

6580

I 470

3000Rs.



207 (P. S. Asansol, Dist. Burdwan)
- 4 copy filed.

Market value assessed at Rs.

24/12/96
84) 5000/-
PTA 100

Stamp: *[Faint, illegible text]*

Jitendra Nath Maji
श्री श्री सायजी माजी
Arindra Maji

Dist. Burdwan
Asansol, Dist. Burdwan
30 12 96

Asansol, Dist. Burdwan

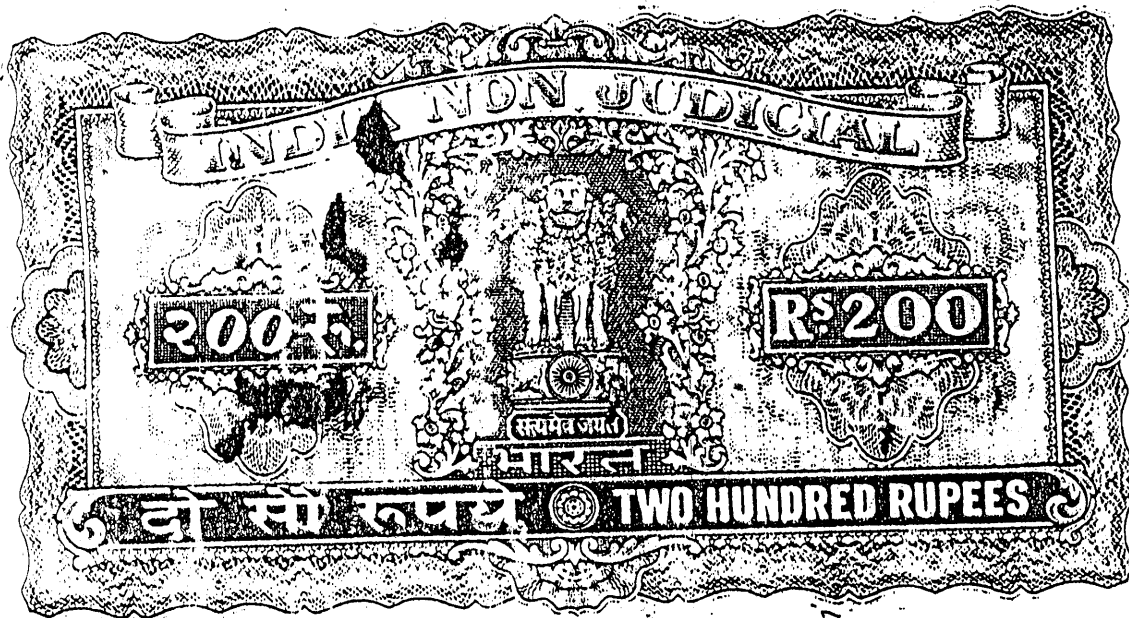
101 800/-
64 000/-

DEED OF SALE OF Rs. 64,000/-

Area of Land sold is 42 Satak
equivalent to 25 Kathas 6 Chhitaks
231 sq. ft. of Mouza Bartoria,
P.S. Asansol, Dist Burdwan.

THIS DEED OF SALE made this the 24th day of December, One/Thousand Nine Hundred Ninety Six
by 1. Sri Jitendra Nath Maji S/O. Late Gorachand
Maji, by occupation cultivation (2) Smt. Gayatri

