

5784/24

(m)

R 6830/24



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

M 221620

*Handwritten notes in red ink:*  
 1. 22/7/24  
 02/07/24  
 02/07/24  
 02/07/24

Certified that the Document is Admitted to Registration the Signature Sheet and the Endorsements Attached with this Documents are the Part of this Document.

A.D.S.R. Durgapur  
 Paschim Bardhaman

03 JUL 2024

**DEED OF SALE**

*Handwritten initials:*  
 R.P.  
 A.S.W.

THIS SALE DEED IS MADE on this the 03<sup>rd</sup> day of June, 2024

**BETWEEN**

**M/S GOURI COMMERCIAL PVT. LTD., [PAN NO. AABCG2460N]** now amalgamated in to **M/S. C P RE ROLLERS LIMITED** [PAN NO. AABCC8496Q], a Limited Company incorporated under the Companies Act. 1956, having its Registered office at Raturia, Angadpur Industrial Area, Durgapur-713215, Dist.-Paschim Bardhaman, West Bengal, represented by one of its Director **MR. AMIT CHAWLA** [PAN NO. ACCPC6493P] [AADHAAR NO. 8835 1021 8539], Son of Mohan Chawla, by Nationality- Indian, by Faith- Hindu, Resident of 6, Bhupali Sarani, Sector 2C, Bidhannagar, Durgapur-12, P.S.-New Township, District:-Paschim Bardhaman, West Bengal, India, Pin:- 713212, Hereinafter called the "**VENDOR/SELLER**", (which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its heirs, executors, administrators, successors, successors-in-interests, representatives, nominee/s and assigns) of the **ONE PART**;

**IN FAVOUR OF**

**BANERJEE BUILDERS [PAN NO:-AAZFB8067D]** a partnership firm having its office at G-107, Nutan Pally, Benachity, P.O.- Durgapur, P.S.- Durgapur, District:- Paschim Bardhaman, West Bengal, India, Pin:- 713213, represented by one of its Partner namely:-

**MR. CHITTARATH BANERJEE [PAN NO:-CAAPB6399H] [AADHAAR NO:-2508 3127 7642]** Son of Priya Gopal Banerjee, by Nationality- Indian, by faith-Hindu, resident of Natunpally, G Block, Benachity, P.O.- Durgapur, P.S.- Durgapur, District:- Paschim Bardhaman, West Bengal, India, Pin:- 713213, hereinafter called the "**PURCHASER**", which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its respective heirs, representatives, executors, administrators, successors and assigns of the **OTHER PART**.

**WHEREAS** firstly the below mentioned schedule land measuring an area of 04 Katha under R.S. Plot No.2061 of Mouza-Bhiringi was original belonged to Smt. Chitra Sharma, wife of Late Jagadish Chandra Sharma, resident of 18/45 Newton Avenue, P.O.- Durgapur 05, Dist.- Paschim Bardhaman, who purchased the said land measuring an area of 04 Katha out of total land area of 05 Katha, by way of regd. Deed of Sale, Vide Regd. Sale Deed No. I-3093 for the Year 1978 from the Recorded owners Sri Kiriti Bhusan Ray and Dhujati Bhusan Ray, both are sons of Basanta Kumar Ray.

RIP  
FOLY

AND WHEREAS secondly the below mentioned schedule land measuring an area of 01 Katha under R.S. Plot No.2061 of Mouza-Bhiringi was original belonged, Sri Sudip Sharma, son of Late Jagadish Sharma, resident of 18/45 Newton Avenue, P.O.- Durgapur 05, Dist.- Paschim Bardhaman, who purchased the said land measuring an area of 01 Katha out of total land area of 05 Katha, by way of regd. Deed of Sale, Vide Regd. Sale Deed No. I-3094 for the Year of 1978 from the Recorded owners Sri Kiriti Bhusan Ray and Dhujati Bhusan Ray, both are sons of Basanta Kumar Ray..

