

Sl. No. 1644/2021

T- 1641 / 2021



अन्तिमबङ्ग पश्चिमबङ्गाल WEST BENGAL

G 448264

G 448264

2/1144838/  
2021

*Pyangdon*  
12:15.  
28.07.21

*Beeshil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA

*Anita Mitruka.*

## DEED OF GIFT

THIS DEED OF GIFT IS MADE ON THIS

THE 26<sup>TH</sup> DAY OF JULY, 2021.

CERTIFIED THAT THE DOCUMENT IS ADMITTED  
TO REGISTRATION THE SIGNATURE SHEET AND  
THE ENDORSEMENT SHEET ATTACHED TO THIS  
DOCUMENT ARE THE PART OF THIS DOCUMENT

*Pyangdon*  
28/7/2021

SL NO. 4667 Date 28.6.2021

PURCHASER Smt. Anita Mitruka

Full Address Nehru Road, Siliguri

Total Value 5000/-

Stamp Purchased from JPC Treasury



*RBs*  
**STAMP VENDOR**

**JAYA HANU DAS**

License No. 1 of 99-2000

Add. DSA Office, Rajgani, Jalpaiguri



*[Signature]*  
Addl. Dist. Sub-Registrar  
Siliguri-I, Dt. Darjeeling

28/07/2021

: 2 :

**BETWEEN**

*Sushil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Anita Mitruka*

**SMT. PRITI MITRUKA**, wife of Late Kamal Kumar Mitruka, Indian by Nationality, Hindu by faith, House-wife by occupation, residing at Nehru Road, Siliguri, P.O. - Siliguri Bazar, P.S. - Siliguri, District - Darjeeling, PIN-734005, in the State of West Bengal, hereinafter called the " **DONOR** " ( which expression shall unless excluded by or repugnant to the context be deemed to include her heirs, executors, successors, representatives, administrators and assignees ) of the " **ONE PART** ".  
( I.T. PAN - COIPM1872C )

**AND**

**SMT. ANITA MITRUKA**, wife of Sri Sushil Mitruka alias Sushil Kumar Mitruka, Indian by Nationality, Hindu by faith, House-wife by occupation, residing at Nehru Road, Siliguri, P.O. - Siliguri Bazar, P.S. - Siliguri, District - Darjeeling, PIN-734005, in the State of West Bengal, hereinafter called the " **DONEE** " ( which expression shall unless excluded by or repugnant to the context be deemed to include her heirs, executors, successors, representatives, administrators and assignees ) of the " **OTHER PART** ".  
( I.T. PAN - AKUPM5770B )

**AND**

**SMT. PRITI MITRUKA** (The Donor of these presents) is being represented by and through her **Constituted Attorney** – **SRI SUSHIL MITRUKA** alias **SUSHIL KUMAR MITRUKA**, son of Late Neem Chand Mitruka, Indian by Nationality, Hindu by faith, Business by occupation, residing at Nehru Road, Siliguri, P.O. - Siliguri Bazar, P.S. - Siliguri, District - Darjeeling, PIN - 734005, in the State of West Bengal, by virtue of General Power of Attorney executed on 06-07-2021, being Document No.2596 for the year 2021, registered in the Office of the Additional District Sub-Registrar, Siliguri-III at Ghosh Pukur.

G.

: 3 :