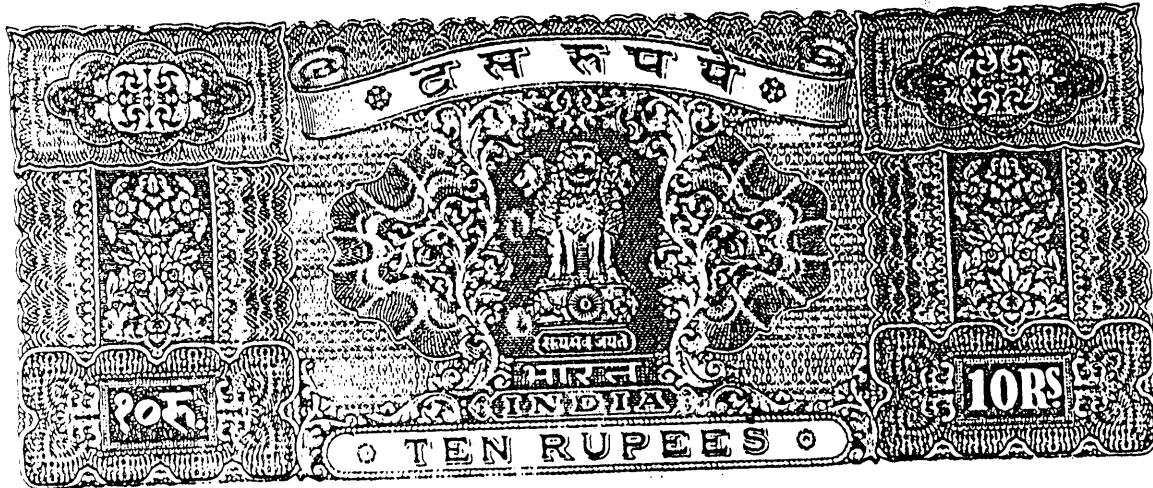
Dist. Burdwan
Asansol, Dist. Burdwan
24 12 96



Jitendra Nath Maji
आसोल ग्राह्य कार्यालय
Anindra Maji

-2-

Maji W/O. Sri Jitendra Nath Maji by occupation Housewife (3) Sri Anindra Maji S/O. Sri Jitendra Nath Maji by occupation cultivation all by faith Hindus, residents of Patmohana, P.S. Hirapur, Chowki and Sub Registry office Asansol, District Burdwan hereinafter jointly and severally called the 'VENDORS' (which expression shall unless excluded by or repugnant to the context include each of their heirs, successors, legal representatives and assigns) of the One Part;



IN FAVOUR OF

PURBASHA BUILDERS PRIVATE LIMITED, a company registered under the Companies Act, 1956 having its registered office at S.B. Goral Road, P.O. Asansol-4 District Burdwan, represented by its Directors (1) Sri Amiya Kumar Laik S/O. Late H.P. Laik (2) Smt. Dipali Laik W/O. Sri Amiya Kumar Laik both by faith Hindu, occupation business, residents of S.B. Goral Road, Hill View (East) P.O. Asansol-4, P.S. Asansol (South) District Burdwan hereinafter called the 'PURCHASER' (which expression shall unless excluded by or repugnant to the context include all its successors-in-office, legal representatives and assigns) of the Other Part;

Gilen & Co. Pvt. Ltd.

प्रतिपक्षी प्रतिपक्षी

Amiya a Miji

AND WHEREAS aforesaid Umapada Pathak sold 21 satak of land in the said plot to the following persons by the following registered Sale Deed of Asansol Sub Registry office;

- a. 07 satak to Sri Prahlad Chandra Das S/O.Late Gobinda Das by registered Sale Deed No.5846 for 1988
- b. 07 satak of land to Ranjit Kr.Maji S/O.Satish Chandra Maji by registered Sale Deed No.5847 for 1988
- c. 07 satak of land to Smt.Reba Maji W/O.Nanda Dulal Maji by registered Sale Deed No.5848 for 1988

AND WHEREAS aforesaid Prahlad Chandra Das by executing a Sale Deed registered as Deed No.7479 for the year,1991 of Asansol Sub Registry office and Sri Ranjit Kumar Maji by executing a Sale Deed being No.1661 for the year,1992 of Asansol Sub Registry office and Smt.Reba Maji by executing a Sale Deed being No.1829 of Asansol Sub Registry office sold and transferred their said respective purchased land to the Vendor No.1 Sri Jitendra Nath Maji on receipt of valuable consideration as mentioned in the said sale deeds;

filed in court at Maji

21/10/1992 21/10/92

Arindya Maji

AND WHEREAS one Sri Sankar Chandra Gorai S/O. Late Sri Pati Gorai purchased for valuable consideration 07 satak of land in the above noted plot from Sri Ashis Kumar Pathak and 6 six others who after death of their father Tarapada Pathak one of the Co Owners of the said land, inherited jointly the share of their deceased father as his only legal heirs by a registered Sale Deed being No. 5074 for the year, 1988 of Asansol Sub Registry office and thereafter said Sankar Chandra Gorai sold and transferred the said land to the Vendor No. 1 Sri Jitendra Nath Maji by executing a Sale Deed which was registered as Deed No. 572 for the year 1992 at Asansol registration office for valuable consideration;

