


3658/25

T-03534/25




पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AU 221147


 2/5/2025
 27/02/25

Certified that the document is admitted to
 registration. The signature sheets and
 the endroesement sheets attached with the
 document are the part of this document.

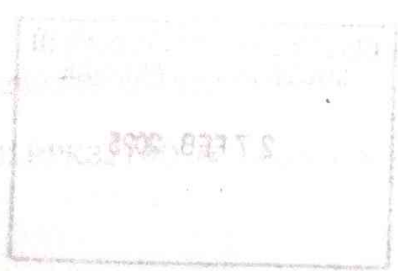

 District Sub-Register-III
 Alipore, South 24-parganas

27 FEB 2025

DEED OF GIFT

THIS DEED OF GIFT is made on this^{27th} day of February, 2025,

BETWEEN



23702

21 FEB 2025

No..... ₹ 100/- Date.....

Name : S. Nalla Advocate

Address : ALIPORE JUDGE COURT
Kolkata - 700 027

Vendor : Alipore Court Gate, 24 Pgs. (South)
SUNIL KANAR DAS
GROUP VENDOR
Alipore Police Court, Kol-27

Identifier with complete

information of identifier :-

Full Name : RANJAN DAS

Signature : Ranjan Das

S/o :- Ranprasad Das

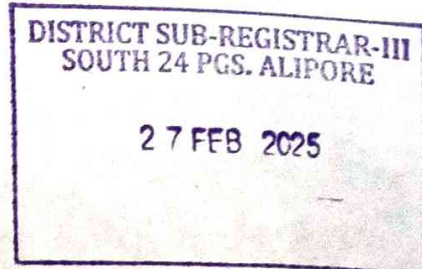
Address : 1/144 A222 Gah

P.O. :- Revent Park

P.S. :- Galf Green

Occupation :- business

Aadhaar No :- 3143 9135 2143



(1) **SABANA BIBI** (PAN-FLTPB4229P & AADHHAR NO.6064 4589 2986), wife of Jumman Ali Molla and daughter of Late Swakat Ali Mondal, faith-Muslim, by occupation-house wife, by Nationality-Indian, residing at 138/7, M.G. Road, Keorapukur Bazar, P.O. & P.S. Haridevpur, Kolkata-700 082, (2) **ASHIQUE ALI MONDAL** (PAN-JHJPM6558J & AADHAARNO. 5688 2150 3848), son of late Swakat Ali Mondal, by faith-Muslim, by occupation-nill, by Nationality-Indian, residing at 29C, Jadavpur Central Road, P.O. Jadavpur University, P.S. Jadavpur, Kolkata-700 032, (represented by his mother **ASIA BIBI**, wife of Late Swakat Ali Mondal, in view of the order dated 24.09.2024 and 21.11.2024 passed by the Ld. District Judge at Alipore, in Misc. Case No.345 of 2024) by faith-Muslim, by occupation -house wife, by Nationality-Indian, residing at 29C, Jadavpur Central Road, P.O. Jadavpur University, P.S. Jadavpur, Kolkata-700 032, hereinafter jointly called referred to as the "**DONORS**" (which term or expression shall unless excluded by or repugnant to the context shall be deemed to mean and include her legal heirs, executors, administrators, legal representatives and/or assigns) of the **ONE PART**;

A N D

(1) **ASIA BIBI** (PAN-EORPB3899M & AADHAAR NO.8312 6317 8816), wife of Late Swakat Ali, (2) **SANOWAR ALI MONDAL** (PAN-CVGPM9523F & AADHAAR NO.7398 6512 3679), (3) **SAYNAZ KHATUN** (PAN-GLRPK3273D & AADHAAR NO.9881 2036 1639), No.2 & 3 son

and daughter of late Swakat Ali Mondal, all by faith-Muslims, by occupation no.1 & 3-house wife, no.2 business, all by Nationality-Indians, all are residing at 29C, Jadavpur Central Road, P.O. Jadavpur University, P.S. Jadavpur, Kolkata-700 032, hereinafter jointly called and referred to as the **"DONEES"** (which term or expression shall unless excluded by or repugnant to the context shall be deemed to mean and include their legal heirs, executors, administrators, legal representatives and/or assigns) of the **OTHER PART**;

WHEREAS one Bhundul Mondal was the owner in respect of land under Mouza Ibrahimpur, J.L. No.36, R.S. No.10, Pargana-Khaspur, Khatian No.128 and under C.S. dag Nos. 341 and 347/445, Sub-registry office at Alipore, within the limits of the Kolkata Municipal corporation and District South 24 Parganas.

