

01/11/22

I- 13425/19



पश्चिम बंगाल WEST BENGAL

70AB 927213

14/11/2022  
S-20031017  
3-40PM

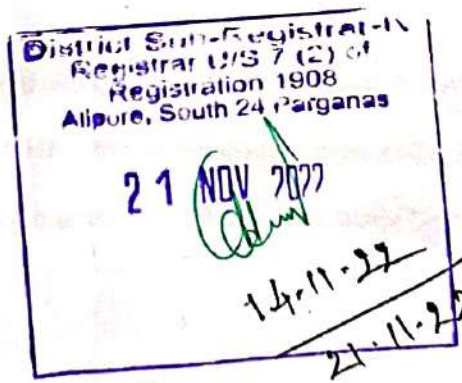
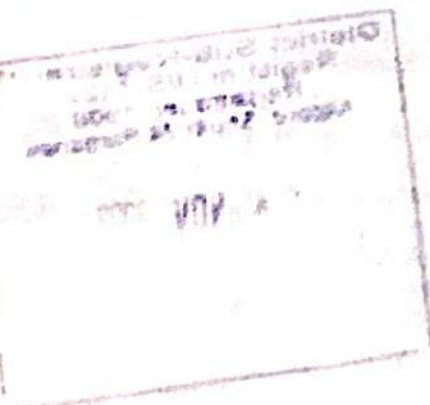


*Signature*

Certified that the document is admitted the Registration. The signature sheets and the endorsement sheets attached with the document are the part of this document.

THIS DEED OF CONVEYANCE is made on this 14<sup>th</sup> day of November Thousand and Twenty Two BETWEEN KRISHNAMURTI FOUNDATION INDIA (PAN AAATK0397G) a society registered under the Societies Registration Act (Act XXI of 1860) having Societies Registration No. S.5 of 1927 – 28 and its registered office at 124 – 126, Old

3-40PM  
14/11/22



*Signature*



101640

Subhasis Dasgupta  
Advocate  
Alipore Judge Court

NAME \_\_\_\_\_  
ADD \_\_\_\_\_  
Re \_\_\_\_\_  
1 5 SEP 2022  
SUPANJAI CHAKRABORTY  
Licensed Stamp Vendor  
C-2, Court  
23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

15 SEP 2022  
15 SEP 2022

*Shah*



8417

For Krishnamurti Foundation India

*Shah*  
(Director & authorised signatory of Satvic Projects  
Private Limited their constituted attorney)



8417

For RAJESH KEJRIWAL

*Shah*  
(Director & Authorised Signatory  
of SATVIC PROJECTS PRIVATE LIMITED  
the Constituted Attorney)



is made on this 14th day of November 2022  
Krishnamurti Foundation India (Pvt) Ltd. is a company registered under the Companies Registration Act (Act XX) of 1880 having  
Companies Registration No. 25 of 1927 - 28 and its registered office at 124 - 125, Old

District Sub-Registrar-IV  
Registrar U/S 7 (2) of  
Registration 1908  
Alipore, South 24 Parganas  
14 NOV 2022

Asst Mondal  
S/O - Jagan Mondal  
Petua Mondal para.  
O Ruidas para.  
Mallik pur  
Borui pur  
Kolkata - 147.