*Sushil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Anita Mitruka.*

- I. A) WHEREAS by virtue of Sale Deed, executed on 30-03-2005, being Document No.1873 for the year 2006, entered in Book-I, Volume No.56, Pages 349 to 358, registered in the Office of the Addl. Dist. Sub-Registrar, Siliguri, Sri Kamal Kumar Mitruka, son of Sri Sushil Kumar Mitruka, became the sole, absolute and exclusive owner of all that piece and parcel of land measuring 0.33 Acres, more particularly described in the Schedule-A given hereinbelow, having permanent, heritable and transferable right, title and interest therein.
- B) AND WHEREAS abovenamed Kamal Kumar Mitruka died intestate leaving behind his wife - **SMT. PRITI MITRUKA** and mother - **SMT. ANITA MITRUKA**, as his only legal heirs to inherit the Schedule-A land.
- C) AND WHEREAS certain mistake and inaccuracy had accidentally and inadvertently crept in the aforesaid Sale Deed, being Document No.1873 for the year 2006 and the said mistake and inaccuracy was subsequently rectified in favour of abovenamed **SMT. PRITI MITRUKA** and **SMT. ANITA MITRUKA** (the legal heirs of Late Kamal Kumar Mitruka) by virtue of Deed of Declaration, executed on 08-07-2021, being Document No.1512 for the year 2021, registered in the Office of the Addl. Dist. Sub-Registrar, Siliguri.
- D) AND WHEREAS as stated above, abovenamed **SMT. PRITI MITRUKA** and **SMT. ANITA MITRUKA**, became the sole, absolute and exclusive owners of the Schedule-A land [ each having undivided  $\frac{1}{2}$  (One-Half) share in it ], having permanent, heritable and transferable right, title and interest therein.

*C.*

: 4 :

*Sushil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Priti Mitruka*

II. AND WHEREAS abovenamed **SMT. PRITI MITRUKA**, wife of Late Kamal Kumar Mitruka ( the Donor of these presents ), out of natural love and affection is now desirous of making disposition of her undivided  $\frac{1}{2}$  ( One-Half ) share in the Schedule-A land, more particularly described in the Schedule-B given hereinbelow, unto and in favour of her mother-in-law - **SMT. ANITA MITRUKA**, wife of Sri Sushil Mitruka alias Sushil Kumar Mitruka (the Donee of these presents).

III. AND WHEREAS abovenamed **SMT. ANITA MITRUKA** ( The Donee of these presents ), is having undivided  $\frac{1}{2}$  ( One-Half ) share in the Schedule-A land and after registration of this Gift Deed, she shall become the sole, absolute and exclusive owner of the Schedule-A land.

NOW THIS DEED WITNESSETH that in pursuance of the said intention and in consideration of natural love and affection which the Donor has for the Donee and for making provision for the said **SMT. ANITA MITRUKA** ( the Donee herein ), the Donor out of her own free will, without fraud, coercion or undue influence from anybody whomsoever and in full possession of her senses, do hereby grant, convey and transfer unto the said Donee the Schedule-B land, with all right, title, hereditaments, easements, liberties, appurtenances, etc., whatsoever in any way belonging to or purported to belong or which was/were so long being enjoyed by the Donor therewith with permanent heritable and transferable right, title and interest therein without any objection, claim, interference or interruption from the Donor or any person claiming under her and TO HAVE AND TO HOLD the said property hereby granted, transferred and assigned unto and to the use of the Donee absolutely and forever free from all encumbrances and liabilities whatsoever, subject to the payment of land revenue and other taxes to the Superior Landlord-now the Govt. of West Bengal and/or such other authorities as law may provide from time to time in future.

G.

: 5 :

*Seshil Mittal*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Prati Mitruke.*

THE DONOR DOTH HEREBY COVENANTS AND DECLARES AS FOLLOWS:

- a) That the Donor has full power and absolute and indefeasible right and authority to grant, convey and transfer the Schedule-B land hereby granted unto the Donee.
- b) That it shall be lawful for the Donee at all time hereafter peacefully and quietly to enter into and upon and hold, occupy enjoy and transfer the Schedule-B land hereby granted without any hindrance, interruption, disturbances, claim or demand whatsoever by the Donor or any person/s claiming any estate right, title or interest from, under, through or in trust of the Donor.
- c) That the Donor and all persons claiming any right title or interest in the Schedule-B land hereby transferred through, from under or in trust of the Donor shall and will from time to time and at all times hereafter at the cost of the Donee do or execute or cause to be done or executed all such lawful acts, deeds, things whatsoever for further and more perfectly conveying and assuring the said property and every part thereof hereby granted unto the Donee as may be reasonably required according to true intent and meaning of this Deed.
- d) That the Donor has put the Donee in actual possession of the Schedule-B land hereby granted and transferred and the Donee has accepted the gift by taking exclusive possession thereof.
- e) That the Donor shall have the right to get her name mutated with respect to the Schedule-B land at the Office of the B.L. & L.R.O., Siliguri and shall pay applicable taxes as may be levied upon her from time to time.

