



STAMP AFFIXED BY,

19/1/77,  
STAMP SUPERINTENDENT,  
CALCUTTA COLLECTORATE.

Stamp duty under Rule 2A of the Stamp Act, 1899, as also as Amended by W. Bengal Stamp Amendment Act 1954, Schedule I, No. 23

and under Section 42 (1) of the Stamp Act, 1899.

Stamp duty payable under the Stamp Act Rs 13,716-  
Additional duty under C.I. Act. Rs 2500-  
Paid in excess Rs 4-

Total Rs 16,220-  
Fee paid as under

A 75/-50  
D 30-  
ma 20-  
sub 2-  
N 1-50  
805-

Certificate No. 230A (1) of the  
I.T. Act 1961 issued by  
I.T.O. H. Ward, 11/2/77  
Dt. 10.1.77 Produced & Filed.

Permission u/s 27 (2) of the U.L.  
Registration Act 1976  
Dt. 17/2/76, 16884, Calcutta  
Competent authority Produced & Filed.



THIS INDENTURE OF CONVEYANCE made this 22nd day of January  
One thousand nine hundred and Seventy Seven BETWEEN BARUN KANTI  
CHAKRAVARTY son of Late Rai Bahadur Narendra Narayan Chakravarty  
residing at No.28/3/B, Gariahat Road, within the municipal  
limits of the town of Calcutta by creed Hindu by occupation  
Barrister-at-Law hereinafter referred to as the Vendor (which  
expression shall unless excluded by or repugnant to the  
subject or context mean and include his heirs executors admini-  
strators and legal representatives) of the One Part AND Smt. Indu  
Devi Kejriwal, wife of Shri Keshav Prasad Kejriwal residing  
at No.44/3, Hazra Road, within the municipal limits of  
the town of Calcutta by creed Hindu by occupation housewife  
hereinafter

75/-50  
D 30-  
ma 20-  
sub 2-  
N 1-50  
805-

Sal  
12500-

11-40 1/2

Presented to the Commission  
at the Court of the 22nd Jan 17  
on the 22nd day of Jan 17  
Barun Kanti Chakraborty  
the Exponent

22.1.77

Barun Kanti Chakraborty

22.1.77

Barun Kanti  
Chakraborty of 28/3/B,

Barun Kanti Chakraborty, Raj Bahadur  
Narendranagar

Chakraborty of 28/3/B,

Ganesh Rd. Cal.

Hindu Barrister -

at-law

P. Ballodia  
Advocate, Calcutta.

P. Ballodia

Advocate, High

Court, Cal.

Thumb impression of the  
exponent is dispensed with

22.1.77



hereinafter referred to as the Purchaser (which expression shall unless excluded by or repugnant to the subject or context mean and include her heirs, executors administrators legal representatives and assigns) of the Other Part :

WHEREAS

1. By an Indenture of Conveyance dated 14th May 1930 made between the Collector of the District of Shahabad and another therein fully described as the Vendors of the One Part and Narendra Narayan Chakravarty therein also fully described as the Vendee of the Other Part and registered at the office of the Sadar Sub-Registrar of 24 Paragnas at Alipore in Book No. 1, Volume No. 72 Pages 64-66 Being No. 2956 for the year 1930 the said Collector of the District of Shahabad and another for the consideration therein mentioned sold granted transferred and conveyed unto the said Narendra Narayan Chakravarty a piece or parcel of revenue free land containing an area of 5 Cottahs 3 Chittacks and 36 Square feet be the same a little more or less being Plot No. 7 formed out of portion of premises No. 44, Hazra Road within the Police Station Ballygunge in the District of 24 Paragnas and more particularly described in the Schedule thereunder written and delineated in the map or plan thereto annexed and thereon coloured red TO HAVE AND TO HOLD the same unto the said Narendra Narayan Chakravarty absolutely and for ever.

2. The said Plot No. 7 was thereafter seperately assessed and numbered by the Corporation of Calcutta as Premises No.



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PROPERTY OF THE  
H.M. GAZETTE



Premises No. 44/5, Hazra Road, Calcutta.

3. After the purchase of the said land the said Narendra Narayan Chakravarty had constructed a three storied brick built building on the same.

4. Sometimes in September 1936 the said Narendra Narayan Chakravarty acquired from the Corporation of Calcutta a strip of land containing an area of 2 Chittacks and 32 Square feet out of the surplus land in front of the said premises No. 44/5, Hazra Road in the town of Calcutta which was subsequently amalgamated with the said premises.