No. 64-65), Vasanta Vihar Greenways Road, Chennai 600 023 PO R. A. Puram PS E - 4, Abhirampuram and is herein represented by their constituted attorney **Satvic Projects Private Limited** (PAN AAHCS4891F), a company within the meaning of the Companies Act, 2013 and presently having its registered office at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge PS Gariahat through one of its director **Mr. Swastic Vivek Ruia** (PAN AQDPR8202J) son of Mr. Vivek Ruia an Indian National, by faith Hindu and by occupation Business of No. 21/2, Ballygunge Place, Kolkata 700 019, PS Gariahat PO Ballygunge hereinafter referred to as the **VENDOR** (which term or expression shall unless excluded by or there be something repugnant to the subject or context shall be deemed to mean and include the governing body of the Society and its successors, successors in office and/or assigns) of the **ONE PART AND RAJESH KEJRIWAL** (PAN AGBPK8496M & Aadhaar No. 2819 6886 1929) son of Late Keshav Prasad Kejriwal an Indian national, by faith Hindu, by occupation Business presently residing at No. 44/3, Hazra Road, Kolkata 700 019 and is herein represented by his constituted attorney **Satvic Projects Private Limited** (PAN AAHCS4891F), a company within the meaning of the Companies Act, 2013 and presently having its registered office at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge PS Gariahat through one of its director **Mr. Swastic Vivek Ruia** (PAN AQDPR8202J) son of Mr. Vivek Ruia an Indian National, by faith Hindu and by occupation Business of No. 21/2, Ballygunge Place, Kolkata 700 019, PS Gariahat PO Ballygunge hereinafter referred to as the **PURCHASER** (which term or expression shall unless excluded by or there be something repugnant to the subject or context shall be deemed to mean and include his heirs, executors, administrators, legal representatives and assign/s) of the **OTHER PART**:

**WHEREAS:**

- A. The Vendor is absolutely seized and possessed of or otherwise well and sufficiently entitled to as absolute owner of **ALL THAT** the municipal premises No. 30, Deodar Street, Kolkata 700 019 PO & PS Ballygunge in ward No. 69 of the Kolkata Municipal Corporation







Office of the Dist. Sub-Registrar IV  
Alipore, South 24 Parganas  
Registration 1800  
14 NOV 2022

(hereinafter referred to as the 'PREMISES') morefully and particularly mentioned and described in the **FIRST SCHEDULE** hereunder written.

B. The Vendor has agreed to sell and transfer and the Purchaser has agreed to purchase and acquire **ALL THAT** the un-demarcated and undivided 50 sq. ft. area into or upon the land comprised in the said Premises (hereinafter collectively referred to as the said 'SHARE') morefully and particularly mentioned and described in the **SECOND SCHEDULE** hereunder written at or for the total consideration of Rs.4,65,000/= (Rupees Four Lakhs and Sixty Five Thousand) only.

**NOW THIS INDENTURE WITNESSETH:**

In pursuance of the said agreement and in consideration of the said sum of Rs.4,65,000/= (Rupees Four Lakhs and Sixty Five Thousand) only of the lawful money of the Union of India well and truly and sufficiently and effectively paid by the Purchaser to the Vendor (the receipt whereof the Vendor doth hereby as also by the memo hereunder written admit and acknowledge to have received and the payment of the same and every part thereof) the Vendor do hereby acquit release and discharge the Purchaser and the said Share hereby intended to be conveyed they the Vendor doth hereby indefeasibly and forever grant sell convey transfer assign and assure unto and in favour of the Purchaser herein **ALL THAT** the un-demarcated and undivided 50 Sq. ft. area into or upon the land situate at municipal premises No. 30, Deodar Street, Kolkata 700 019 PO & PS Ballygunge in ward No. 69 of the Kolkata Municipal Corporation (hereinafter referred to as the said **SHARE**) and the same is morefully and particularly described in the **SECOND SCHEDULE** hereunder written **OR HOWSOEVER OTHERWISE** the said Premises now is or at any point of time heretofore were or was situated butted and bounded called known numbered described or distinguished **TOGETHER WITH** all ways paths passages boundary walls drains water courses light liberties rights privileges easements advantages appendages and appurtenances whatsoever and/or howsoever or any part thereof belonging or in any way appertaining to or usually held used occupied therewith or part or parcel thereof and reputed to belong or be appurtenant thereto