*C.*

: 6 :

*Sushil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Anil Mitruka*

f) That there is no impediment under the provisions of the Urban Land ( Ceiling and Regulation ) Act, 1976 for the Donor to grant, convey and transfer the Schedule-B land unto the Donee in the manner aforesaid.

The value of the Schedule-B land hereby gifted has been assessed at Rs.1,88,99,996.00 ( Rupees One Crore Eighty Eight Lakhs Ninety Nine Thousand Nine Hundred Ninety Six ) only for the purpose of Stamp Duty.

#### SCHEDULE - A

All that piece or parcel of vacant land measuring 0.33 Acres, forming part of R.S. Plot No.8014, recorded in R.S. Khatian No.2412, situated within Mouza - Siliguri, J.L. No. 110(88), Pargana - Baikunthapur, B. M. Sarani (Ganja Gali) in Ward No.VI of Siliguri Municipal Corporation, P.O., P.S., and Sub-Div.- Siliguri, District- Darjeeling, in the State of West Bengal.

The said land is bound and butted as follows :-

By North : Land of Maonil Estate Private Limited,

By South : Land of D M Ventures,

By East : Land of Haripada Ghose and Others (At present : Hotel Haveli),

By West : Land of Dipul Rani Kar and Others

(At present : Land and Building of Bhagwati Babu and Others).

*G.*

: 7 :

*Lushil Mitruka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA  
*Priti Mitruka*

### SCHEDULE - B

All that undivided  $\frac{1}{2}$  (One-Half) share in all that piece or parcel of vacant land measuring 0.33 Acres, forming part of R.S. Plot No.8014, recorded in R.S. Khatian No.2412, situated within Mouza - Siliguri, J.L. No. 110(88), Pargana - Baikunthapur, B. M. Sarani (Ganja Gali) in Ward No.VI of Siliguri Municipal Corporation, P.O., P.S., and Sub-Div.- Siliguri, District- Darjeeling, in the State of West Bengal.

Undivided  $\frac{1}{2}$  (One-Half) share of land hereby gifted measures 0.165 Acres.

The said land is proposed to be used as *bastu* and the same is transferred within the boundary as follows :-

By North : Land of Maonil Estate Private Limited,

By South : Land of D M Ventures,

By East : Land of Haripada Ghose and Others (At present : Hotel Havcli),

By West : Land of Dipti Rani Kar and Others

(At present : Land and Building of Bhagwati Babu and Others).

*G.*

: 8 :

IN WITNESSES WHEREOF THE CONSTITUTED ATTORNEY OF THE DONOR AND THE DONEE IN GOOD HEALTH AND CONSCIOUS MIND HAVE PUT THEIR SIGNATURES ON THIS DEED OF GIFT ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

WITNESSES :

1.

Hitesh Jansodia  
S/o Sri Ghanshyam Jansodia  
Nehru Road, Siliguri  
P.O - Siliguri Bazar  
Ps - Siliguri  
Dist:- Darjeeling

The contents of this document have been gone through and understood personally by the Donor / Constituted Attorney and the Donee.

*Sushil Mitraka*  
AS CONSTITUTED ATTORNEY  
OF - SMT. PRITI MITRUKA

DONOR

2.

Gautam Agarwal  
S/o LT Ramdhani Agarwal  
Seth Swital Market  
P.O & P.S - Siliguri  
Dist:- Darjeeling

*Priya Mitraka*

ACCEPTANCE BY THE DONEE

Drafted as per the instructions of the parties hereto and printed in the Office of Kamal Kumar Kedia & Associates, Siliguri.

Read over and explained by me.

*Rahul Kedia*

Rahul Kedia  
Advocate, Siliguri.  
Enr.No.F/1379/1449/2017.