**AND WHEREAS** said Smt. Chittra Sharma and Sri Sudip Sharma during their peaceful possession of the said vacant Land measuring an area 05 Katha or 8.25 Decimal under R.S. Plot No.2061, L.R. Plot No. 4386 of Mouza- Bhiringi transferred in favour of **M/S GOURI COMMERCIAL PVT. LTD., [PAN NO. AABCG2460N]**, a Private Limited Company incorporated under the Companies Act. 1956, having its Registered office at Bhiringi, G.T. Road, Durgapur-713213, P.S.-Durgapur, Dist.-Paschim Bardhaman, West Bengal, Represented by its Director M.L. Chawala, by way of Registered Deed of Sale, vide **Sale Deed No.I-144 for the year of 1999**, registered at the office of A.D.S.R. Durgapur on 21.01.1999 after purchased, mutated the said entire land under separate L.R. Khatian No. 6264

**AND WHEREAS** said **M/S GOURI COMMERCIAL PVT. LTD., [PAN NO. AABCG2460N]**, a Private Limited Company incorporated under the Companies Act. 1956, having its Registered office at Bhiringi, G.T. Road, Durgapur-713213, P.S.-Durgapur, Dist.-Paschim Bardhaman, West Bengal incorporated with the object to carry on the business of a dealer, distributor, authorised agent, order supplier of Coal/Coke scrap and to act as commission Agents applied for amalgamate the Transferor Company with the Transferee Company **M/S. C P RE ROLLERS LIMITED [PAN NO. AABCC8496Q]**, a Limited Company incorporated under the Companies Act. 1956, having its Registered office at Raturia, Angadpur Industrial Area, Durgapur-713215, Dist.-Paschim Bardhaman, West Bengal, before the Hon'ble High Court at Calcutta under Sec.391(2) and Sec.394 of the Company Act, 1956, vide Company Petition No.146 of 2007, Company Application No.388 of 2006 (Original Jurisdiction) for transfer of the said entire business including assets of the said Company subject to the changes due to carrying on the business by the Transferor Company up to the effective date , shall without any further act or deed, be and shall stand transferred to and vested in the Transferee Company pursuant to the provision of Section 394 and other applicable provisions of the Act, so as to became, as and from the appointed Date, the assets, properties, estates, rights, title and interests of the Transferee Company as the Transferor Company for the better, efficient and economical management, control and running of the business of the undertaking concerned and/or administrative convenience and to obtain advantages of economics of scale the present scheme.

ADW  
Adv.

AND WHEREAS on 17<sup>th</sup> day of March, 2008 allow the said petition of the Transferor Company to Amalgamation of the said Transferor Company with the Transferee Company in accordance with the Law and the Transferee Company **M/S. C P RE ROLLERS LIMITED** [PAN NO. AABCC8496Q], became the absolute owner of the Schedule Land and other estate of the Transferor Company.

AND WHEREAS **M/S. C P RE ROLLERS LIMITED** [PAN NO. AABCC8496Q], passed a Board Meeting held on 09/10/2023 at its Regd. Office at Raturia, Angadpur Industrial Area, Durgapur-713215, Dist.-Paschim Bardhaman, West Bengal and decided to sell the below mentioned Company's Land and authorized to sell of the said property to one of its Director Shri Amit Chawla on behalf of the said company.

**AND WHEREAS** by virtue of said Amalgamation as per interference of the Hon'ble High Court, the present Vendor acquired a valid, good, clear and free marketable right, title and interest and free from all encumbrances over the schedule below land and is owning and possessing the same as absolute owner having peaceful physical possession, which gives her unfettered power and authority to convey the schedule below property.

**AND WHEREAS** the Vendor is in urgent need of money and as such the Vendor agreed to dispose of the schedule mentioned property by way of sale.

**AND WHEREAS** the Vendor now willing to transfer the below mentioned property and on the other hand the PURCHASER willing to purchase the schedule below property at the highest consideration value of **Rs. 50,00,000/- (Rupees Fifty Lakh) only**, which is already paid by the purchaser which is mentioned in the below "Memo of Consideration" and the Vendor do hereby confirmed regarding receipt of sale consideration by putting their signatures in this Deed.

AND WHEREAS by virtue of this Sale Deed, the VENDOR convey, transfer, assign and relinquish all right, title, interest along with necessary benefits, advantages, drains, paths, easement privileges and other interests which at any time had or now have in any manner covering both in law and enquiry free from any encumbrance either factual or implied or latent whatsoever in favour of Purchaser for good so that the Purchaser shall be able to use, occupy, enjoy the Schedule property and every part thereof quite peacefully, freely and clearly to the exclusion of others and as such Vendor shall keep the PURCHASER harmless and indemnified from any charges license,

Rm  
Adv

attachments, executions, encumbrances, if any existed formerly or existing at the date of transfer which are not known to the PURCHASER.

