

R-6134 21.12.2001

1032 1000Rs.



Spot

21-12-01

Certified that the  
definit Stamp duty of Rs. 650/-  
has been realised by the Bank Draft  
having No. 29/04/01 dated.

BN 899055  
70

Registering Officer  
&  
Collector

U/S 41 & 42 of  
L.S. Act 1899

Ravi Bala Roy

Addl Dist. Darjeeling  
Siliguri, Dist. Darjeeling  
A/c- 2904-0  
4-5000/01

Stamp duty not required  
as per Section 4 of the Stamp Act  
1899. No fee paid.

A/c- 1441-0

: DEED OF GIFT :

Addl Dist. Darjeeling  
Siliguri, Dist. Darjeeling

Land : 1272-sq.ft.  
Constructed Area :  
Building : 533-sq.ft.  
Mouza : Siliguri,  
District : Darjeeling.  
Total valuation :  
Rs. 2,64,900-00.

THIS INDENTURE MADE ON THIS  
THE 21<sup>ST</sup>. DAY OF DECEMBER, 2001

BETWEEN

Contd. ... 2.

395/00  
264900  
130,200  
1441-  
25/4

3653

18.12.2001

Arghendu Ray  
Bharatnagar, Siliguri  
1000/- (Ten thousand only)

B. R. Chakraborty

Presented for registration at 12.30pm  
on 21st the day of Dec 2001  
at Siliguri and Dist. Sub-Registrar Office  
Siliguri Dist. Darjeeling  
Smt. Kam Bala Ray

Endorsed and witnessed by  
Smt. Kam Bala Ray  
w/o Sri Anil Krishna Ray

Kam Bala Ray

734

Dist. Sub-Registrar  
Siliguri Dist. Darjeeling

21-12-2001

Kam Bala Ray

Bharatnagar  
Hindu  
Hindu

Witnessed by  
Sri Anil Krishna Ray  
Smt. Harindranatha Ray

B. R. Chakraborty  
Hindu  
Hindu

Anil Krishna Ray  
S/o Late Harindranatha Ray  
139, South Bharatnagar  
P.O. Siliguri Town (734404)  
Dist. Darjeeling

Dist. Sub-Registrar  
Siliguri Dist. Darjeeling



: 2 :

Rani Bala Roy

SMT. RANDESHI ROY, Son of Sri Anil Krishna Roy,

Hindu by Religion, Housewife by Occupation

SMT. RANI BALA ROY, Wife of Sri Anil Krishna Roy,  
 Bharatnagar - Dakhin, Ward No. XXIV of Siliguri  
 Municipal Corporation, Post office, Police Station,  
 Sub-division and Additional District Sub-Registry

office at Siliguri in the District of Darjeeling,  
 hereinafter called " THE DONOR " (which expression  
 shall mean and include unless excluded by or repugnant  
 to the contexts her heirs, executors, successors, legal  
 representatives, administrators and assigns ) of the

ONE PART .

Contd. ... 3.





: 3 :

*Baba Roy**Ravi*A N D

SRI ARDHENDU ROY, Son of Sri Anil Krishna Roy,  
Hindu by religion, Business by occupation, residing at  
Bharatnagar- Dakhin, Ward No. XXIV of Siliguri Municipal  
Corporation, Post office, Police Station, Sub-division  
and Additional District Sub-Registry office at Siliguri  
in the District of Darjeeling hereinafter called --  
" THE DONEE " (which expression shall mean and include  
unless excluded by or repugnant to the contexts his heirs,  
executors, successors, legal representatives, administrators  
and assigns ) of the OTHER PART .

Contd. ... 4.