AND WHEREAS the said Bhundul Mondal died intestate leaving behind him his two sons namely Babujan Mondal and Sahebjan Mondal and one daughter Bhanujan Bibi and widow Khatejan Bibi and they became the owners by law of inheritance of the aforesaid land after demise of the said Bhundul Mondal.

AND WHEREAS subsequently the said Bhanujan Bibi died intestate leaving behind her three daughters namely Basirnesa, Sakila and

Amina who were jointly sold and transferred their undivided share (derived from their mother) to one Leelabati Roy. It is pertinent to mention here that the said Bhanujan Bibi died prior to the death of other heirs and successors namely Babujan and Sahebjan.

Subsequently Sahebjan Mondal died intestate bachelor and issueless and his share devolved upon his brother Babujan Mondal as per the law of Mohamedan law.

AND WHEREAS the said Babujan Mondal has purchased a plot of doba land measuring about 11 satak equivalent to 06 cottahs 11 chittacks more or less lying and situated under Khatian No.173, C.S. Dag No.341/444, from the then owner Moksed Ali by virtue of a Bengali Deed of Kobala dated 30.01.1993, being Deed No.282, for the year 1939. The said Babujan Mondal mutated his name before the Tollygunge Municipality and known as 29 No. Jadavpur Central Road.

AND WHEREAS the said Leelabati Roy (wife of Sailendra Nath Roy) as plaintiff filed a title suit being it No.34 of 1951 before the Ld. 3rd Sub Judge Court at Alipore. Subsequently, legal heirs of Babujan Mondal i.e. five sons namely Nur Mohammad Mondal, Nur Ali Mondal, Nur Bukhs Mondal @ Fakir Mohammad, Nur Hossain Mondal, Nur Uddin Mondal @ Ramjan Mondal and two daughters namely Bibijan Bewa and Sarifan

Bibi – all executed a “Solenama” and on the basis of the said Solenama the aforesaid title suit disposed of accordingly.

Leelabati Roy entitled land measuring about 3 ½ satak or 2 cottahs 3 chittacks under C.S. dag No.341 as per the aforesaid title suit no.34 of 1951 and subsequently the said land known and re-numbered as 29/1, Jadavpur central Road.

AND WHEREAS the heirs of the said Babujan Mondal i.e. Nur Mohammad Mondal, Nur Ali Mondal, Nur Bukhs Mondal @ Fakir Mohammad, Nur Hossain Mondal, Nur Uddin Mondal @ Ramjan Mondal, Bibijan Bewa and Sarifan Bibi were remain owners in respect of land measuring about 17½ Satak out of C.S. dag No.341 AND land measuring about 11 Satak out of C.S. dag No.341/444 AND land measuring about 20 Satak of C.S. dag No.347/445, total land measuring about .048½ Satak (17½ Satak +11 Satak + 20 Satak) and they were in possession and occupation as lawful joint owners thereof without any disturbances, obstructions and hindrances from anybody. The aforesaid land remain and known as Premises No.29, Jadavpur Central Road.

AND WHEREAS the heirs of the said Babujan Mondal i.e. Nur Mohammad Mondal, Nur Ali Mondal, Nur Bukhs Mondal @ Fakir

Mohammad, Nur Hossain Mondal, Nur Uddin Mondal @ Ramjan Mondal, Bibijan Bewa and Sarifan Bibi were sold and transferred land measuring about .08 Satak to Smt. Indira Roy @ Chowdhury and Ashok Guha in the year 1963 out of total land measuring .048 ½ Satak. They remain owners of the rest land measuring about .040½ Satak or 24 cottahs of three C.S. Dag Nos. 341, 341/444 and 347/445 and known as Premises No.29, Jadavpur Central Road.

AND WHEREAS as per Mohamedan law aforesaid five sons of Babujan namely Nur Mohammad Mondal, Nur Ali Mondal, Nur Bukhs Mondal @ Fakir Mohammad, Nur Hossain Mondal, Nur Uddin Mondal @ Ramjan Mondal each entitled 04 cottahs land and two sisters namely Bibijan Bewa and Sarifan Bibi entitled 02 cottahs each out of the said total land measuring about .040½ Satak or 24 cottahs of three C.S. Dag Nos.341, 341/444 and 347/445 and known as Premises No.29, Jadavpur Central Road.