AND WHEREAS aforesaid Kalipada Pathak, one of the Co-owners of the said land, died after preparation and final publication of R.S. Record of Rights leaving his daughter Sephali Banerjee (since deceased) W/O. Sri Monimohan Banerjee as his only legal heir to inherit his share in the said land including other land and other death of Sephali Banerjee her share in the said lands devolved upon her husband Sri Monimohan Banerjee and her daughter Kalyani Banerjee as her only legal heirs and successors under the provisions of Hindu Succession Act;

AND WHEREAS Monimohan Banerjee and Kalyani Banerjee jointly sold 04/2 satak of land out of their share in Plot No. 57 to the Vendor No. 1 Sri Jitendra Nath Maji by a registered Sale Deed being No. 4785 for the year 1988 of Asansol Sub Registry office on receipt of valuable consideration.

Jointly sold to
Sri Anindra Maji

AND WHEREAS by virtue of the said 5 five registered Sale Deeds the Vendor No.1 has become owner of total 32 1/2 satak of land in plot No.57 which he has been peacefully owning and possessing free from all encumbrances;

AND WHEREAS aforesaid Monimohan Banerjee and Kalyani Banerjee also jointly sold 04 1/2 satak of land out of their share in plot No.57 for valuable consideration to Smt. Gayatri Maji, the Vendor No.2 herein, by a registered Sale Deed being No.4784 for the year, 1988 of Asansol Sub Registry office and the vendor No.2 is in peaceful ownership and possession of her said purchased land;

AND WHEREAS aforesaid Monimohan Banerjee and Kalyani Banerjee further jointly sold and transferred 07 satak of land in the said plot No.57 to Sri Anindra Maji, the Vendor No.3 herein for valuable consideration as mentioned in the said Deed and the Vendor No.3 is in peaceful ownership and possession of his said purchased land;

X
AND WHEREAS the Vendor No.1 has expressed his intention to sell satak of land out of his 30 1/2 satak and the Vendors No.2 + 3 have expressed their intention to sell the entirety of their land (i.e. 04 1/2 satak and 07 satak respectively) having total area of 42 1/2 satak which is more fully mentioned in the schedule below;

AND WHEREAS the purchaser having come to know of such intention of the Vendors has proposed and offered to purchase the schedule mentioned land at a total consideration price of Rs.64,000/- (rupees sixty four thousand) only;

Jilendra Nath, Mani

श्री १०८८ श्री १०८८

Anindya Moji

AND WHEREAS the Vendors considering the said price fair, proper and reasonable according to present market value prevailing in the locality have accepted the said offer of the purchaser and agreed to sell and transfer the schedule mentioned land unto and in favour of the purchaser at and for the said total price of Rs.64,000/- only on the terms hereinafter appearing;

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:

That in pursuance of the said agreement between the Vendors and the purchaser and in consideration of the said sum of Rs.64,000/- only paid by the purchaser to the Vendors (the receipt whereof the vendors doth hereby admit and acknowledge) as total price of the said land, the Vendors doth hereby grant, convey, sell and transfer unto and to the use of the said purchaser all that piece and parcel of agricultural land more fully mentioned in the schedule below together with the right of path, passage, lights, liberties, privileges, easement and appurtenances whatsoever attached and concerning to the said land free from any or all encumbrances TO HAVE AND TO HOLD the said land hereby granted, conveyed and transferred unto and to the use of the said purchaser absolutely and forever having all rights of transfer therein such sale, gift, lease, mortgage or otherwise and that the said vendors for themselves, their heirs, and successors doth hereby declare and covenant with the said purchaser that the Vendors have good title full power and absolute right to sell and transfer the schedule mentioned land and further declare that they are absolutely seized and possessed of or otherwise well and sufficiently entitled to the said land and that the vendors have not in any way encumbered the schedule mentioned land intended to be