*Sushil Mitruka*

**FINGER PRINTS OF SRI SUSHIL MITRUKA ALIAS SUSHIL KUMAR MITRUKA  
AS CONSTITUTED ATTORNEY OF SMT. PRITI MITRUKA ( DONOR )**

|               | THUMB | FORE<br>FINGER | MIDDLE<br>FINGER | RING<br>FINGER | LITTLE<br>FINGER |
|---------------|-------|----------------|------------------|----------------|------------------|
| LEFT<br>HAND  |       |                |                  |                |                  |
| RIGHT<br>HAND |       |                |                  |                |                  |



*Anita Mitruka*

*Sushil Mitruka*  
\_\_\_\_\_  
SIGNATURE

**FINGER PRINTS OF SMT. ANITA MITRUKA ( DONEE )**

|               | THUMB | FORE<br>FINGER | MIDDLE<br>FINGER | RING<br>FINGER | LITTLE<br>FINGER |
|---------------|-------|----------------|------------------|----------------|------------------|
| LEFT<br>HAND  |       |                |                  |                |                  |
| RIGHT<br>HAND |       |                |                  |                |                  |

*Anita Mitruka.*  
\_\_\_\_\_  
SIGNATURE

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

PRITI MITRUKA

PAWAN KUMAR AGARWAL

19/10/1989

Permanent Account Number

COIPM1872C

Priti Mitruka

Signature



22082014

इस कार्ड के खोले / पाने पर कृपया सूचित करें / लौटाएं:  
आयकर पैन सेवा इकाई, एन एस डी एल  
5 वी मंजिल, मंत्री स्टर्लिंग, प्लॉट नं. 341, सर्वे नं. 997/8,  
मॉडल कालोनी, दीप बंगला चौक के पास,  
पुणे - 411 016.

If this card is lost / someone's lost card is found,  
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Income Tax PAN Services Unit, NSDL  
5th 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: tininfo@nsdl.co.in



ভারতের নির্বাচন কমিশন

পরিচয় পত্র

ELECTION COMMISSION OF INDIA  
IDENTITY CARD

XEQ2018646



নির্বাচকের নাম : প্রীতি মিত্রকা

Elector's Name : Priti Mitruka

পিতার নাম : কমল কুমার মিত্রকা

Father's Name : Kamal Kumar Mitruka

লিঙ্গ/Sex : স্ত্রী/F

জন্ম তারিখ  
Date of Birth : 19/10/1989

XEQ2018646

ঠিকানা:

নেহেরু রোড, শিলিগুড়ি মিউঃ কর্পোরেশন, শিলিগুড়ি, দার্জিলিং-  
734005

Address:

NEHERU ROAD, SILIGURI (M CORP.),  
SILIGURI, DARJEELING- 734005

Date: 25/11/2015

26-শিলিগুড়ি নির্বাচন কেন্দ্রের নির্বাচক নিবন্ধন আধিকারিকের  
স্বাক্ষরের অনুকৃতি

Facsimile Signature of the Electoral  
Registration Officer for  
26-Siliguri Constituency

ঠিকানা পরিবর্তন হলে নতুন ঠিকানায় ভোটার লিষ্টে নাম তোলার ও একটি  
নম্বরকর নতুন প্যাচের পরিচালনা প্যাকটার জন্য আবেদন করে এই  
পরিচয়পত্রের নম্বরটি উল্লেখ করুন।  
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  
with same number.

1080C2

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

ANITA MITRUKA  
UMESH CHANDRA PODDAR

06/07/1966  
Permanent Account Number  
AKUPM5770B

Anita Mitruka  
Signature

29012005

Anita Mitruka.

 भारत सरकार  
Government of India

 Anita Mitruka  
Date of Birth/DOB: 06/07/1966  
Female/ FEMALE

2535 0247 5037  
VID: 9133 1763 8913 6007

मेरा आधार, मेरी पहचान

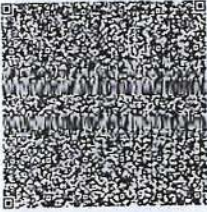


Anita mitruke.

 भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

**Address:**  
NEHERU ROAD, SILIGURI BAZAR, Siliguri (M. Corp), Darjeeling,  
West Bengal - 734005

2535 0247 5037  
VID: 9133 1763 8913 6007



OR CC/WMN Photograph

[www.uidai.gov.in](http://www.uidai.gov.in)

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

SUSHIL MITRUKA  
NEEM CHAND MITRUKA

15/01/1962  
Permanent Account Number  
ACCPA9340F

*Sushil Mitruka*  
Signature

भारत सरकार

24/04/2007

*Sushil Mitruka*

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटाएं  
आयकर पैन सेवा इकाई, एन एस डी एल  
पहली मंजिल, टाइम्स टॉवर, कमला मिल्स कंपाउंड,  
एस. बी. मार्ग, लोअर परेल, मुंबई - 400 013.