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

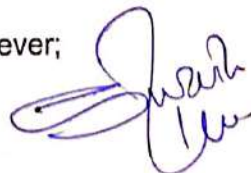
14 NOV 2022



**AND TOGETHER WITH** all legal incidents thereto and the reversions remainder or remainders rents issues and profits benefits and advantages thereof and all estate right title interest and/or claim into or upon the said Share and every part thereof **AND TOGETHER WITH** the right for the Purchaser and/or its successors in title owners or occupiers for the time being of the said Share hereby conveyed with or without horses horse carts cars vehicles whether mechanically propelled or otherwise to pass and/or repass over along and in the paths ways passages and for laying filtered and/or unfiltered water pipes and all other cables and lines and wires in and on and along any portion of the said Share and all and every and entire right title interest claim demand estate whatsoever and/or howsoever of the Vendor of in and into or upon the said Share and every part thereof being hereby sold transferred conveyed assured and assigned and/or intended so to be **TOGETHER WITH** all pattas muniments of title writings plans maps deeds documents indentures conveyances and/or any other document of title or in any way concerning and/or relating to or in any way covering the said Share and/or any part thereof which now are or may hereafter shall and/or may be in possession control custody and/or management of the Vendor **AND TO HAVE AND TO HOLD** the said Share being hereby sold transferred granted conveyed assured and assigned and/or so otherwise expressed and/or intended to be unto and in use of the Purchaser hereafter and forever in the manner as aforesaid free of all encumbrances, charges, liens, lispendens, attachments, trusts, mortgages, trespassers.

II. **THE VENDOR DOTH HEREBY COVENANT WITH THE PURCHASER** as follows: -

- a) **THAT**, notwithstanding any act deed matter and/or thing whatsoever and/or howsoever heretofore done committed and/or knowingly suffered by the Vendor to the contrary the Vendor is lawfully and/or otherwise absolutely seized and possessed of otherwise sufficiently entitled to **ALL THAT** the said Share hereby sold transferred conveyed assigned and assured as an absolute and indefeasible estate or an estate equivalent or analogous thereto and free from all encumbrances charges liens lispendens attachments trusts mortgages whatsoever and/or howsoever;



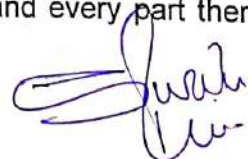


District Sub-Registrar-IV  
Registrar U/S 7 (2) of  
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- b) **THAT**, the interest which the Vendor doth hereby profess to transfer subsists and that the Vendor have good right full power absolute and indefeasible authority and title to sell grant convey transfer assign and assure the said Share and every part thereof hereby sold granted conveyed transferred assigned and assured unto and in favour of the Purchaser herein in the manner as aforesaid and in accordance to the true intent object and meaning of these presents;
- c) **THAT**, it shall be lawful for the Purchaser from time to time and at all material times hereinafter to enter into and upon and hold occupy and enjoy the said Share and to receive the rents issues and profits thereof without any eviction interruption hindrance claims or demands or disturbance whatsoever from or by the Vendor herein and/or any person or persons or any other person or persons claiming through under or in trust for them lawfully and/or equitably any claim estate right title demand and/or interest whatsoever and/or howsoever into or upon the said Share and every part thereof and from and clear freely and clearly and absolutely acquitted exonerated and forever discharged and/or otherwise by the Vendor well and sufficiently saved defended kept harmless and indemnified of and from and against all charges arrear of rates and taxes encumbrances and deposits whatsoever and/or howsoever made done executed and/or occasioned by the Vendor and/or the predecessors in title of the Vendor;
- d) **THAT**, the said Share and every part thereof is freed exonerated and discharged from and against all manner of encumbrances whatsoever on its ownership;
- e) **THAT**, the Vendor and all persons having or lawfully or equitably claiming any estate right title demand or interest whatsoever and/or howsoever into or upon the said Share or any part thereof shall and will from time to time and at all material times hereafter upon every request and cost of the Purchaser make do acknowledge execute register and perform all such further and other lawful and reasonable acts deeds conveyances matters assurances and things whatsoever and/or howsoever for further better or more perfectly assuring the said Share hereby sold transferred conveyed assigned assured and every part thereof





District Sub-Registrar-IV  
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unto and in favour and use of the Purchaser and/or its successors in interest in the manner as aforesaid as shall or may be required;