Gilindhar Nath Ray

22/11/1954

Anindya Maji

conveyed by this Deed of Sale and that the said purchaser including all its successors in office, legal representatives and assigns shall and may at all times peacefully and quietly hold, possess, use and enjoy the said land as rightful owner thereof by cultivating the same with liberty to get the said land converted into non agricultural bastu land for the purpose of erection of structures and constructions thereon without any interruption, obstruction, claim and/or demand whatsoever from or by the Vendors or any person/ persons lawfully/equitably claiming under or in trust for them and that the said vendors shall and will for all times to come at the cost and request of the said purchaser do or execute or cause to be done or executed all such acts, deeds and/or things for further or more perfectly assuring the title of the purchaser to the said land or part thereof and that the said vendor further declare and covenant with the said purchaser that if it transpires that the schedule mentioned land is not free from all encumbrances and/or the vendors have no valid perfect and marketable title to the said land as hereinbefore stated by them in that event the vendors including each of their legal heirs will be bound to pay back the entire consideration amount with legal interest to the purchaser and shall also be liable to make good and indemnify all losses and damages which may be sustained by the Purchaser.

It is further declared by the Vendors that the purchaser by virtue of this Deed of Sale will be competent and entitled to get its name mutated in the records of B.L. & L.R.O., Asansol of the State of West Bengal and the Vendors undertake to render all such help and assistance as will be found essential in this regard.

Shendranath
श्री ३१३ ॥ श्री ३१३ ॥
Anindranaj

The land hereby sold is agricultural land and since long before 1976 the said land is being used for agricultural purpose.

SCHEDULE OF THE LAND ABOVE

REFERRED TO:

In the District of Burdwan, P.S. Asansol, Chowki & Sub Registry office Asansol, within Mouza Bartoria, J.L. No. 8 all that agricultural bald class of land measuring 42 (fortytwo) satak equivalent to 25 cottahs 6 Chhitaks 23' Sq.ft (comprising 30 1/2 satak sold by Vendor No. 1 out of his total 32 1/2 satak, 04 1/2 satak sold by vendor No. 2 & 07 satak sold by Vendor No. 3) being part of R.S. Plot No. 57 (bald) under R.S. Khatian No. 283 which is more specifically delineated in the sketch map hereto annexed and thereon shown bordered RED. The annexed sketch map shall form part of this Deed.

The land is butted and bounded as under;

On the North : By proposed Road
On the South : By land of R.S. Plot No. 56
On the East : By land of R.S. Plot No. 58 & 55
On the West : By village Road (Katcha)

The proportionate annual rent is payable to the State of West Bengal through B.L. & L.R.O., Asansol.

Amount of Consideration
Rs 31,000/- by cheque No. 859452
and Rs 32,000/- by cheque No. 859453 of
to B.L. & L.R.O. Asansol dt 24/12/1966
Total Rs 64,000/- (Rupees sixty four thousand only)
H. K. S. S.

Jitenendra Nath Maini

श्री अति आशीर्वादी श्री

Anindra Maji

IN WITNESS WHEREOF the Vendors named above set and subscribed their respective hands on the day month and year first above written.

Witnesses;

1. Sreedharach. m. d's
Asansol
2. Satish Chandra Roy
Asansol
1. Jitenendra Nath Maini
2. श्री अति आशीर्वादी श्री
3. Anindra Maji

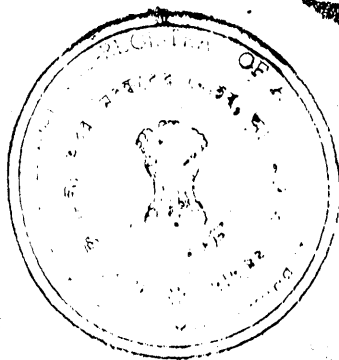
Signature of the Vendors.

Typed by me

B.B. Pahari
(B.B. Pahari)
Typist
Asansol Court.

Prepared by me and Read
over and explained leg
me in Bengali to the
executants.