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Income Tax PAN Services Unit, NSDL  
1st Floor, Times Tower,  
Kamala Mills Compound,  
S. B. Marg, Lower Parel, Mumbai - 400 013.

Tel: 91-22-2499 4650, Fax: 91-22-2495 0664,  
e-mail: tininfo@nsdl.co.in



ভারত সরকার

Government of India



সুশীল মিত্রকা

Sushil Mitruka

পিতা : নীং চান্দ মিত্রকা

Father : Neem Chand Mitruka

জন্মতারিখ/DOB: 18/11/1960

পুরুষ / Male



4215 5481 4997

আধার - সাধারণ মানুষের অধিকার

*Sushil Mitruka*



আধার

ঠিকানা: নেহরু প্রসাদ  
শিলিগুড়ি বাজার, শিলিগুড়ি (পৌরসভা)  
শিলিগুড়ী বাজার, দার্জিলিং  
পশ্চিম বঙ্গ

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
Unique Identification Authority of India

Address: NEHRU ROAD,  
SILIGURI BAZAR, Siliguri  
( M. Corp), Siliguri Bazar,  
Darjeeling, West Bengal,  
734005

4215 5481 4997



1947



helpline@uidai.gov.in



www.uidai.gov.in

 **ভারত সরকার**  
Government of India

 **হিতেশ সর্সদিয়া**  
Hitesh Sarsodia  
জন্মতারিখ/DOB: 16/09/1998  
পুরুষ/ MALE



**6583 1252 4538**  
VID: 9106 0492 1942 1637

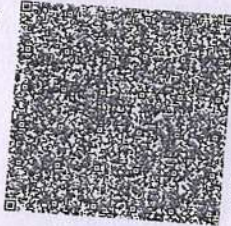
আমার আধার, আমার পরিচয়

*Hitesh Sarsodia.*

 **ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ**  
Unique Identification Authority of India

**ঠিকানা:**  
S/O গনেশ্যাম সর্সদিয়া, গ.দ. এন্টারপ্রিসেস ১৬৭, নেহরু  
রোড, শিলিগুড়ি দিষ্ট-দারজিলিং, খালপাড়া,  
সেইলীপুর্ই, জলপা,  
বেঙ্গ - 734005

**Address:**  
S/O Ghanshyam Sarsodia, G.D.  
ENTERPRISES 167, NEHRU ROAD, SILIGURI  
DIST-DARJEELING, KHALPARA, SILIGURI,  
Jalpaiguri,  
West Bengal - 734005



**6583 1252 4538**  
VID: 9106 0492 1942 1637

*Hitesh Sarsodia*

## Major Information of the Deed

|                                                                               |                                                                                                                                                               |                                                                           |            |
|-------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------|------------|
| Deed No :                                                                     | I-0402-01641/2021                                                                                                                                             | Date of Registration                                                      | 28/07/2021 |
| Query No / Year                                                               | 0402-2001144838/2021                                                                                                                                          | Office where deed is registered                                           |            |
| Query Date                                                                    | 09/07/2021 12:16:10 PM                                                                                                                                        | 0402-2001144838/2021                                                      |            |
| Applicant Name, Address & Other Details                                       | Kamal Kumar Kedia And Associates<br>S.F. Road, Siliguri,Thana : Siliguri, District : Darjeeling, WEST BENGAL, Mobile No. : 9832040004, Status :Solicitor firm |                                                                           |            |
| Transaction                                                                   |                                                                                                                                                               | Additional Transaction                                                    |            |
| [0204] Gift, Gift in f/o others except family members, Government, Local Body |                                                                                                                                                               | [4305] Other than Immovable Property, Declaration [No of Declaration : 2] |            |
| Set Forth value                                                               |                                                                                                                                                               | Market Value                                                              |            |
|                                                                               |                                                                                                                                                               | Rs. 1,88,99,996/-                                                         |            |
| Stampduty Paid(SD)                                                            |                                                                                                                                                               | Registration Fee Paid                                                     |            |
| Rs. 9,45,020/- (Article:33(ii))                                               |                                                                                                                                                               | Rs. 1,89,014/- (Article:A(1), E)                                          |            |
| Remarks                                                                       | Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)                                                                |                                                                           |            |

