUN 2024

assurance for more perfectly and effectively conveying the said strip of land to the Donee, shall be reasonably required.

AND WHEREAS the said proposal/offer of the Donors has been accepted by The KMC and donors have decided interalia that to Gift of the Strip of Land from East side, measuring about 20.220 Square Meter for the purpose of widening passage/road from Premises No. 68, Bose Para Road, Assessee No. 311110400681 within the limit of The Kolkata Municipal Corporation, Ward No. 111, Police Station- ~~Bansdroni, District- South 24 Parganas, Kolkata- 700084,~~ Borough-XI and after the Gift, remaining land area becomes 322.574 Square Meter.

~~**AND THE** Donors hereby covenant with the Donee that notwithstanding anything done by the Donors or knowingly suffered the Donors have full power to convey, grant, transfer the aforesaid Strip of Land, hereby gifted/conveyed.~~

AND further comments that the Donors shall at all the times at cost of Donor, execute and do all such further acts, undertakings, deeds and assurance for more perfectly and effectively conveying the said strip of the land to the Donee, shall be reasonably required.

THE SCHEDULE OF THE PROPERTY ABOVE REFERRED TO

ALL THAT parcel of land measuring about 20.220 Square Meter, more or less comprising at R.S. & L.R. Dag No. 492 appertaining to R.S. Khatian No. 720 corresponding to L.R. Khatian Nos. 2030, 2031 and 2032, at Mouza- Kamdahari, J.L No. 49, Police Station- ~~Bansdroni, District- South 24 Parganas,~~ within the limits of The Kolkata Municipal Corporation under Ward No. 111, Borough-XI,



District Sub-Registrar-IV
Registrar U/S 7 (2) of
Registration Act
Alipore, South 24 Parganas

25 JUN 2024

Premises No. 68, Bose Para Road, Assessee No. 31-111-04-0068-1 and having its Postal Address L-34, Kamdahari Bose Para, P.S. Bansdroni, Kolkata-700084, West Bengal, within jurisdiction of District Sub-Registrar of South 24 Parganas at Alipore which demarcated with **RED** border in annexed Site Plan.

IN WITNESS WHEREOF the parties hereunto set and subscribed their respective signatures and hands on this day month and year first above written with free will and consent and sound health and ~~conscious state of mind, without any coercion and undue influence,~~ confirming and understanding the content, terms and conditions and its explanation above written after read over the entire document.

SIGNED SEALED & DELIVERED

In presence of Witnesses.

1. SUMON GHOSH
S/O Dulal Chandra Ghosh
Hukumdiyara Uday Samgha
Club. Kamtipota. 700150

1) Kuntal Sinha

2) Rakhi Paul (Sinha)

2. SK Mizamuddin Alam
S/O SK Samser Alam
Boral Natunhat, Malinpara near
Magsud Bakery. Kol - 700154.

3)



LTI of Mallika Sinha
By pen of ~~Sumit~~ Attorney
Soumik Samanta

SIGNATURE/L.T.I. OF

DONORS

Drafted and by me as per KMC ~~performa based on instruction~~ given, information provided and documents produced by the parties and read over and explained to the parties-

Soumik Samanta
Advocate,

City Civil Court, Calcutta
Enrolment No. F/4539/3458/2023



District Sun-Registrar IV
Registrar U/S 7 (2) of
Registration 1908
Alipore, South 24 Parganas

25 JUN 2024

SITE PLAN FOR STRIP OF LAND TO BE GIFTED FOREVER AT PREMISES NO.- 68 BOSE PARA ROAD, MOUZA - KAMDHARI, J.L. NO.- 49, WARD - 111, BOROUGH - XI, ASSESSEE NO.-311110400681, P.S- BANSDRONI, KOL-84 , UNDER : KOLKATA MUNICIPAL CORPORATION, OWNER'S NAME : SMT. MALLIKA SINHA AND OTHERS