**THE FIRST SCHEDULE ABOVE REFERRED TO**

**('PREMISES')**

**ALL THAT** the piece or parcel of land containing by ad-measurement an area of about 03 (three) cottahs, 12 (twelve) chittacks and 13 (thirteen) sq. ft. be the same a little more or less together with the four storied building standing thereon and all lying situate at and/or being premises No. 30, Deodar Street, Kolkata 700 019 PO & PS Ballygunge in ward No. 69 of the Kolkata Municipal Corporation, having assessee No. 110691600622 District Registry Office Alipore and is butted and bounded in the manner as follows: -

ON THE NORTH: By Deodar Street;

ON THE EAST: By municipal premises No. 26, Deodar Street;

ON THE WEST: By municipal premises No. 32, Deodar Street;

ON THE SOUTH: By municipal premises No. 44/3, Hazra Road;

OR HOWSOEVER OTHERWISE the same are is was or were heretofore butted bounded called known numbered described or distinguished.

**THE SECOND SCHEDULE ABOVE REFERRED TO**

**('SHARE')**

**ALL THAT** the un-demarcated and undivided 50 sq. ft. area in the land comprised in the said 'Premises' referred to in the First Schedule above.





District Sub-Registrar-IV  
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14 NOV 2022



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

**SIGNED SEALED AND DELIVERED**

by the **VENDOR** at Kolkata

in the presence of:

1) *Sisir Mondal*  
*petua Mondalpara*  
*Orissas para*  
*Kallichpur*  
*Banspur*  
*Kolkata-147*

2) *Rajiv Das*  
*Alipor*  
*KOL-27*

*Left*  
*Right*



For Krishnamurti Foundation India

(director and authorised signatory of Satvic Projects Private Limited their constituted attorney)

**SIGNED SEALED AND DELIVERED**

by the **PURCHASER** at Kolkata

in the presence of:

1) *Sisir Mondal*

2) *Rajiv Das*

For RAJESH KEJRIWAL

(Director & Authorised Signatory of SATVIC PROJECTS PRIVATE LIMITED the Constituted Attorney)

**MEMO OF CONSIDERATION**

*Dilip Kumar Goel*  
**DILIP KUMAR GOEL**  
 Advocate  
 Alipore Court  
 F/873/798/99

**RECEIVED** of and from the **PURCHASERS** abovenamed the within mentioned amount of Rs.4,65,000/= (Rupees Four Lakhs and Sixty Five Thousand) only vide book entry duly credited in the books of accounts of the Vendor in the name of the Purchaser.

For Krishnamurti Foundation India

(director and authorised signatory of Satvic Projects Private Limited their constituted attorney)

**VENDOR**

Witnesses:

1) *Sisir Mondal*

2) *Rajiv Das*



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

14 NOV 2022





Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16042003191763/2022

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Swastic Vivek Ruia City:- , P.O:- Ballygunge, P.S:-Gariahat, District:- South 24-Parganas, West Bengal, India, PIN - 700019	Represent ative of Seller [Krishnam urti Foundatio n India ]			 14/11/22
2	Mr Swastic Vivek Ruia City:- , P.O:- Ballygunge, P.S:-Gariahat, District:- South 24-Parganas, West Bengal, India, PIN - 700019	Attorney of Buyer [Mr Rajesh Kejriwal]			 14/11/22

Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Sisir Mondal Son of Mr. Jadav Mondal Subhashgram, City:- Baruipur P.O:- Baruipur P.S:- Baruipur, District:- South 24-Parganas, West Bengal, India, PIN:- 700147	Mr Swastic Vivek Ruia, Mr Swastic Vivek Ruia			 14. 11. 2022

(Anupam Halder)  
DISTRICT SUB-  
REGISTRAR





Govt. of West Bengal  
Directorate of Registration & Stamp  
Revenue  
GRIPS eChallan



102022230168516928

GRN Details

GRN:	192022230168516928	Payment Mode:	SBI Epay
GRN Date:	10/11/2022 19:04:07	Bank/Gateway:	SBIEpay Payment Gateway
BRN :	9668478789033	BRN Date:	10/11/2022 19:04:46
Gateway Ref ID:	202231443664541	Method:	State Bank of India New PG CC
GRIPS Payment ID:	101120222016851691	Payment Init. Date:	10/11/2022 19:04:07
Payment Status:	Successful	Payment Ref. No:	2003191763/2/2022
			[Query No*/Query Year]