AND WHERAS subsequently the owner namely Nur Ali Mondal died intestate on 17.11.2000 leaving behind him his wife Khandu Bibi, three sons namely Showkat Ali Mondal, Kausar Ali Mondal, Amir Ali Mondal and three daughters namely Halima Bibi, Salima Bibi, Begum Bibi as his legal heirs and successors who jointly inherited the share of the

deceased Nur Ali Mondal, i.e. the land measuring about 4 cottahs known as Premises No.29, Jadavpur Central Road.

AND WHEREAS under the Mahomedan Law, Sunni School, Khandu Bibi as wife inherited $1/8^{\text{th}}$ share equivalent to 360 sq. ft. as a sharer. The rest $7/8^{\text{th}}$ share were inherited by three sons and three daughters of Nur Ali Mondal as residuary in the ratio of 2:1, i.e. each son $2/9$ share equivalent to 560 sq. ft. and each daughters $7/216$ share equivalent to 280 sq. ft.

AND WHEREAS Showkat Ali Mondal died intestate on 09.11.2010 leaving behind his $2/9^{\text{th}}$ share devolved upon his wife Asia Bibi $7/36$ or 70 sq. ft., upon each of his sons namely Sanowar Ali Mondal and Ashique Ali Mondal $7/108$ or 163.33 sq. ft. and upon each of his daughters namely Sayanaz Khatun and Sabana Bibi $7/216$ or 81.66 sq. ft. who are the legal heirs and successor and also jointly inherited the share of the deceased Showkat Ali Mondal, i.e. the land measuring about 560 sq. ft. known as Premises No.29, Jadavpur Central Road.

AND WHEREAS subsequently the said Khandu Bibi died intestate on 24.09.2024 leaving behind her surviving two sons namely Kausar Ali Mondal, Amir Ali Mondal and three daughters namely Halima Bibi, Salima Bibi, Begum Bibi to step into shoes. Therefore, under the

Mohamedan Law her said two sons and three daughters will be entitled to her 1/8 share equivalent to 360 sq. ft. in the ratio of 2:1. Her predeceased son Showkat Ali Mondal's aforesaid heirs will not inherit her. Hence, Kausar Ali Mondal and Amir Ali Mondal each son entitled 102.85 sq. ft. and Halima Bibi, Salima Bibi, Begum Bibi each daughters entitled 51.42 sq. ft. out of 1/8 share equivalent to 360 sq. ft. of their mother Khandu Bibi's share.

AND WHEREAS summing up, Kausar Ali Mondal and Amir Ali Mondal each inherited from father and mother **662.85 sq. ft.** AND Halima Bibi, Salima Bibi, Begum Bibi each inherited from father and mother **331.42 sq. ft.** in the said property.

AND WHEREAS one of the owners namely Halima Bibi died intestate on 11.02.2025 leaving behind her four married daughters namely Hasina Bibi, Nasim Banu, Wahida Bibi, Sabnam Khatun and one son namely Aman Ali and they jointly represent their mother's share i.e. **331.42 sq.**

ft. in the aforesaid property as per the School of Mahamedan Law. It is pertinent to mention here that the will of Halima Bibi namely Hasem Ali Soudan & deed prior to her death.

AND WHEREAS subsequently Asia Bibi wife of Late Showkat Ali Mondal has filed an application under section 14 of the Rights of Persons with Disabilities Act, 2016, being Misc. Case No.345 of 2024 praying for appointment of guardianship of her disable son Ashique Ali

Saymaz Khatun

Mondal. After hearing the same the Ld. District Judge at Alipore has been allowed the same by its order dated 24.09.2024 and 21.11.2024 passed in Misc. Case No.345 of 2024.

AND WHEREAS the DONOR No.1 Sabana Bibi is the absolute and rightful owner to in respect of ALL THAT piece or parcel of land measuring **81.66 sq. ft.** more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South).

AND WHEREAS the DONOR No.2 Ashique Ali Mondal is the absolute and rightful owner to in respect of ALL THAT piece or parcel of land measuring **163.33 sq. ft.** more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South).

AND WHEREAS the donor Nos. 1 and 2 herein jointly are the absolute and rightful owners to in respect of ALL THAT piece or parcel of land measuring **244.99 sq. ft.** more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South), as fully described and mentioned in the Second schedule written hereunder.