The VENDOR bind him-self to declare that the schedule land have not been gifted, sold out, transferred or indemnified for any liability or entered into any agreement with any third party or sub-judice of any court Case or been notified for any kinds of requisition and the VENDOR sell out the same to the Purchaser having good marketable title without any kinds of encumbrances.

AND WHEREAS the Purchaser confirmed that he is authorized to make payment for purchasing of the said Schedule Land and will make payment from the bonafide Account of **BANERJEE BUILDERS** to complete the transaction. The Purchaser has agreed that all payments for this Transaction will be made before signing and registration of the Sale Deed and taking vacant possession of the said Land. That immediately after making full payment and signing or execution of this Sale Deed, vacant possession of the Land will be deemed to have been given by the Vendor and taken by the Purchaser.

AND WHEREAS the Vendor is bind him to execute Deeds, things at the request and cost of the Purchaser to do and execute or cause to be done anything which may effectual necessary for the PURCHASER to enjoy the property more fruitfully and factually according to the true meaning and intent of this deed of conveyance.

AND THAT SAID PURCHASER shall and may from time to time and all times hereafter peaceable and quiet enter upon, have, hold, occupy possess and enjoy the property hereby sold and receive and take the rents, issues and profits thereof and of every part thereof, without any let or hindrance whatsoever from only the said VENDOR or by any person or persons claiming, from, under or in trust of them.

AND WHEREAS the PURCHASER shall be factually, legally entitled to Mutate his name in the records of Rights of the Office of B.L. & L.R.O. Durgapur during settlement and to mutate its name into the Rent Roll of Govt. of West Bengal, and will be able to pay any rent, rates, and charges without any connection or concerned whatsoever with the VENDOR.

RF  
Adv

That the Purchaser shall regularly pay holding taxes, land taxes in respect of its purchased scheduled property to its free choice.

That neither the Vendors nor his/her/their heirs, assign, successors shall on and after execution of this sale deed shall claim any right, title interest over the scheduled property and if the title of the Vendors is/are found to be defective, the Vendors shall compensate in all respect in favour of the Purchaser.

**SCHEDULE**  
**[ENTIRE LAND AREA]**

**ALL THAT** the piece and parcel of land measuring an Area **05 Katha or 8.25 Decimal** under **Mouza:- Bhiringi**, L.R.J.L. No- 119, P.S.- Durgapur under **R.S. Plot No.2061** corresponding to **L.R. Plot No. 4386** under **L.R. Khatian No. 6264**, Sub Plot No.(Y), situated at Arabinda Pally Road under Police Station- Durgapur within the limit of Durgapur Municipal Corporation Area, A.D.S.R. Office at Durgapur, as more fully and particularly described in the Map or plan annexed hereto and boarder "**RED**". The Sketch map shall be considered as a part of this deed. The aforesaid land is not within acquired land of Government.

Schedule Land is Butted and bounded as follows:

**On the North:** R.S. Plot No. 2061(P)

**On the South:** 6 Feet wide Kancha Road

**On the East:** R.S. Plot No. 2060(P)

**On the West:** R.S. Plot No. R.S. Plot No. 2061(P), Sub Plot No.(Z)

The schedule mentioned land was never been acquired by Govt.

The Schedule mentioned land will be used for residential purpose.

No structure is situated upon the schedule mention land.

It is hereby declared that the full name, colour passport size photograph and finger prints of each finger of both hands of Vendor / Purchaser are attested in additional pages in this deed being no. (1) (A) i.e. in total numbers of pages and these will be treated as part of this deed.

*AM*

**IN WITNESS WHEREOF** the Vendor and the Purchaser put their respective signatures on this the day, month and year stated above in presence of witnesses in this deed of sale after receipt of sale consideration as full and final above described.

**WITNESSES:**

1. *Souvik Roy*  
for Mrs. Roy  
P.O. Purnali, Coos  
B.M - 713149.

C. P. RE-ROLLERS LTD.  
*Amr Choudhary*  
Director

**SIGNATURE OF THE VENDOR**

2. *Hiranya K. Maji*  
S/o - *Hriday Maji*  
R/o - *Bisudika, Kanke*  
713148.