Depositor Details

Depositor's Name:	Ms Satvic Projects Pvt Ltd
Address:	21/2 ballygunge place kolkata 700019
Mobile:	9831312355
Period From (dd/mm/yyyy):	10/11/2022
Period To (dd/mm/yyyy):	10/11/2022
Payment Ref ID:	2003191763/2/2022
Dept Ref ID/DRN:	2003191763/2/2022

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2003191763/2/2022	Property Registration- Stamp duty	0030-02-103-003-02	20010
2	2003191763/2/2022	Property Registration- Registration Fees	0030-03-104-001-16	5014
Total				25024

IN WORDS: TWENTY FIVE THOUSAND TWENTY FOUR ONLY.





# Government of West Bengal GRIPS 2.0 Acknowledgement Receipt Payment Summary



101120222016851691

## GRIPS Payment Detail

GRIPS Payment ID:	101120222016851691	Payment Init. Date:	10/11/2022 19:04:07
Total Amount:	25024	No of GRN:	1
Bank/Gateway:	SBI EPay	Payment Mode:	SBI Epay
BRN:	9668478789033	BRN Date:	10/11/2022 19:04:46
Payment Status:	Successful	Payment Init. From:	Department Portal

## Depositor Details

Depositor's Name: Ms Satvic Projects Pvt Ltd  
Mobile: 9831312355

## Payment(GRN) Details

Sl. No.	GRN	Department	Amount (₹)
1	192022230168516928	Directorate of Registration & Stamp Revenue	25024
Total			25024

IN WORDS: TWENTY FIVE THOUSAND TWENTY FOUR ONLY.

DISCLAIMER: This is an Acknowledgement Receipt, please refer the respective e-challan from the pages below.





सत्यमेव जयते

**Government of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Assessment Slip**

Query No / Year	2003191763/2022	Office where deed will be registered
Query Date	09/11/2022 7:55:38 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Uday Jalan 21/2, Ballygunge Place Kolkata, Thana : Gariahat, District : South 24-Parganas, WEST BENGAL, PIN - 700019, Mobile No. : 9831312355, Status : Advocate	
Transaction	Additional Transaction	
[0101] Sale, Sale Document	[4305] Declaration [No of Declaration : 1], [4308] Agreement [No of Agreement : 1]	
Set Forth value	Market Value	
465000 ✓	Rs. 5,00,000/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 20,020/- (Article:23)	Rs. 5,014/- (Article:A(1), E, E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 10/-
Remarks		

**Land Details :**

District: South 24-Parganas, Thana: Ballygunge, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Deodar Street, , Premises No: 30, , Ward No: 069, Pin Code : 700019

Sch No	Plot Number	Khatian Number	Land Use ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	50 Sq Ft		5,00,000/-	Property is on Road
Grand Total :				.1146Dec	0 /-	5,00,000 /-	

**Seller Details :**

SI No	Name & address	Status	Execution Admission Details :
1	Krishnamurti Foundation India ( Society ) Vasanta Vihar, 124, 126, City:- , P.O:- Raja Annamalipuram, P.S:-ABIRAMAPURAM, District:-Chennai, Tamil Nadu, India, PIN:- 600028 PAN No. AAxxxxxx7G, Aadhaar No Not Provided by UIDAI Status : Organization, Executed by: Representative	Organization	Executed by: Representative



Query No: 2003191763 of 2022, Printed On : Nov 10 2022 5:24PM, Generated from wbregistration.gov.in



**Buyer Details :**

Sl No	Name & address	Status	Execution Admission Details :
1	Mr Rajesh Kejriwal Son of Late Keshav Prasad Kejriwal, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AGxxxxxx6M, Aadhaar No.: 28xxxxxxxx1929, Status :Individual, Executed by: Attorney	Individual	Executed by: Attorney,