AND WHEREAS the Donors out of their natural love and affection and out of free will and accord both are desirous of making a Gift in favour of their mother, brother and sister, the Donees herein in respect of **ALL THAT** piece or parcel of land measuring **244.99 sq. ft.** more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South), as fully described and mentioned in the Second Schedule written hereunder.

AND WHEREAS for the purpose of stamp duty of the said land and structure described and mentioned in the schedule written hereunder is valued at Rs.1,00,000/- (rupees one lack) only.

NOW THIS INDENTURE WITNESSETH that the Donors out of their natural love and affection of the Donees and out of free will and accord doth hereby voluntarily grant, convey and transferred by way of Gift **ALL THAT** piece or parcel of land measuring 244.99 sq. ft. more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South), which is more fully described and mentioned in the second schedule hereunder written or **HOWSOEVER OTHERWISE** the said land or at any time heretofore is butted and bounded, described or distinguished in any way appertaining to **ALL THAT** the estate right, title, interest and demand whatsoever of the Donors into and upon the said land and structure or any part thereof **AND HAVE AND TO HOLD** the said land unto and to the use of the Donees absolutely and forever and intended to be hereby granted, conveyed, and transferred for ever absolutely and the Donors hereby covenant and agreed with the Donees that they have good right

full power and absolute authority to grant, convey and transferred by way of gift unto the Donees of the said land described and mentioned in the second schedule written hereunder and the Donees shall and will from time to time and at all times hereafter peaceably hold, possess and enjoy the said land and received rents, issues and profits thereof without any interruption whatsoever from the Donors and /or any other person or persons claiming through under or in trust for the Donees and the Donees shall have absolute right, full power and authority to grant, conveyed and transferred and/or to create mortgage the said land in favour of any person or persons and that freely and absolutely acquitted, exonerated and discharged from or by the Donors and will and sufficiently indemnified and kept harmless of from and against all former and other estate, right, title and interest, lien, charges and encumbrances whatsoever made or done or suffer by the or for the trust for her and the Donors shall and will from time to time and all times hereafter at the request and cost of the Donees do and execute all such acts, deeds matters and things whatsoever for further and more perfectly assuring the said land and temporary structure unto and to the use of the Donees as shall or may be reasonable require by the Donees.

THE FIRST SCHEDULE ABOVE REFFERED TO

(The entire land & premises)

ALL THAT piece or parcel of land measuring 04 Cottahs more or less of homestead land, together with old tin shed structure measuring about 300 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South) which is butted and bounded in the manner follows:-

On the North : 29, Jadavpur Central Road,
 On the East : 30/1, Jadavpur Central Road,
 On the South : 29D, Jadavpur Central Road,
 On the West : 16 ft. wide K.M.C. Black Top Road.

THE SECOND SCHEDULE ABOVE REFFERED TO

(The gift property)

ALL THAT piece or parcel of land measuring **244.99 sq. ft.** more or less (out of land measuring 04 cottahs) of homestead land, together with old tin shed structure measuring about 100 sq. ft. lying and situated at the Kolkata Municipal Premises No.29C, Jadavpur Central Road, P.S. previously Jadavpur now Golf Green, Kolkata-700 032, Ward No.95, Assessee No.210950300759, Sub-Registration Office Alipore, in the District of 24-Parganas (South).

IN WITNESS WHEREOF the **DONORS** and the **DONEES** herein have put their respective hands and seals on the day, month and year first above written.

SIGNED, SEALED AND DELIVERED by the

parties at Kolkata in the Presence of :-

1. Sagar Ali Mondal
29C, Jadavpur central
Road, Kolkata - 700032

2. Rina Alam
29C, Central Road
Jadavpur Kol-700032

Sabaner Bibi
(Sabana Bibi)

সাবানা বিবি

(Ashique Ali Mondal, represented
by his mother Asia Bibi)

(Signature of the **DONORS**)

আসিয়া বিবি

(Asia Bibi)

Saynaz Khatun
(Saynaz Khatun)

Sanowar Ali Mondal
(Sanowar Ali Mondal)

(Signature of the **DONEES**)

Drafted by:-

Sahabul Hossain

Advocate. (WB-2115/2010)
Judges Court, Alipore
Kolkata-700027



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Sabarna Bibi

Signature Sabarna Bibi



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name ASIA BIBI

Signature Asia Bibi



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SAYNAZ KHATUN

Signature Saynaz Khatun



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SANOWARAI MONDAL

Signature Sanowar Alimondal

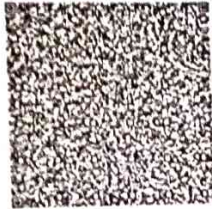


भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Enrolment No.: 0633/28700/00285