BANERJEE BUILDERS

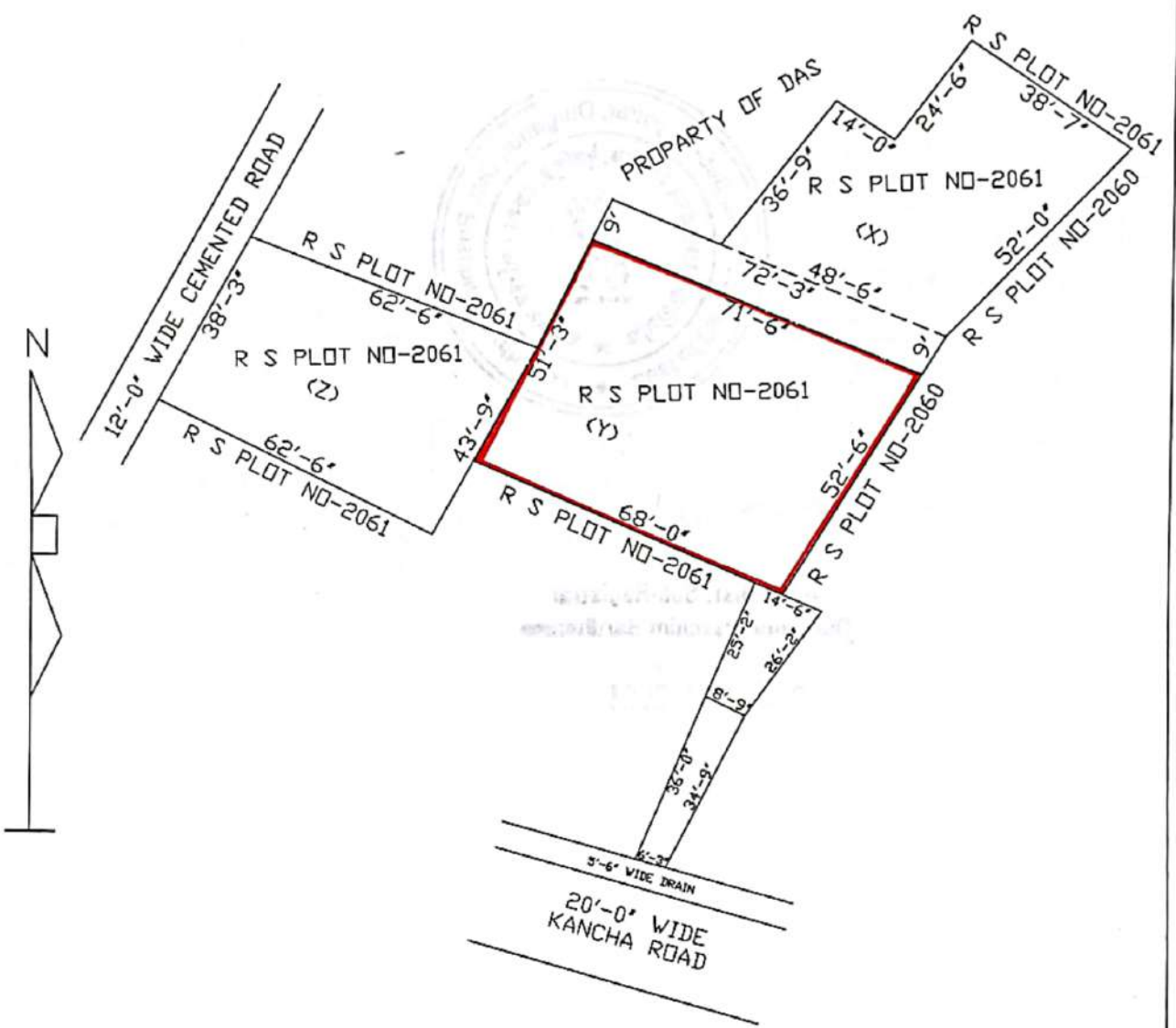
*Chittaranjan Banerjee*  
Partner

**SIGNATURE OF THE PURCHASER**

**Drafted and Typed at my office & I read over & Explained in Mother languages to all parties to this deed and all of them admitted that the same has been correctly written as per their instruction**

*Swapn Kumar Dutta*  
**Swapn Kumar Dutta**  
**Advocate, Durgapur Court**  
**En. No. WB/999/09**