**Attorney Details :**

Sl No	Name & Address	Attorney of
1	Mr Swastic Vivek Ruia Son of Mr Vivek Ruia Director, Satvic Projects Private Limited , 21/2 Ballygunge Place Kolkata, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 , City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AQxxxxxx2J , Aadhaar No Not Provided by UIDAI	Mr Rajesh Kejriwal

**Representative Details :**

Sl No	Name & Address	Representative of
1	Mr Swastic Vivek Ruia Son of Mr Vivek Ruia City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AQxxxxxx2J , Aadhaar No.: 89xxxxxxxx9808	Krishnamurti Foundation India (as Director of Constituted Attorney Satvic Projects Private Limited)

**Identifier Details :**

Name & address
Mr Sisir Mondal Son of Mr Jadav Mondal Subhashgram, City:- Baruipur, P.O:- Baruipur, P.S:-Baruipur, District:-South 24-Parganas, West Bengal, India, PIN:- 700147, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, Identifier Of

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Krishnamurti Foundation India	Mr Rajesh Kejriwal-0.114583 Dec





Owner and Land or Building Details as received from KMC :				
Sc. No.	Property Identification by KMC	Registered Deed Details	Owner Details of Property	Land or Building Details
L1	Assessment No. : 110691600622 Premises No. : 30 Ward No. : 069 Street Name : DEODAR STREET	Reference Deed No. : Date of Registration. : Office Where Registered :	Owner Name : KRISHNAMURTI FOUNDATION INDIA Owner Address : 30, DEODAR STREET , KOL Pin No. : 700019	Character of Premises: Total Area of Land:

**Note:**

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 09-12-2022) for e-Payment . Assessed market value & Query is valid for 30 days.(i.e. upto 09-12-2022)
3. Standard User charge of Rs. 300/-(Rupees Three hundred) only includes all taxes per document upto 17 (seventeen) pages and Rs 9/- (Rupees Nine) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.
11. This eAssessment Slip can be used for registration of respective deed in any of the following offices:  
D.S.R. - I SOUTH 24-PARGANAS, D.S.R. - II SOUTH 24-PARGANAS, D.S.R. - III SOUTH 24-PARGANAS, D.S.R. - IV SOUTH 24-PARGANAS, A.D.S.R. SEALDAH, D.S.R. - V SOUTH 24-PARGANAS, A.R.A. - I KOLKATA, A.R.A. - II KOLKATA, A.R.A. - III KOLKATA, A.R.A. - IV KOLKATA



## Major Information of the Deed

Deed No :	I-1604-13425/2022	Date of Registration	21/11/2022
Query No / Year	1604-2003191763/2022	Office where deed is registered	
Query Date	09/11/2022 7:55:38 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Uday Jalan 21/2, Ballygunge Place Kolkata,Thana : Gariahat, District : South 24-Parganas, WEST BENGAL, PIN - 700019, Mobile No. : 9831312355, Status :Advocate		
Transaction		Additional Transaction	
[0101] Sale, Sale Document		[4305] Other than Immovable Property, Declaration [No of Declaration : 1], [4308] Other than Immovable Property, Agreement [No of Agreement : 1]	
Set Forth value		Market Value	
		Rs. 5,00,000/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 20,020/- (Article:23)		Rs. 5,046/- (Article:A(1), E, E, M(b), H)	
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Ballygunge, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Deodar Street, , Premises No: 30, , Ward No: 069 Pin Code : 700019

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	50 Sq Ft		5,00,000/-	Property is on Road
Grand Total :				.1146Dec	0 /-	5,00,000 /-	

### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Krishnamurti Foundation India</b> Vasanta Vihar, 124, 126, City:- , P.O:- Raja Annamalipuram, P.S:-ABIRAMAPURAM, District:-Chennai, Tamil Nadu, India, PIN:- 600028 , PAN No.:: AAxxxxxx7G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative



**Buyer Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Rajesh Kejriwal</b> Son of Late Keshav Prasad Kejriwal City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AGxxxxxx6M, Aadhaar No: 28xxxxxxxx1929, Status :Individual, Executed by: Attorney