### Land Details :

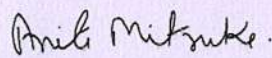
District: Darjeeling, P.S:- Siliguri, Municipality: SILIGURI MC, Road: B.M.SARANI (GANJA GALI) WARD NO.6, Mouza: Siliguri, JI No: 88, Pin Code : 734001

| 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-8014     | RS-2412        | Bastu             | Da: Puratan Patit | 0.165 Acre   |                         | 1,88,99,996/-         | Property is on Road |
| Grand Total : |             |                |                   |                   | 16.5Dec      | 0 /-                    | 188,99,996 /-         |                     |

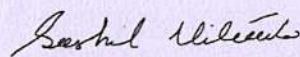
### Donor Details :

| SI No | Name,Address,Photo,Finger print and Signature                                                                                                                                                                                                                                                                                                                                                          |
|-------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1     | <b>Smt PRITI MITRUKA</b><br>Wife of Late Kamal Kumar Mitruka Nehru Road, Siliguri,, City:- Siliguri Mc, , P.O:- Siliguri Bazar, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734005 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: COxxxxxx2C,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney |

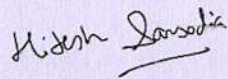
**Donee Details :**

| SI No                                                                                                                                                                                                                                                                                                                             | Name,Address,Photo,Finger print and Signature                                                                                                                                                                                           |                                                                                                                 |                                                                                                                               |                                                                                                                       |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------|
| 1                                                                                                                                                                                                                                                                                                                                 | <b>Name</b><br><b>Smt ANITA MITRUKA</b><br>Wife of Shri Sushil Mitruka Alias<br>Sushil Kumar Mitruka<br>Executed by: Self, Date of<br>Execution: 28/07/2021<br>, Admitted by: Self, Date of<br>Admission: 28/07/2021 ,Place :<br>Office | <b>Photo</b><br><br>28/07/2021 | <b>Finger Print</b><br><br>LTI<br>28/07/2021 | <b>Signature</b><br><br>28/07/2021 |
| Wife of Shri Sushil Mitruka Alias Sushil Kumar Mitruka Sex: Female, By Caste: Hindu, Occupation:<br>House wife, Citizen of: India, PAN No.: AKxxxxxx0B, Aadhaar No: 25xxxxxxxx5037, Status<br>:Individual, Executed by: Self, Date of Execution: 28/07/2021<br>, Admitted by: Self, Date of Admission: 28/07/2021 ,Place : Office |                                                                                                                                                                                                                                         |                                                                                                                 |                                                                                                                               |                                                                                                                       |

**Attorney Details :**

| SI No                                                                                                                                                                                                                                                                                                | Name,Address,Photo,Finger print and Signature                                                                                                                                                                                                                                                             |                                                                                                                           |                                                                                                                                |                                                                                                                         |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------|
| 1                                                                                                                                                                                                                                                                                                    | <b>Name</b><br><b>Shri SUSHIL MITRUKA,</b><br><b>(Alias Name: SUSHIL</b><br><b>KUMAR MITRUKA)</b><br><b>(Presentant )</b><br>Son of Late Neem Chand<br>Mitruka<br>Date of Execution -<br>28/07/2021, , Admitted by:<br>Self, Date of Admission:<br>28/07/2021, Place of<br>Admission of Execution: Office | <b>Photo</b><br><br>Jul 28 2021 12:25PM | <b>Finger Print</b><br><br>LTI<br>28/07/2021 | <b>Signature</b><br><br>28/07/2021 |
| Nehru Road, Siliguri,, City:- Siliguri Mc, , P.O:- Siliguri Bazar, P.S:-Siliguri, District:-Darjeeling, West<br>Bengal, India, PIN:- 734005, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, ,<br>Aadhaar No: 42xxxxxxxx4997 Status : Attorney, Attorney of : Smt PRITI MITRUKA |                                                                                                                                                                                                                                                                                                           |                                                                                                                           |                                                                                                                                |                                                                                                                         |