To
Ranjan Das
1/144 AZADGARH
MINA PARA ROAD
REGENT PARK
Regent Park S.O
Kolkata West Bengal - 700040
8777266033



आपका आधार क्रमांक / Your Aadhaar No. :

3143 9135 2143

VID : 9122 3515 6837 8107

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Ranjan Das
Date of Birth/DOR: 01/07/1970
Male/ MALE

Issue Date: 10/10/2012

3143 9135 2143

VID : 9122 3515 6837 8107

मेरा आधार, मेरी पहचान



Government of India



सूचना / INFORMATION

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- आधार विशिष्ट और सुरक्षित है।
- सुरक्षित म्यूआर कोड/ऑफलाइन एक्सएमएल/ऑनलाइन प्रमाणीकरण का उपयोग करके पहचान सत्यापित करें।
- आधार के सभी रूप जैसे आधार पत्र, पीपीसी कार्ड, ई-आधार और एम-आधार समान रूप से मान्य हैं। 12 अंकों की आधार संख्या के स्थान पर आभासी (वर्चुअल) आधार पहचान (VID) का भी उपयोग किया जा सकता है।
- 10 साल में कम से कम एक बार आधार अपडेट जरूर करें।
- आधार आपको विभिन्न सरकारी और गैर-सरकारी योजनाओं/सेवाओं का लाभ उठाने में मदद करता है।
- आधार में अपना मोबाइल नंबर और ई-मेल आईडी अपडेट रखें।
- आधार सेवाओं का लाभ उठाने के लिए स्मार्टफोन पर mAadhaar ऐप डाउनलोड करें।
- आधार/बायोमेट्रिक्स को लॉक/अनलॉक करने की विशेषता का उपयोग सुरक्षा सुनिश्चित करने के लिए करें।
- आधार (पत्र/नंबर) चाहने वाली संस्थाओं को उचित सहमति लेने के लिए बाध्य किया गया है।
- Aadhaar is a proof of identity, not of citizenship.
- Aadhaar is unique and secure.
- Verify identity using secure QR code/offline XML/online Authentication.
- All forms of Aadhaar like Aadhaar letter, PVC Cards, eAadhaar and mAadhaar are equally valid. Virtual Aadhaar Identity (VID) can also be used in place of 12 digit Aadhaar number.
- Update Aadhaar at least once in 10 years.
- Aadhaar helps you avail various Government and Non-Government benefits/services.
- Keep your mobile number and email id updated in Aadhaar.
- Download mAadhaar app on smart phones to avail Aadhaar Services.
- Use the feature of lock/unlock Aadhaar/biometrics to ensure security.
- Entities seeking Aadhaar are obligated to seek due consent.

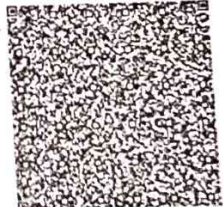


भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



Address:
1/144 AZADGARH, MINA PARA ROAD, REGENT
PARK, Regent Park S.O, Kolkata,
West Bengal - 700040

Download Date: 19/07/2012



3143 9135 2143

VID : 9122 3515 6837 8107

1847 | help@uidai.gov.in | www.uidai.gov.in

Major Information of the Deed

Deed No :	I-1603-03534/2025	Date of Registration	27/02/2025
Query No / Year	1603-2000510569/2025	Office where deed is registered	
Query Date	19/02/2025 9:54:24 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	S Molla 233, P.A.S. Road, Thana : Jadavpur, District : South 24-Parganas, WEST BENGAL, PIN - 700033, Mobile No. : 9088358783, Status :Advocate		
Transaction	Additional Transaction		
[0201] Gift, Gift in Favour of family members	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 1,00,000/-	Rs. 11,63,846/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 1,020/- (Article:33(i))	Rs. 11,684/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :




District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: JADAVPUR CENTRAL ROAD, , Premises No: 29C, , Ward No: 095 Pin Code : 700032

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	244.99 Sq Ft	1,00,000/-	10,88,846/-	Property is on Road
Grand Total :				.5614Dec	1,00,000 /-	10,88,846 /-	