Sreedharach. m. d's
Deed with
License No-9
Asansol



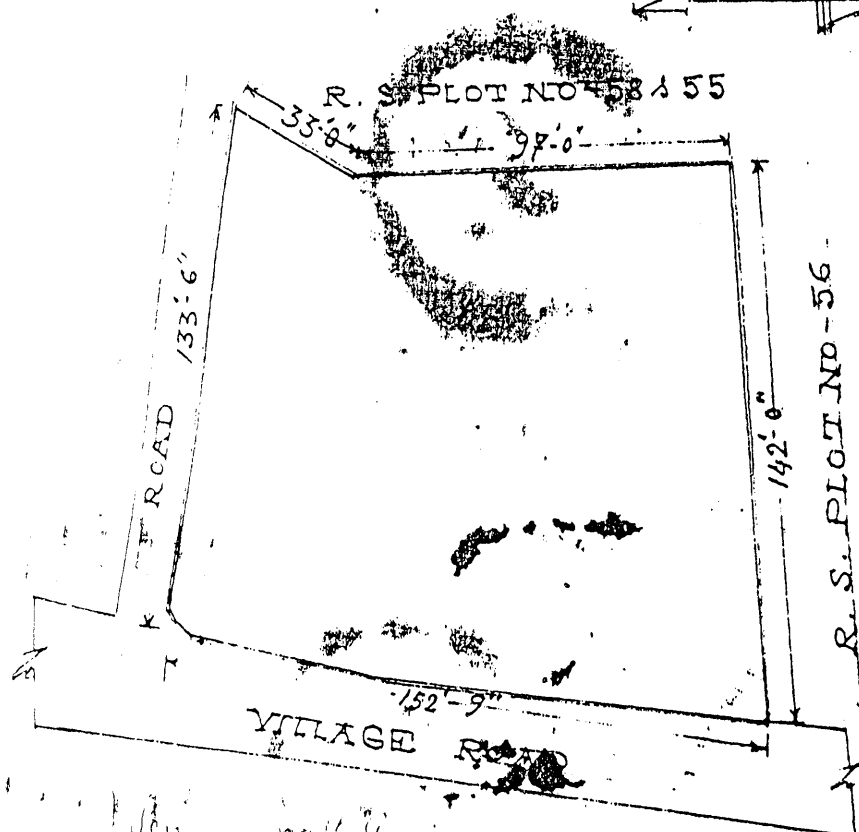
Asansol is a Free zone
and is under the jurisdiction of the

CHECKED BY
T. Chatterjee
17.2.97

1st District Sub-Registrar
ASANSOL
17.2.97

SITE PLAN SHOWING THE LAND WITHIN R. S. Plot
 NO-57 R. S. KH. NO-183 MOUZA-BARATORIA
 T.L. NO- P. S. ASANSOL
 SOLD BY SRI JITENDRA NATH MAJI S/O LATE GORA
 CHAND MAJI & OTHERS OF PATHMOHANA VILLAGE
 SOLD TO SRI AMYA KR. LAYEK & DIPALI LAYEK (DIRECTOR
 OF PURBASA BUILDERS LTD.) OF 63 S. B. GORAI ROAD ASANSOL
 AREA OF LAND 25K. 6 CH. 23 SFT SHOWN IN RED.

SCALE:-1"=40'-0"

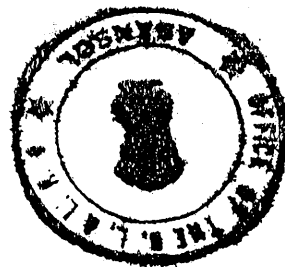


VENDOR'S SIGNATURE:-

Drawn by
 S. Datta



1441, District Sub-Registrar
 17.2.97



FORM NO. 111

Form - B

A Certificate of Mutation

(See Rule 76 of the W.D.L. & L.R. Manual, 1991.)

Case No. LM/20/207/BLRO/ASL dt. 16.7.98

PURBASHA BUILDERS (P) LTD.

To

Sri/Smt.

S/O, D/O, W/O.

Address :

Represented by

Amiya Kumar Laik S/o Late H.P. Laik

& Dipali Laik w/o Amiya Kumar Laik

2, S.B. Gopal

Directors

Reference: Mutation Case No. 89 of 1998

He / she is informed that his / her name has been recorded in respect of land described in the schedule below:-

The schedule

District: Burdwan

P.S. : Asansol

Thana: Baratoria

J.L. No. 8

Plot No.	Serial No.	Classification	Total area of the plot	Area mutated in acre	Remarks
252	57	Baid	0.88 acre	0.42 acre	

Prescribed Authority U/r 59 of W.D.L.R. Act, 1958

and

Block Land and Land Reforms Officer
Asansol, Burdwan

Case No.

Dated

Copy to: 1) The concern / Dhumi Sahayak

..... for information and necessary action.

2) Revenue Officer, (Survey & Settlement) for correction of record of rights accordingly.

Block Land & Land Reforms Officer,
.....
Dist. Burdwan.