5. Since then the said <sup>mess</sup>age tenement and dwelling house land hereditaments and premises have been separately assessed by the Corporation of Calcutta and numbered as premises No. 44/3, Hazra Road within the municipal limits of the town of Calcutta.

6. By a Deed of Gift dated 23rd June 1945 made between the said Rai Bahadur Narendra Narayan Chakravarty therein fully described as the Donor of the One Part and the Vendor herein and therein also fully described as the Donee of the other part and registered at the Calcutta Registration Office in Book No. 1, Volume No. 50 Pages 241-244 Being No. 2232 for the year 1945 the said Rai Bahadur Narendra Narayan Chakravarty out of natural love and affection granted transferred and conveyed by way of absolute gift unto his son the Vendor herein the said <sup>mess</sup>age tenement

and





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DE L'ALGERIE



4.

and dwelling house land and hereditaments being premises No. 44/3, Hazra Road within the municipal limits of the town of Calcutta and fully described in the Schedule there, under written and intended to be hereby conveyed to have and to hold the same unto the Vendor herein absolutely and for ever.

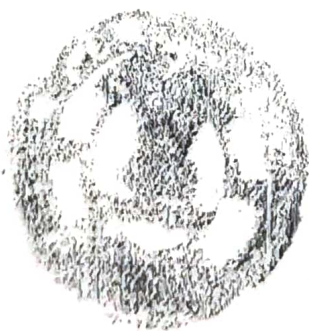
7. The Vendor is seized and possessed of or otherwise well and sufficiently entitled to in fee simple in possession or an estate equivalent or analogues thereto and free from all encumbrances whatsoever the said message tenement and dwelling house land hereditaments and premises.

8. The Vendor has agreed to sell and the Purchaser has agreed to purchase the said message tenement and dwelling house land hereditaments and premises together with the inheritance thereof free <sup>from</sup> all encumbrances whatsoever at or for the price or the sum of Rs.1,25,000/- (Rupees one lac and twenty five thousand) only.

NOW THIS INDENTURE WITNESSETH as follows :-

1. In pursuance of the said agreement and in consideration of the said sum of Rs.1,25,000/- (Rupees one lac and twenty five thousand) only of good and lawful money of the Union of India in hand well and truly paid by the Purchaser to the Vendor at or before the execution of these presents (the receipts whereof the Vendor doth hereby as well as by the receipt hereunder written admit and acknowledge and of and from the same and every part thereof doth hereby acquit

release



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PROPERTY OF THE  
LIBRARY



release and for ever discharge the said messuagetenement and dwelling house land hereditaments and premises as well as the purchaser). He the Vendor doth hereby sell grant transfer convey assign and assure unto the Purchaser ALL THAT the messuagetenement and dwelling house land and hereditaments being premises No. 44/3, Hazra Road within the municipal limits of the town of Calcutta and more fully described in the Schedule hereunder written OR HOWSOEVER OTHERWISE the said messuagetenement and dwelling house land hereditaments and premises now are or is or at any time or times heretofore were or was situate butted bounded called known numbered described or distinguished TOGETHER WITH all buildings, fixtures yards, courtyards, areas, sewers, drains, ditches, paths, passages, common fences, shrubs, walls, trees, water, water-courses, lights, liberties, easements, privileges and appurtenances whatsoever to the said messuagetenement and dwelling house land hereditaments and premises belonging or in anywise appertaining or usually held or enjoyed therewith or reputed to belong or to be appurtenant thereto and all easements thereon AND the reversion and reversions remainder and remainders and yearly monthly and other rents issues and profits thereof TOGETHER WITH all deeds pattahs muniments and other evidences of title exclusively relating to the said messuagetenement and dwelling house land hereditaments and premises AND all the estate right title interest property uses claims and demands whatsoever of the Vendor into and upon the said messuagetenement and dwelling house land

hereditaments



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hereditaments and premises or any part thereof TO HAVE AND TO HOLD THE said messuage tenement and dwelling house land hereditaments and premises hereby sold granted transferred conveyed assigned and assured or otherwise expressed or intended so to be and every part thereof unto and to the use of the Purchaser absolutely and for ever.