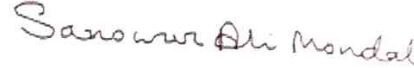
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	0/-	75,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		100 sq ft	0 /-	75,000 /-	



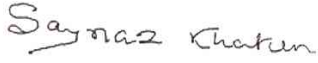
Donor Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mrs Sabana Bibi Daughter of Late Swakat Ali Mondal Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office	Photo  27/02/2025	Finger Print  Captured LTI 27/02/2025	Signature  27/02/2025
138/7, Mahatma Gandhi Road, City:- , P.O:- Haridevpur, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX2 , PAN No.:: flxxxxxx9p, Aadhaar No: 60xxxxxxxx2986, Status :Individual, Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office				
2	Name Mr Ashique Ali Mondal Son of Late Swakat Ali Mondal 29C, JADAVPUR CENTRAL ROAD, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Muslim, Occupation: Others, Citizen of: IndiaDate of Birth:XX-XX-1XX8 , PAN No.:: jhxxxxxx8j, Aadhaar No: 56xxxxxxxx3848, Status :Lunatic, Executed by: Guardian, Executed by: Guardian			




Donee Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mrs Asia Bibi Wife of Late Swakat Ali Mondal Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office	Photo  27/02/2025	Finger Print  Captured LTI 27/02/2025	Signature  27/02/2025
Wife of Late Swakat Ali Mondal 29C, JADAVPUR CENTRAL ROAD, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX7 , PAN No.:: eoxxxxxx9m, Aadhaar No: 83xxxxxxxx8816, Status :Individual, Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office				
2	Name Mr Sanowar Ali Mondal (Presentant) Son of Late Swakat Ali Mondal Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office	Photo  27/02/2025	Finger Print  Captured LTI 27/02/2025	Signature  27/02/2025




Son of Late Swakat Ali Mondal 29C, JADAVPUR CENTRAL ROAD, City:- , P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India Date of Birth: XX-XX-1XX5 , PAN No.:: cvxxxxxx3f, Aadhaar No: 73xxxxxxxx3679, Status :Individual, Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office

3	Name	Photo	Finger Print	Signature
	Mrs Saynaz Khatun Daughter of Late Swakat Ali Mondal Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office		 Captured	
		27/02/2025	LTI 27/02/2025	27/02/2025
Daughter of Late Swakat Ali Mondal 29C, JADAVPUR CENTRAL ROAD, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: India Date of Birth: XX-XX-1XX0 , PAN No.:: glxxxxxx3d, Aadhaar No: 98xxxxxxxx1639, Status :Individual, Executed by: Self, Date of Execution: 27/02/2025 , Admitted by: Self, Date of Admission: 27/02/2025 ,Place : Office				

Guardian Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mrs Asia Bibi Wife of Late Swakat Ali Mondal Date of Execution - 27/02/2025, , Admitted by: Self, Date of Admission: 27/02/2025, Place of Admission of Execution: Office		 Captured	
		Feb 27 2025 12:37PM	LTI 27/02/2025	27/02/2025
29C, JADAVPUR CENTRAL ROAD, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24 -Parganas, West Bengal, India, PIN:- 700032, Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: India, Date of Birth: XX-XX-1XX7 , PAN No.:: eoxxxxxx9m, Aadhaar No: 83xxxxxxxx8816 Status : Guardian, Guardian of : Mr Ashique Ali Mondal				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Ranjan Das Son of Mr S Das AZADGARH, City:- , P.O:- Regent Park, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700040		 Captured	
	27/02/2025	27/02/2025	27/02/2025
Identifier Of Mrs Sabana Bibi, Mrs Asia Bibi, Mr Sanowar Ali Mondal, Mrs Saynaz Khatun, Mrs Asia Bibi			

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	Mrs Sabana Bibi	Mrs Asia Bibi			
L1	Mrs Sabana Bibi	Mr Sanowar Ali Mondal	Y	0.0935727 Dec	1,81,474/-
L1	Mrs Sabana Bibi	Mrs Saynaz Khatun			
L1	Mr Ashique Ali Mondal	Mrs Asia Bibi	Y	0.0935727 Dec	1,81,474/-
L1	Mr Ashique Ali Mondal	Mr Sanowar Ali Mondal	Y	0.0935727 Dec	1,81,474/-
L1	Mr Ashique Ali Mondal	Mrs Saynaz Khatun	Y	0.0935727 Dec	1,81,474/-