জেলা- পশ্চিম বর্ধমান খতিয়ান নং- ১৩৫৭

[২৩০৫০০৮]

মৌজা- বড়ডড়িয়া জে.এল.নং- ০০৮

থানা- আসানসোল



(১) রাজস্ব- ০.০০ টাকা

(২) জমির পরিমাণ(এ)- ০.৪২

(৩) মোট দাগের সংখ্যা- ১

	(৪) অত্রস্বত্বের দখলকারের বিবরণ	(৫) স্বত্ব	(৬) মন্তব্য
নাম-	পূর্বাশা বিল্ডার্স প্রাঃ লিঃ পক্ষে	স্বত্ব	
পিতা-	১). অমিয় কুমার নাথেক		
ঠিকানা-	পিং-আইচ.পি. ২). দিল্লী নাথেক. স্বামী-অমিয় কুমার নিজ.		

(৭) অত্রস্বত্বের নিজ দখলীয় জমি

দাগ নং	জমির প্রেনী	মন্তব্য	দাগের মোট পরিমাণ(এ)	দাগের মাধ্য অত্রস্বত্বের অংশ	দাগের মাধ্য অত্রস্বত্বের জমির অংশের পরিমাণ
				একর	হেক্টর
৫৭	বাইদ		০.৮৮	০.৪৭৪২	০.৪২
মোট দাগের সংখ্যা- এক মাত্র					

Certified to be true copy u/s 76 of Indian Evidence Act, 1872 (Act 1 of 1872)

Fees Received : Application Fee : Rs. 10, Authentication Fee : Rs. 10 x 1, Total fee : Rs. 20, Copy No.:2355

Page ১ of ১

০৬/০৩/২০১৮ ১২:০৪ PM

Digitally signed by SAMARJIT BANERJEE
Date: 2018.03.06 12:06:45 MSK

Government of West Bengal
Office of the Sub-Divisional Land & Land Reforms Officer (Ep-1)
Kanyapur, Asansol

Memo No-/ 278 /SDLR(EP-1)/ASL/18

dated 6/3/18

To
Amiya Laik
Asansol

Ref-His/Her letter dated-05.03.18

Sub-Information under RTI Act

With reference to the above under RTI Act as per modified (RS) is furnished below:-

Mouza-Asansol Municipality JL No- 20 PS-Asansol

Khatian No	RS Plot	Class	Total Area	Mutated Area	
1104	7435	Viti	0.110	0.086	Mutation Done in favour of

Purbasha Builders Private Limited

Managing Director

Amiya Kr Laik S/O-Late H.P.Laik

Vide Mutation Case No-504/1/2018

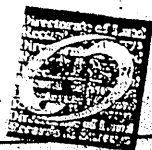
b/s 2025

6/3/18
Asstt State Public Information Officer

S.D.L.&.L.R.O(Ep-1) Asansol

RECEIVED
S.D.L.&.L.R.O. (E.P-1)
ASANSOL

Bar



প্রজার অংশ

১। জেলার নাম:	২। থানার নাম ও তৌজি নং	৩। সাক্ষীদের নাম ও তহবীল নং	৪। মুমিন বা মজুরের বসতি নং
মুন্সিপুর জেলা	জামালপুর	জামালপুর	৭৪৬/১৪২০
৫। মৌজার নাম ও ছে.এ.এ. নং	৬। জমাদারী নং	৭। বাড়ির নং	৮। দাগ নং
হুগলিয়া-০৮	৫২৬৭	৫২-৫৭	০১৪২-৭৫০

501. अक्षर नाम ३ निता/अक्षर नाम ३ मास्ति

୧୦୧. ଅବସ୍ଥା ନାମ ଓ ମିତା/ସାମଗ୍ରୀ ନାମ ଓ ମାତ୍ରା
 ପୁରୀର ବିନ୍ଦୁରାମ ପ୍ରାଣୀନାଥ ପାଠକ - ଭବିଷ୍ୟଦ୍ଦୁର୍ଗା ମାତାଙ୍କ ନି (Commercial)

শ্রীঃ শ্ৰীঃ

প্রজ্ঞার উপর সালিস্যানা তলব

নাম	সার চার্জ	পথ ক্রম	দূরত্ব ক্রম	শিকা ক্রম	বিধি		প্রাথমিক কর্মসংস্থান আইনে সের		মোট
					বাস ছয়টি বাস	অন্যান্য	সার চার্জ	সের	
					লাইসেন্স কি-৭ (ক)	১৭ (খ)	১৮ (ক)	১৯ (খ)	

उद्यानीन २८२२—२८२८ (म. १२६)

1380751/09/11/2014

[illegible]

* যে সনের বাবদ গুনাখীল তাহা শিখুন।
 দ্রষ্টব্য : ডেকের দ্বারা খাজনা দেওয়া হইলে এইখানে তাহার
 সবিশেষ বিবরণ লিখিতে হইবে।

SBP, Kolkata-700 015.