**Identifier Details :**

| Name                                                                                                                                                                                                                | Photo                                                                                             | Finger Print                                                                                      | Signature                                                                                           |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------|
| <b>Shri Hitesh Sarsodia</b><br>Son of Shri Ghanshyam Sarsodia<br>Nehru Road, Siliguri,, City:- Siliguri Mc, ,<br>P.O:- Siliguri Bazar, P.S:-Siliguri, District:-<br>Darjeeling, West Bengal, India, PIN:-<br>734005 | <br>28/07/2021 | <br>28/07/2021 | <br>28/07/2021 |
| Identifier Of Smt ANITA MITRUKA, Shri SUSHIL MITRUKA                                                                                                                                                                |                                                                                                   |                                                                                                   |                                                                                                     |



On 28-07-2021

**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 : 33 (ii) of Indian Stamp Act 1899.

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

Presented for registration at 12:15 hrs on 28-07-2021, at the Office of the A.D.S.R. SILIGURI by Shri SUSHIL MITRUKA Alias SUSHIL KUMAR MITRUKA,.

**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 1,88,99,996/-. Other amount Rs 1,88,99,996/-

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

Execution is admitted on 28/07/2021 by Smt ANITA MITRUKA, Wife of Shri Sushil Mitruka Alias Sushil Kumar Mitruka, Nehru Road, Siliguri,, P.O: Siliguri Bazar, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734005, by caste Hindu, by Profession House wife

Indetified by Shri Hitesh Sarsodia, , Son of Shri Ghanshyam Sarsodia, Nehru Road, Siliguri,, P.O: Siliguri Bazar, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734005, by caste Hindu, by profession Others

**Executed by Attorney**

Execution by Shri SUSHIL MITRUKA, , SUSHIL KUMAR MITRUKA , Son of Late Neem Chand Mitruka, Nehru Road, Siliguri,, P.O: Siliguri Bazar, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734005, by caste Hindu, by profession Business as the constituted attorney of Smt PRITI MITRUKA Nehru Road, Siliguri,, P.O: Siliguri Bazar, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734005 is admitted by him

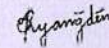
Indetified by Shri Hitesh Sarsodia, , Son of Shri Ghanshyam Sarsodia, Nehru Road, Siliguri,, P.O: Siliguri Bazar, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734005, by caste Hindu, by profession Others

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 1,89,014/- ( A(1) = Rs 1,89,000/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 1,89,014/-  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 09/07/2021 4:35AM with Govt. Ref. No: 192021220028233211 on 09-07-2021, Amount Rs: 1,89,014/-, Bank: Punjab National Bank ( PUNB0010000), Ref. No. 321145642 on 09-07-2021, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 9,45,020/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 9,40,020/-  
Description of Stamp  
1. Stamp: Type: Court Fees, Amount: Rs.10/-  
2. Stamp: Type: Impressed, Serial no 4667, Amount: Rs.5,000/-, Date of Purchase: 28/06/2021, Vendor name: J R Das  
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 09/07/2021 4:35AM with Govt. Ref. No: 192021220028233211 on 09-07-2021, Amount Rs: 9,40,020/-, Bank: Punjab National Bank ( PUNB0010000), Ref. No. 321145642 on 09-07-2021, Head of Account 0030-02-103-003-02



**Sangha Ratna Syangden**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. SILIGURI**  
**Darjeeling, West Bengal**

**Certificate of Registration under section 60 and Rule 69.**

**Registered in Book - I**

**Volume number 0402-2021, Page from 70636 to 70657**

**being No 040201641 for the year 2021.**



*Syangden*

Digitally signed by SANGHA RATNA  
SYANGDEN

Date: 2021.08.03 17:43:46 +05:30

Reason: Digital Signing of Deed.

**(Sangha Ratna Syangden) 2021/08/03 05:43:46 PM**

**ADDITIONAL DISTRICT SUB-REGISTRAR**

**OFFICE OF THE A.D.S.R. SILIGURI**

**West Bengal.**

**(This document is digitally signed.)**