SKETCH PLAN SHOWING MORE OR LESS 05KH OF LAND BY RED BOUNDED IN LAY-OUT PORTION OF R S PLOT NO-2061 SUB PLOT NO-(Y) OF MOUZA-BHIRINGI R S J L NO-68 L R J L NO-119 P S- DURGAPUR DIST-PASCHIM BARDHAMAN



**PRASANTA GORAI**  
 Govt. Regd. Surveyor  
 Regd. No.- 271/15  
 (M)- 9800781882  
 Bhirngi Gorai Para, Durgapur-13  
 Dist.- Paschim Bardhaman

*Prasanta*  
 15/01/2024

**C. P. RE-ROLLERS LTD.**  
*Amr Choudhary*  
 Director

ডান হাত Right Hand					
★	বৃদ্ধাঙ্গুল Thumb	তর্জনি Fore	মধ্যমা Middle	অনামিকা Ring	কনিষ্ঠা Small
	বাম হাত Left Hand				



উপরের ছবি ও টিপ গুলি আমার দ্বারা প্রত্যায়িত হইল  
color passport size photograph, finger print & attested by me

*Amur Charles*

ডান হাত Right Hand					
★	বৃদ্ধাঙ্গুল Thumb	তর্জনি Fore	মধ্যমা Middle	অনামিকা Ring	কনিষ্ঠা Small
	বাম হাত Left Hand				



উপরের ছবি ও টিপ গুলি আমার দ্বারা প্রত্যায়িত হইল  
color passport size photograph, finger print & attested by me

*Abbas Rami*

ডান হাত Right Hand					
★	বৃদ্ধাঙ্গুল Thumb	তর্জনি Fore	মধ্যমা Middle	অনামিকা Ring	কনিষ্ঠা Small
	বাম হাত Left Hand				

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	বাম হাত Left Hand				

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color passport size photograph, finger print & attested by me

## DETAILS OF IDENTIFIER WITH PHOTO

(শনাক্তকারীর সচিত্র বিবরণ)

1. NAME (নাম) : Hiranya Kumar Maji
2. FATHER/ HUSBAND NAME : Hriday Maji  
(পিতা/ স্বামীর নাম)
3. OCCUPATION (পেশা) : Professional
4. PERMANENT ADDRESS (স্থায়ী ঠিকানা)  
VILLAGE/TOWN (গ্রাম) Birudika  
POST OFFICE (পোস্ট অফিস) Paragash Balan  
POLICE STATION (থানা) Kankra PIN 713148  
DISTRICT(জেলা) Purulia STATE (রাজ্য) West Bengal
5. RELATIONSHIP WITH SELLER/BUYER (দলিলের বিক্রেতা/দাতা গনের সহিত সম্পর্ক) Friend
6. AADHAR NO 5079 0910 2676  
PAN \_\_\_\_\_  
EPIC NO \_\_\_\_\_

আমি (শনাক্তকারী) Hiranya Kumar Maji অএ দলিলের (Query No.) 2001280759 বিক্রেতা/দাতা গনকে শনাক্ত করিলাম।

I, Hiranya Kumar Maji as identifier identifying the executants of the concerned deed (Query No.) 2001280759.

ছবি সহ দশ আঙ্গুলের টিপ ছাপ

LEFT HAND						
RIGHT HAND						

Hiranya Kumar Maji  
IDENTIFIER SIGNATURE  
(শনাক্তকারীর স্বাক্ষর)



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



192024250057125978

GRN Details

GRN: 192024250057125978 Payment Mode: SBI Epay  
GRN Date: 24/05/2024 10:28:15 Bank/Gateway: SBIEpay Payment Gateway  
BRN : 6311013906617 BRN Date: 24/05/2024 10:28:40  
Gateway Ref ID: IGARHLJIF7 Method: State Bank of India NB  
GRIPS Payment ID: 240520242005712596 Payment Init. Date: 24/05/2024 10:28:15  
Payment Status: Successful Payment Ref. No: 2001280759/1/2024  
[Query No\*/Query Year]

Depositor Details

Depositor's Name: Ms Banerjee Builders  
Address: Durgapur 13  
Mobile: 9735168110  
Period From (dd/mm/yyyy): 24/05/2024  
Period To (dd/mm/yyyy): 24/05/2024  
Payment Ref ID: 2001280759/1/2024  
Dept Ref ID/DRN: 2001280759/1/2024

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2001280759/1/2024	Property Registration- Stamp duty	0030-02-103-003-02	199510
2	2001280759/1/2024	Property Registration- Registration Fees	0030-03-104-001-16	50007
			<b>Total</b>	<b>249517</b>

IN WORDS: TWO LAKH FORTY NINE THOUSAND FIVE HUNDRED SEVENTEEN ONLY.