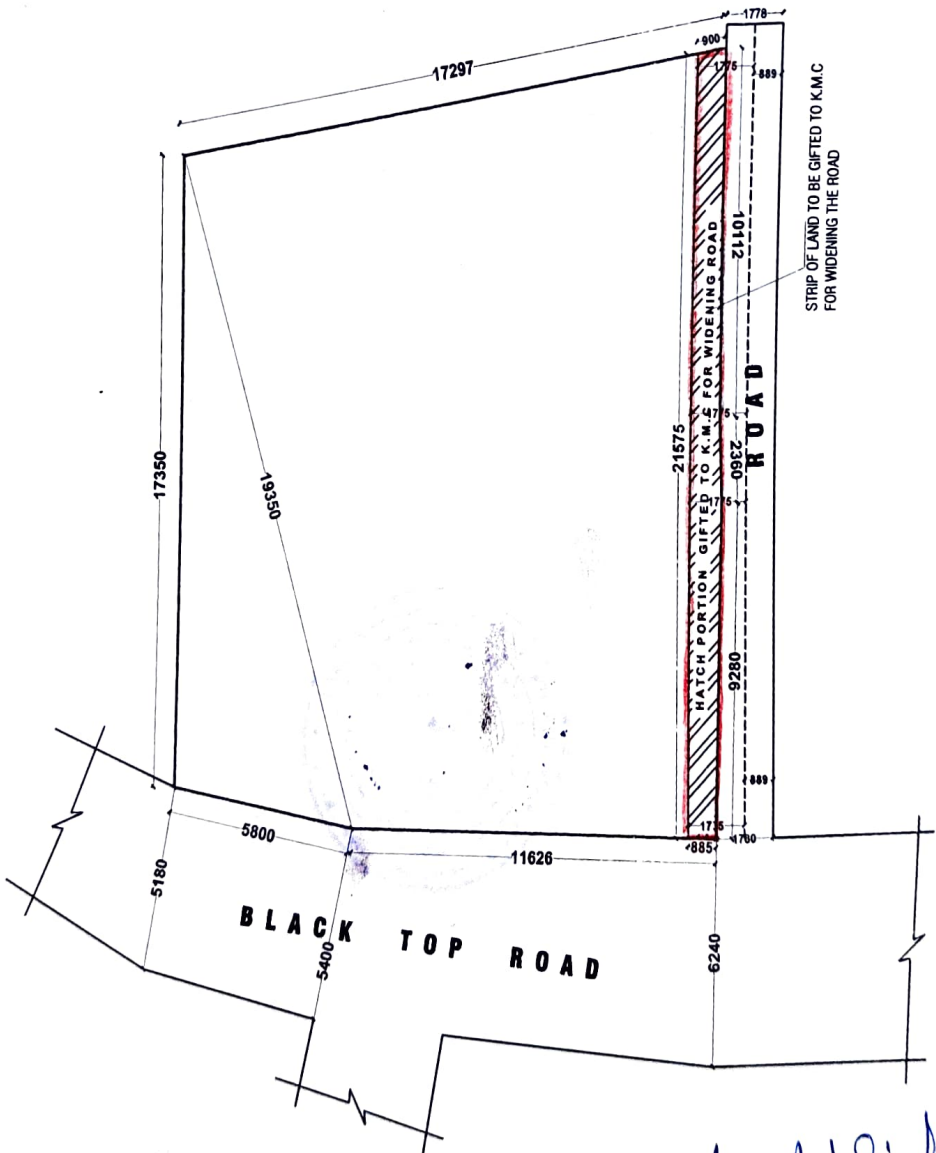


N.B: STRIP OF LAND DEMARCATED BY RED BORDER

AREA OF LAND AS DEED = 342.809 SQM.= 05kh-02ch-00sqft.

AREA OF LAND AS PER SITE =342.794 SQM.= 05kh-02ch-00sqft.


***AREA OF STRIP OF LAND FOR EXTRA WIDENING OF ROAD = 20.220 SQM.**



Kunjal Sinha
Rakhi Paul (Sinha)

Suj
SAMIRAN MUKHERJEE
 B.C.E.
 L.B.S. NO.-775 (I)
 A-28 ATABAGAN, GARIA
 KOLKATA-700 084

SIGNATURE OF L.B.S.


 LTI of Mallika Sinha
 By pem of ~~Smt~~
 Gtosh Soumya Samanta

SIGNATURE OF OWNER



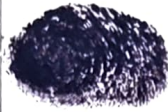
Dist. Sub-Registrar-IV
Registrar (S 7(2)) of
Registration Act
Aligarh, U.P.

25 JUN 2024

Thumb 1st Finger Middle Finger Ring Finger Small Finger




Left Hand



Right Hand



Name LTI of Malika Sinha

Signature  By Pen of Soumik Ghosh Soumik Samanta

Thumb 1st Finger Middle Finger Ring Finger Small Finger



Left Hand



Right Hand



Name

Signature Kunal Sinha

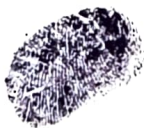
Thumb 1st Finger Middle Finger Ring Finger Small Finger



Left Hand



Right Hand



Name

Signature Rachifaul (Sinha)



District Sub-Registrar IV
Registrar U/S 7 (2) of
Registration 1908
Natore, South 24 Parganas

25 JUN 2024



ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

RHQ1988757



নির্বাচকের নাম : সৌমিক সামন্ত

Elector's Name : Soumik Samanta

পিতার নাম : প্রদীপ কুমার সামন্ত

Father's Name : Pradip Kumar Samanta

শিক্ষিতার : স্নাতক

জন্ম তারিখ : 01/03/1997
Date of Birth

RHQ1988757

ঠিকানা:

পশ্চিম বোয়ালিয়া, রাজপুর সোনারপুর, সোনারপুর, পশ্চিম 24
পারগনা-700084

Address:

PASCHIM BOYALIA, RAJPUR
SONARPUR, SONARPUR, SOUTH 24
PARGANAS-700084

Date: 08/12/2018

151-সোনারপুর উত্তর নির্বাচন এলাকার নির্বাচন নিয়ন্ত্রক

ফ্যাক্সিমিলিও সাক্ষরতা

Facsimile Signature of the Electoral
Registration Officer for

151-Sonarpur Uttar Constituency

যদি আপনার ঠিকানা পরিবর্তন হয় তবে নিম্নলিখিত সূত্র অনুসরণ করে
আপনার নাম পরিবর্তন করার জন্য নির্বাচন নিয়ন্ত্রককে
স্বাক্ষরিত করে জানাতে হবে।

In case of change in address mention this Card No.
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
at the new address.