2. The Vendor doth hereby covenant with the Purchaser as follows :-

a) That notwithstanding any act deed matter or thing whatsoever by the Vendor or his predecessors in title done executed or knowingly suffered to the contrary the Vendor now hath <sup>of</sup> in himself indefeasible and absolute title as and for an estate inheritance in fee simple in possession or an estate equivalent thereto in the said messuage tenement and dwelling house land hereditaments and premises hereby sold granted transferred conveyed assigned and assured or expressed or intended so to be and that the Vendor now hath in himself good right full power and absolute authority to grant transfer convey assign and assure the same in the manner aforesaid.

B) That the Purchaser shall and may at all times hereafter peaceably and quietly enter into enjoy and possess the said messuage tenement and dwelling house land hereditaments and premises and receive the rents issues and profits thereof without any lawful eviction interruption disturbance claim or demand whatsoever from or by the Vendor or by any person or persons lawfully or equitably claiming from under or in trust for the Vendor.

c)



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12.1.77



c) That free and clear and freely and clearly and absolutely acquitted exonerated and for ever discharged or otherwise by and at the cost and expenses of the Vendor well and sufficiently saved defended kept harmless and indemnified of from and against all and all manner of claims charges liens debts attachments and encumbrances whatsoever made or suffered by the Vendor and all person or persons lawfully or equitably claiming from under through or in trust for the Vendor.

d) That the Vendor and all persons having or lawfully or equitably claiming any estate right title or interest whatsoever in the said messuage tenement and dwelling house land hereditaments and premises or any part thereof from under through or in trust for the Vendor shall and will from time to time and at all times hereafter at the request and cost of the Purchaser do and execute or cause to be done and executed all such acts deeds matters and things whatsoever for further better and more perfectly assuring the said messuage tenement and dwelling house land hereditaments and premises unto and to the use of the Purchaser in the manner aforesaid as shall or may be personally required.

SCHEDULE ABOVE REFERRED TO

ALL THAT the three storied brick built messuage tenement or dwelling house the roof of the Second floor being of asbestoes sheets with a false ceiling, together with the piece or parcel of Revenue free land thereunto belonging and on

part





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part whereof the same is erected and built and containing an area of Five Cottahs six Chittacks and twenty three square feet (5 cottahs 6 chittacks and 23 sq.ft.) be the same a little more or less (including 2 chittacks and 32 square feet of surplus land purchased from the Corporation of Calcutta and amalagamated with the Municipal premises now known as no.44/3, Hazra Road) situate lying at and being premises No.44/3, Hazra Road within the Corporation of Calcutta being a part of Holding No. 320 and Holding Nos. 178 and 179 Towzi No.2833 323 Sub Division P Grand Division VI Dihi Panchannogram Thanah Ballygunge, Sub Registry Alipore in the District of Twenty four Parganahs and butted and bounded on the North by premises No.30, Deodar Street on the East by premises No.44/4, Hazra Road on the South by Hazra Road and on the West by the premises No.44/2, Hazra Road.

IN WITNESS WHEREOF the Vendor hereto hath hereunto set his hand the day month and year first above written.

SIGNED AND DELIVERED by the *Barun Kanti Chakravarty*  
Vendor at Calcutta in the  
presence of :

*B.K. Chakravarty*

*Attorney-at-law +  
Advocate*

*Calcutta*

*Ramesh Nath Malik*  
*Solicitor + Advocate*  
*Calcutta*

RECEIVED ..





22.1.77

RECEIVED BY THE DIRECTOR  
GENERAL



9.

RECEIVED of and from the within-named Purchaser the within mentioned sum of Rs. 1,25,000/- (Rupees one lac twenty five thousand) only being the full consideration money within - expressed to have been paid by her to me as follows :-

Rs. 1,25,000/00

MEMO OF CONSIDERATION

By cash money ————— Rs 5,000/=

By cheque No. 865273 dt.  
22.1.1977 drawn by Sri  
Indu Devi Kejriwal on  
Indian Overseas Bank in  
favour of B. K. Chakravarty for — Rs 1,20,000/-

Total Rs 1,25,000/=

Witness: ————— (Rupees One lakh twenty-five thousand only)

BK Chakravarty

Barun Kanti Chakravarty

Ramendra Nath Malik



2.1.77

~~RECEIVED~~  
CHANDLER



DATED THIS 22nd DAY OF January

Book No .....  
Volume No 16  
Page 287 to 295  
B- 286  
For the year 1977

BETWEEN  
BARUN KANTI CHAKRAVARTY  
AND  
SM. INDU DEVI KEJRIWAL

CONVEYANCE.

5.7.77

22.1.77  
Khaitan & Co.,  
Solicitors.  
1B, Old Post Office Street  
Calcutta-1.