Transfer of Structure 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.)
S1	Mrs Sabana Bibi	Mrs Asia Bibi	Y	16.6667 Sq Ft	12,500/-
S1	Mrs Sabana Bibi	Mr Sanowar Ali Mondal	Y	16.6667 Sq Ft	12,500/-
S1	Mrs Sabana Bibi	Mrs Saynaz Khatun	Y	16.6667 Sq Ft	12,500/-
S1	Mr Ashique Ali Mondal	Mrs Asia Bibi	Y	16.6667 Sq Ft	12,500/-
S1	Mr Ashique Ali Mondal	Mr Sanowar Ali Mondal	Y	16.6667 Sq Ft	12,500/-
S1	Mr Ashique Ali Mondal	Mrs Saynaz Khatun	Y	16.6667 Sq Ft	12,500/-

Endorsement For Deed Number : I - 160303534 / 2025

On 27-02-2025

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 (i) of Indian Stamp Act 1899.

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

Presented for registration at 11:52 hrs on 27-02-2025, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr Sanowar Ali Mondal , one of the Claimants.

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 11,63,846/-. Family Members amount Rs 11,63,846/-

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

Execution is admitted on 27/02/2025 by 1. Mrs Sabana Bibi, Daughter of Late Swakat Ali Mondal, 138/7, Road: Mahatma Gandhi Road, , P.O: Haridevpur, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700082, by caste Muslim, by Profession House wife, 2. Mrs Asia Bibi, Wife of Late Swakat Ali Mondal, 29C, Road: JADAVPUR CENTRAL ROAD, , P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Muslim, by Profession House wife, 3. Mr Sanowar Ali Mondal, Son of Late Swakat Ali Mondal, 29C, Road: JADAVPUR CENTRAL ROAD, , P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Muslim, by Profession Business, 4. Mrs Saynaz Khatun, Daughter of Late Swakat Ali Mondal, 29C, Road: JADAVPUR CENTRAL ROAD, , P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Muslim, by Profession House wife

Indetified by Mr Ranjan Das, , , Son of Mr S Das, Road: AZADGARH, , P.O: Regent Park, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by profession Business

Executed by Guardian

Execution is admitted by Mrs Asia Bibi, , Wife of Late Swakat Ali Mondal, 29C, Road: JADAVPUR CENTRAL ROAD, , P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Muslim, by profession House wife as the guardian of lunatic Mr Ashique Ali Mondal 29C, Road: JADAVPUR CENTRAL ROAD, , P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032

Indetified by Mr Ranjan Das, , , Son of Mr S Das, Road: AZADGARH, , P.O: Regent Park, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11,684.00/- (A(1) = Rs 11,638.00/- ,E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 11,684/- Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 26/02/2025 10:12PM with Govt. Ref. No: 192024250422271668 on 26-02-2025, Amount Rs: 11,652/-, Bank: SBI EPay (SBlePay), Ref. No. 5952868608429 on 26-02-2025, Head of Account 0030-03-104-001-16 Online on 27/02/2025 12:11PM with Govt. Ref. No: 192024250422924478 on 27-02-2025, Amount Rs: 32/-, Bank: SBI EPay (SBlePay), Ref. No. 1765238092419 on 27-02-2025, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 1,020/- and Stamp Duty paid by Stamp Rs 100.00/-,
by online = Rs 920/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 23702, Amount: Rs.100.00/-, Date of Purchase: 21/02/2025, Vendor name: S
DAS

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 26/02/2025 10:12PM with Govt. Ref. No: 192024250422271668 on 26-02-2025, Amount Rs: 0/-, Bank: SBI
EPay (SBlePay), Ref. No. 5952868608429 on 26-02-2025, Head of Account
Online on 27/02/2025 12:11PM with Govt. Ref. No: 192024250422924478 on 27-02-2025, Amount Rs: 920/-, Bank:
SBI EPay (SBlePay), Ref. No. 1765238092419 on 27-02-2025, Head of Account 0030-02-103-003-02



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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2025, Page from 89354 to 89377

being No 160303534 for the year 2025.



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Digitally signed by MD IYARAFIUN GAZI
Date: 2025.02.27 17:28:19 +05:30
Reason: Digital Signing of Deed.

(Md Iyarafiun Gazi) 27/02/2025
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.



DISTRICT SUB-REGISTRAR-III
SOUTH 24 PGS. ALIPORE
27 FEB 2025