### Major Information of the Deed

Deed No :	I-2306-06830/2024	Date of Registration	03/07/2024
Query No / Year	2306-2001280759/2024	Office where deed is registered	
Query Date	22/05/2024 4:54:48 PM	A.D.S.R. DURGAPUR, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	Swapan Kumar Dutta Durgapur Court, Thana : Durgapur, District : Paschim Bardhaman, WEST BENGAL, PIN - 713216, Mobile No. : 9735168110, Status : Advocate		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4308] Other than Immovable Property, Agreement [No of Agreement : 1]		
Set Forth value	Market Value		
Rs. 50,00,000/-	Rs. 50,00,000/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 2,00,010/- (Article 23)	Rs. 50,007/- (Article:A(1), E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assamerit slip.(Urban area)		

#### Land Details :

District: Paschim Bardhaman, P.S.- Durgapur, Municipality: DURGAPUR MC, Road: Arabinda Pally Road, Mouza  
Village: G.No. 119, Pin Code 713213

Sch No	Plot Number	Khatian Number	Land Use		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
			Proposed	ROR				
L1	LR-4386 (RS-2061)	LR-6264	Bastu	Baid	5 Katha	50,00,000/-	50,00,000/-	Width of Approach Road: 6 Ft.,
Grand Total :					8.25Dec	50,00,000 /-	50,00,000 /-	










#### Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>COURICOMMERCIAL P LTD</b> Bangal C I. Road, City:- Durgapur, P.O:- Durgapur, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, Pin:- 713213 Date of Incorporation:XX-XX-1XX3 , PAN No.:: AAxxxxx0N,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative




#### Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<b>BANERJEE BUILDERS</b> C-107 NUTAN PALLY, BENACHITY, City:- Durgapur, P.O:- DURGAPUR, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713213 Date of Incorporation:XX-XX-2XX2 , PAN No.:: AAxxxxx1D,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :




Sl. No	Name,Address,Photo,Finger print and Signature								
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Mr CHITTARATH BANERJEE</b>                      Son of PRIYA GOPAL BANERJEE                      Date of Execution - 03/06/2024, Admitted by: Self, Date of Admission: 03/06/2024, Place of admission of Execution: Office                 </td> <td>                       Jun 3 2024 2:42PM                 </td> <td>                       Captured                      LTI                      03/06/2024                 </td> <td>                       03/06/2024                 </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	<b>Mr CHITTARATH BANERJEE</b> Son of PRIYA GOPAL BANERJEE Date of Execution - 03/06/2024, Admitted by: Self, Date of Admission: 03/06/2024, Place of admission of Execution: Office	 Jun 3 2024 2:42PM	 Captured LTI 03/06/2024	 03/06/2024
Name	Photo	Finger Print	Signature						
<b>Mr CHITTARATH BANERJEE</b> Son of PRIYA GOPAL BANERJEE Date of Execution - 03/06/2024, Admitted by: Self, Date of Admission: 03/06/2024, Place of admission of Execution: Office	 Jun 3 2024 2:42PM	 Captured LTI 03/06/2024	 03/06/2024						

NATUNPALI G BLOCK, BENACHTITY, City:- Durgapur, P.O:- DURGAPUR, P.S:-Durgapur, District- Paschim Bardhaman, West Bengal, India, PIN:- 713213, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, Date of Birth:XX-XX-1XX5, PAN No.:: CAxxxxxx9H, Aadhaar No: 25xxxxxxxxx7642 Status : Representative, Representative of : BANERJEE BUILDERS (as PARTNER)

Sl. No	Name	Photo	Finger Print	Signature
2	<b>Mr Amit Chawla (Presentant)</b> Son of Mohan Chawla Date of Execution - 03/06/2024, Admitted by: Self, Date of Admission: 03/06/2024, Place of Admission of Execution: Office	 Jun 3 2024 2:43PM	 Captured LTI 03/06/2024	 03/06/2024