মেটি আদার
(কথার)

১৯৮৮
 জাতিসংঘের কর্মসূচীর অধি
 ২৮/০৫/২০১৮
 ০৫/০২/২৪২০



১। জেলার নাম	২। থানার নাম ও ভোজি নং	৩। সার্কেলের নাম ও তহশীল ব্লক নং	৪। ভূমিসহায়কের রসিদনং
পশ্চিম বর্ধমান	আসানসোল	আসানসোল ই পি ১	REVREC2024230502721
৫। মৌজার নাম ও জে.এল. নং	৬। জমাবন্দী নং	৭। খতিয়ান নং	৮। দাগ নং
বড়তড়িয়া[008]		1357	57...
৯। জমির পরিমাণ (শতক)			42.0000
১০। রায়তের নাম ও পিতা/স্বামীর নাম ও সাকিন		১১। কাহার দ্বারা (খাজনা) দাখিল হইয়াছে	
পূর্বাশা বিল্ডার্স প্রাঃ লিঃ পক্ষে, পিতা- ১). অমিয় কুমার লায়েক, পিং-হরিপদ, ঠিকানা- ২) দিপালী লায়েক, স্বামী-অমিয় এস.বি.গরায় রোড, আসানসোল-৪		পূর্বাশা বিল্ডার্স প্রাঃ লিঃ পক্ষে	

রায়তের উপর সালিয়ানা তলব

নগদ খাজনা ১২	সার চার্জ ১৩	পথক র ১৪	পূর্তকর ১৫	শিক্ষা কর ১৬	বিবিধ		গ্রামীন কর্মসংস্থান আইনে দেয়		মোট ১৯
					খাস জমি বাবদ লাইসেন্স ফি ১৭(ক)	অন্যান্য ১৭ (খ)	সার চার্জ ১৮ (ক)	সেস ১৮(খ)	
1461	0	0	0	0	0	0	220	0	1681

ওয়াশীল

	ভিন সনের পূর্বকার ২০	তৃতীয় সনের বাকি ২১	দ্বিতীয় সনের বাকি ২২	হাল সনের পূর্ববর্তী ২৩	হাল ২৪	সুদ ২৫	অগ্রিম ২৬
খাজনা	0	0	0	0	1461	0	0
সার চার্জ	0	0	0	0	0	0	0
পথ কর	0	0	0	0	0	0	0
পূর্ত কর	0	0	0	0	0	0	0
শিক্ষা কর	0	0	0	0	0	0	0
খাস জমি বাবদ লাইসেন্স ফি	0	0	0	0	0	0	0
অন্যান্য	0	0	0	0	0	0	0
গ্রামীন কর্মসংস্থান আইনে দেয়	0	0	0	0	0	0	0
(ক) সার চার্জ	0	0	0	0	220	0	0
(খ) সেস	0	0	0	0	0	0	0
মোট	0	0	0	0	1681	0	0
বাদ মিনাহ	0	0	0	0	0	0	0
বাংলা সন	0	0	0	0	1430	0	0

*যে সনের বাবদ ওয়াশীল: [১৪৩০]

মোট আদায়
(কথায়)

আদায়কারী কর্মচারীর সহি ও তারিখ

দ্রষ্টব্য: চেকের দ্বারা খাজনা দেওয়া হইলে
এইখানে তাহার সবিশেষ বিবরণ লিখিতে
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SBP, Kolkata- 700015

Monday, April 08, 2024 2:01:33 PM

** রাজস্ব প্রদান সম্পত্তির মালিকানার বৈধতা হানি ঘটায় না।

** The collection is made provisionally u/s 23 of WBLR Act on the basis of present use without prejudice to the applicability of provision u/s 4B & 4D of WBLR Act.