: 4 :

Rani Bala Roy

WHEREAS Smt. Rani Bala Roy, wife of Sri Anil Krishna Roy is the absolute owner in possession of all that piece or parcel of land measuring 10(ten) Gottahas appertaining to and forming part of Plot No.12291, Khatian No. 4273, within Mouza Siliguri, Pargana Baikun-  
Kha thapur, Police station Siliguri, District Darjeeling by virtue of a Deed of Sale executed by Sri Hari Charan Koiri, 2, Sri Guru Charan Prasad Koiri, both sons of late Shewdhar Ram Koiri and Sri Lakmi Narayan Koiri, son of late Nathuni Narayan Koiri and the said Deed of Sale was registered on 27. 6. 1960 at the office of the Sub-Registrar, Siliguri and recorded in Book No. I, Volume No. 23 at page 206 to 208, Being No. I, 2265 of 1960, having permanent, heritable and transferable right, title and interest therein .

3656

18.12.2001

Arghendu Ray

Bharatnagar, Hyderabad

50f (Rupay) 2000/-

total = 1,000f + 200f + 75f + 50f = 1,325f

B. R. Ghosh

Dr. B. R. Ghosh

8

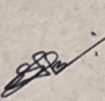
Rani Bala Roy

WHEREAS being owner in such possession abovenamed Smt. Rani Bala Roy constructed a one storied building of 4 rooms with pucca roof over the said Plot of land in the year of 1964 for her own residential purpose .

WHEREAS the Donee is the son of the Donor and out of the love and affection towards the Donee, the Donor is desirous for making Gift in favour of the Donee, a part of her land along with construction morefully described in the Schedule herein below and delineated in the annexed site plan and marked with RED border .

NOW THIS INDENTURE WITNESSETH that in consideration of natural love and affection the Donor hereby conveys, transfer and assigns unto the Donee the land measuring 1272-sq.ft. together with two rooms measuring 533-sq.ft. as a part of the abovementioned building and also pucca roof on it in part morefully described in the Schedule herein below and delineated in the annexed site plan with all rights, title and interest , previledges, appurtenances, easements , fixture, ways and all other rights whatsoever thereto TO HAVE AND TO HOLD the same absolutely for ever.

That the Donor has given Physical possession of the said land measuring 1272-sq.ft alongwith two rooms measuring altogether 533-sq.ft. in the ground floor of the said one storied building and with 1/2 portion of pucca roof on that of his own part of the Donee who shall enter into and upon the said property hereby conveys and shall enjoy the same peacefully without any interruption of the

 Adv.

Ravi Bala Roy

That the Donee has accepted the gift and has entered into and taken possession of the property described in the Schedule below and delineated in the site plan annexed herewith .

The present market value of the land and constructed area as mentioned above gifted by this Indenture is total valued at Rs.2,64,900-00 for the purpose of stamp duty .

: SCHEDULE OF THE PROPERTY SUBJECT TO GIFT :

1) LAND :

All that piece or parcel of land measuring altogether 1272-sq.ft. appertaining to and forming part of Plot No.12291, recorded in Khatian No. 4273 <sup>Kha</sup>, situated within Mouza Siliguri, Pargana Baikunthapur, J.L.No.88(110), Touji No.3(ja), Sheet No.20, Holding No.139 within Ward No.XXIV of Siliguri Municipal Corporation, Post office and Police Station Siliguri in the District of Darjeeling and marked with Red Border in the site plan .

Valued at Rs.1,05,000-00.

II) CONSTRUCTED AREA :

IN ONE STORIED BUILDING :

All that two rooms measuring altogether 533-sq.ft. in the ground floor of the one storied building with puuca roof on it standing on the above mentioned Plot No.12291, recorded in Khatian No. 4273 <sup>Kha</sup>, situated within Mouza Siliguri, Pargana Baikunthapur, J.L.No.88(110) , Touji No.3(ja), Sheet No.20, Holding No.139 within Ward No.XXIV of Siliguri Municipal Corporation, Post office and Police Station Siliguri in the District of Darjeeling and shown in marked Red border of land in annexed site plan.

Valued at Rs.1,59,900-00.