G Bhupal Sarani, Sector 2C, Bidhannagar, City:- Durgapur, P.O:- Durgapur, P.S:-New Township, District- Paschim Bardhaman, West Bengal, India, PIN:- 713212, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, Date of Birth:XX-XX-1XX9, PAN No.:: ACxxxxxx3P, Aadhaar No: 26xxxxxxxxx8539 Status : Representative, Representative of : GOURICOMMERCIAL P LTD (as Presentant)

Identifier Details :

Name	Photo	Finger Print	Signature
<b>Mr HIRANYA KUMAR MAJI</b> Son of Mr. HIRDAY MAJI Residential City - Durgapur P.O:- Kankasa District- Paschim Bardhaman West Bengal India PIN- 713146	 03/06/2024	 Captured 03/06/2024	 03/06/2024

Signature of Mr CHITTARATH BANERJEE, Mr Amit Chawla

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	COURICOMMERCIAL P LTD	BANERJEE BUILDERS-8.25 Dec

## Land Details as per Land Record

Location: Bardhaman, P S - Durgapur, Municipality: DURGAPUR MC, Road: Arabinda Pally Road, Mouza: ...  
Village: ... No: 119, Pin Code : 713213

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
13	LR Plot No- 4386, LR Khatian No- 8204	Owner: ... Gurdian: ... Address: ... Classification: ... Area 0.09000000 Acre.	GOURICOMMERCIAL P LTD



Endorsement For Deed Number : I - 230606830 / 2024

On 03-06-2024

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

Presented for registration at 12:32 hrs on 03-06-2024, at the Office of the A.D.S.R. DURGAPUR by Mr Amit Chawla ..

Certificate of Market Value(WB PUVI rules of 2001)

Declared that the market value of this property which is the subject matter of the deed has been assessed at Rs 1210000/-

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

Execution is admitted on 03-06-2024 by Mr Amit Chawla, Director, GOURICOMMERCIAL P LTD (Private Limited Company), Bhangri G.T. Road, City - Durgapur, P.O:- Durgapur, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, India, PIN- 713213

Indebted by Mr HIRANYA KUMAR MAJI, . . Son of Mr HRIDAY MAJI, BIRUDIHA, P.O: PANAGARH BAZAR, Thana Kanksa, City/Town: DURGAPUR, Paschim Bardhaman, WEST BENGAL, India, PIN - 713148, by caste Hindu, by profession Advocate

Execution is admitted on 03-06-2024 by Mr CHITTARATH BANERJEE, PARTNER, BANERJEE BUILDERS (Partnership Firm) C 107, NUTAN PALLY, BENACHITY, City:- Durgapur, P.O:- DURGAPUR, P.S -Durgapur, District:- Paschim Bardhaman, West Bengal, India, PIN:- 713213

Indebted by Mr HIRANYA KUMAR MAJI, . . Son of Mr HRIDAY MAJI, BIRUDIHA, P.O: PANAGARH BAZAR, Thana Kanksa, City/Town: DURGAPUR, Paschim Bardhaman, WEST BENGAL, India, PIN - 713148, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 50,007.00/- ( A(1) = Rs 50,000.00/- .E - Rs 700/- ) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 50,007/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB on 24-05-2024 10:28AM with Govt. Ref. No: 192024250057125978 on 24-05-2024, Amount Rs: 50,007/-, Bank: SBI (Pay (SBIePay), Ref. No: 6311013906617 on 24-05-2024, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,00,010/- and Stamp Duty paid by Stamp Rs 500.00/- by online = Rs 1,99,510/-

Description of Stamp

Stamp Type Impressed, Serial no 1317, Amount: Rs.500.00/-, Date of Purchase: 15/05/2024, Vendor name: SOVNATH CHATTERJEE

Description of Online Payment using Government Receipt Portal System (CRIPS), Finance Department, Govt. of WB on 24-05-2024 10:28AM with Govt. Ref. No: 192024250057125978 on 24-05-2024, Amount Rs: 1,99,510/-, Bank: SBI (Pay (SBIePay), Ref. No: 6311013906617 on 24-05-2024, Head of Account 0030-02-103-003-02

*(Signature)*

Santanu Pal  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. DURGAPUR  
Paschim Bardhaman, West Bengal



07-07-2024

**Certificate of Admissibility (Rule 43, W.B. Registration Rules 1962)**

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number 23 of Indian Stamp Act 1899

11.11.24

**Santanu Pal**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. DURGAPUR**  
**Paschim Bardhaman, West Bengal**