**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Swastic Vivek Ruia (Presentant )</b> Son of Mr Vivek Ruia Director, Satvic Projects Private Limited , 21/2 Ballygunge Place Kolkata, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 , City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AQxxxxxx2J,Aadhaar No Not Provided by UIDAI Status : Attorney, Attorney of : Mr Rajesh Kejriwal

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Swastic Vivek Ruia</b> Son of Mr Vivek Ruia City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AQxxxxxx2J, Aadhaar No: 89xxxxxxxx9808 Status : Representative, Representative of : Krishnamurti Foundation India (as Director of Constituted Attorney Satvic Projects Private Limited)

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Sisir Mondal</b> Son of Mr Jadav Mondal Subhashgram, City:- Baruipur, P.O:- Baruipur, P.S:-Baruipur, District:-South 24 -Parganas, West Bengal, India, PIN:- 700147			
Identifier Of Mr Swastic Vivek Ruia, Mr Swastic Vivek Ruia			

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Krishnamurti Foundation India	Mr Rajesh Kejriwal-0.114583 Dec



On 14-11-2022

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

Presented for registration at 15:40 hrs on 14-11-2022, at the Private residence by Mr Swastic Vivek Ruia ,.

**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 5,00,000/-

**Admission of Execution ( Under Section 58, W.B. Registration Rules, 1962 ) [Representative]**

Execution is admitted on 14-11-2022 by Mr Swastic Vivek Ruia, Director of Constituted Attorney Satvic Projects Private Limited, Krishnamurti Foundation India (Society), Vasanta Vihar, 124, 126, City:- , P.O:- Raja Annamalipuram, P.S:-ABIRAMAPURAM, District:-Chennai, Tamil Nadu, India, PIN:- 600028

Indetified by Mr Sisir Mondal, , Son of Mr Jadav Mondal, Subhashgram, P.O: Baruipur, Thana: Baruipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by profession Service

**Executed by Attorney**

Execution by Mr Swastic Vivek Ruia, Director, Satvic Projects Private Limited (Private Limited Company), 21/2 Ballygunge Place Kolkata, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 as constituted attorney for Mr Rajesh Kejriwal P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019 is admitted by him

Indetified by Mr Sisir Mondal, , Son of Mr Jadav Mondal, Subhashgram, P.O: Baruipur, Thana: Baruipur, , City/Town: BARUIPUR, South 24-Parganas, WEST BENGAL, India, PIN - 700147, by caste Hindu, by profession Service

*(Signature)*

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

On 18-11-2022

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 5,046.00/- ( A(1) = Rs 5,000.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/- ) and Registration Fees paid by by online = Rs 5,014/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 10/11/2022 7:04PM with Govt. Ref. No: 192022230168516928 on 10-11-2022, Amount Rs: 5,014/-, Bank: SBI EPay ( SBlePay), Ref. No. 9668478789033 on 10-11-2022, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 20,020/- and Stamp Duty paid by by online = Rs 20,010/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 10/11/2022 7:04PM with Govt. Ref. No: 192022230168516928 on 10-11-2022, Amount Rs: 20,010/-, Bank: SBI EPay ( SBlePay), Ref. No. 9668478789033 on 10-11-2022, Head of Account 0030-02-103-003-02

*(Signature)*

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

On 21-11-2022

**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.

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 5,046.00/- ( A(1) = Rs 5,000.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/- ) and Registration Fees paid by Cash Rs 32.00/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 20,020/- and Stamp Duty paid by Stamp Rs 10.00/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 101640, Amount: Rs.10.00/-, Date of Purchase: 15/09/2022, Vendor name: Suranjan Mukherjee



**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 1604-2022, Page from 403302 to 403317  
being No 160413425 for the year 2022.



Digitally signed by ANUPAM HALDER  
Date: 2022.11.28 12:17:12 +05:30  
Reason: Digital Signing of Deed.

*(Anupam Halder)*

(Anupam Halder) 2022/11/28 12:17:12 PM  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS  
West Bengal.

(This document is digitally signed.)