The demised land is bounded and butted  
as follows :-

- North : Vacant land of Donor .  
South : Land and house of Donor ,  
East : 14' -0" wide S.M.C. Road,  
West : Land and house of Donor .

IN WITNESS WHEREOF the Donor and Donee have hereunto  
put their respective hands and signed on this day, month  
and year first above written in presence of -

WITNESSES :

1. Anil Krishna Roy  
S/o Late Havendranath Roy  
139, South Bharaluagore  
Po - Siliguri, Town (734404)  
Dist - Darjeeling

Rani Bala Roy

(Signature of Donor )  
(Smt. Rani Bala Roy )

I have accepted the Gift.

Ardhendu Roy

(Signature of Donee )  
( Ardhendu Roy )

2. Bhanu Bhowmick  
S/o .

Drafted by me and readover  
and explain to the Parties  
by me .

Babul Mazumder .

Advocate, Siliguri,

Enrolment No. WB-F/380/246/97.

Typed by me :

KP Saha

16  
Am. ...

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Book... ..  
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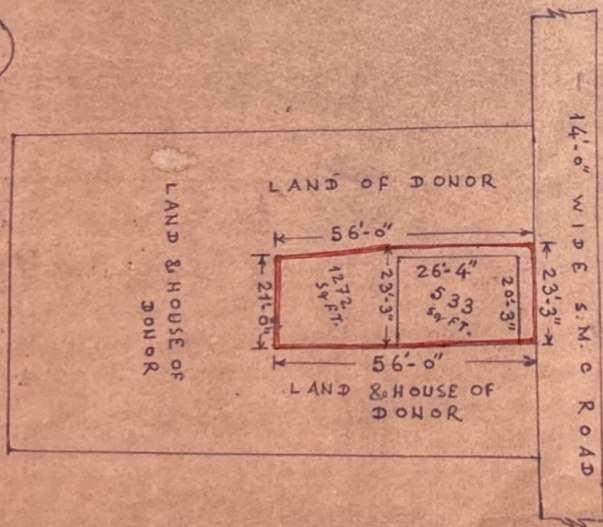
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1957

SITE PLAN SHOWING THE PLOT OF LAND & OLD STRUCTURE, MOUZA SILIGURI J.L. NO 110 (88) LAND DONATED AREA SHOWN BY RED BORDER.  
SCALE 1" = 30'-0"

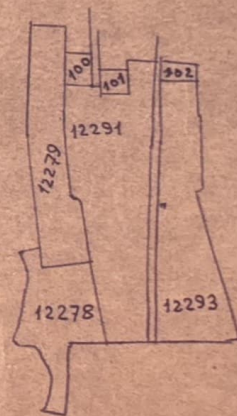
P. S.	PARGANA	S C H E D U L E			HOLDING NO	Khatian NO	PART OF PLOT NO	LAND AREA
		TOUZI NO	S.M. C. WARD NO					
SILIGURI	BAIKUNTHAPUR	3 JA	24		139	4273 (KHA)	12291	1272 Sq. FT. ROOM AREA 533 Sq. FT.

NAME OF DONEE: SRI ARDHYENDU ROY  
S/O SRI ANIL KRISHNA ROY  
OF BHARATNAGAR DAKHIN, SILIGURI.

NAME OF DONOR: SMT. RANI BALA ROY  
W/O SRI ANIL KRISHNA ROY  
OF DAKHIN BHARATNAGAR SILIGURI.



PART TRACE MAP  
MOUZA SILIGURI  
J.L. NO 110 (88)  
SHEET NO 20  
SCALE 16" = 1 MILE



Rani Bala Roy

SIGNATURE OF DONOR

Drawn by  
K. S. Roy  
Main  
Siliguri  
9/12/2001

*Porter*  
Book...  
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*21.11.32*  
*Porter*

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BANGALORE, INDIA

*21.11.32*  
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BANGALORE, INDIA  
*9/5/32*