Major Information of the Deed


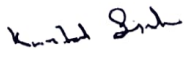
Deed No :	I-1604-07098/2024	Date of Registration	25/06/2024
Query No / Year	1604-2001571975/2024	Office where deed is registered	
Query Date	24/06/2024 5:36:31 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	NIKHILESH PRADHAN Natunpra, Tentulberia , Garia,Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, PIN - 700084, Mobile No. : 8001244258, Status :Advocate		
Transaction	Additional Transaction		
[0206] Gift, Gift in f/o Govt./Local Bodies(Exempt Cases)			
Set Forth value	Market Value		
Rs. 100/-	Rs. 3,80,882/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:33(ii))	Rs. 0/- (Article:A(1))		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		






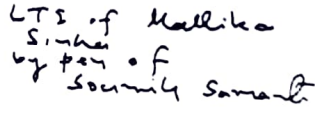
Land Details :

District: South 24-Parganas, P.S:- Bansdroni, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: BOSE PARA ROAD, , Premises No: 68, , Ward No: 111 Pin Code : 700084

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	217.646 Sq Ft	100/-	3,80,882/-	Property is on Road
Grand Total :				.4988Dec	100 /-	3,80,882 /-	

Donor Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Kuntal Sinha (Presentant) Son of Late Dipak Sinha Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office	 25/06/2024	 LTI 25/06/2024	 25/06/2024
City:- Not Specified, P.O:- Garia, P.S:-Bansdroni, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: IndiaDate of Birth:XX-XX-1XX2 , PAN No.:: bcxxxxx1c, Aadhaar No: 86xxxxxxx5593, Status :Individual, Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office				

2	Name Rakhi Paul Sinha Daughter of Late Dipak Kumar Sinha Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office	Photo  25/06/2024	Finger Print  LTI 25/06/2024 Captured	Signature  25/06/2024
City:- Not Specified, P.O:- Subhas Gram, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700147 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-1XX6 , PAN No.:: bdxxxxx6n, Aadhaar No: 84xxxxxxxx6734, Status :Individual, Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office				
3	Name Mallika Singha, (Alias: Mallika Sinha) Wife of Late Dipak Sinha Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office	Photo  25/06/2024	Finger Print  LTI 25/06/2024 Captured	Signature  25/06/2024
City:- Not Specified, P.O:- Garia, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-1XX3 , PAN No.:: eexxxxx7j, Aadhaar No: 42xxxxxxxx3168, Status :Individual, Executed by: Self, Date of Execution: 25/06/2024 , Admitted by: Self, Date of Admission: 25/06/2024 ,Place : Office				

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	THE KOLKATA MUNICIPAL CORPORATION City:- Not Specified, P.O:- New Market, P.S:-New Market, District:-Kolkata, West Bengal, India, PIN:- 700013 , State Government Office,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

Identifier Details :

Name	Photo	Finger Print	Signature
Soumik Samanta Son of Pradip Kumar Samanta City:- Not Specified, P.O:- Garia, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084	 25/06/2024	 LTI 25/06/2024 Captured	 25/06/2024
Identifier Of Kuntal Sinha, Rakhi Paul Sinha, Mallika Singha			

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 -	Kuntal Sinha	THE KOLKATA MUNICIPAL CORPORATION		0.166258 Dec	1,26,961/-
L1 -	Rakhi Paul Sinha	THE KOLKATA MUNICIPAL CORPORATION		0.166258 Dec	1,26,961/-
L1	Mallika Singha	THE KOLKATA MUNICIPAL CORPORATION		0.166258 Dec	1,26,961/-

Endorsement For Deed Number : I - 160407098 / 2024

On 25-06-2024

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 0 Exempted FROM stamp duty.

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

Presented for registration at 13:54 hrs on 25-06-2024, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Kuntal Sinha , one of the Executants.

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

Execution is admitted on 25/06/2024 by 1. Kuntal Sinha, Son of Late Dipak Sinha, P.O: Garia, Thana: Bansdroni, South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by Profession Business, 2. Rakhi Paul Sinha, Daughter of Late Dipak Kumar Sinha, P.O: Subhas Gram, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by Profession House wife, 3. Mallika Singha, Alias Mallika Sinha, Wife of Late Dipak Sinha, P.O: Garia, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by Profession House wife

Indetified by Soumik Samanta, , Son of Pradip Kumar Samanta, P.O: Garia, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Advocate

Payment of Stamp Duty



Anupam Halder
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

**Volume number 1604-2024, Page from 205974 to 205990
being No 160407098 for the year 2024.**



Handwritten signature

Digitally signed by Anupam Halder
Date: 2024.06.25 15:22:13 +05:30
Reason: Digital Signing of Deed.

(Anupam Halder) 25/06/2024

DISTRICT SUB-REGISTRAR

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

West Bengal.