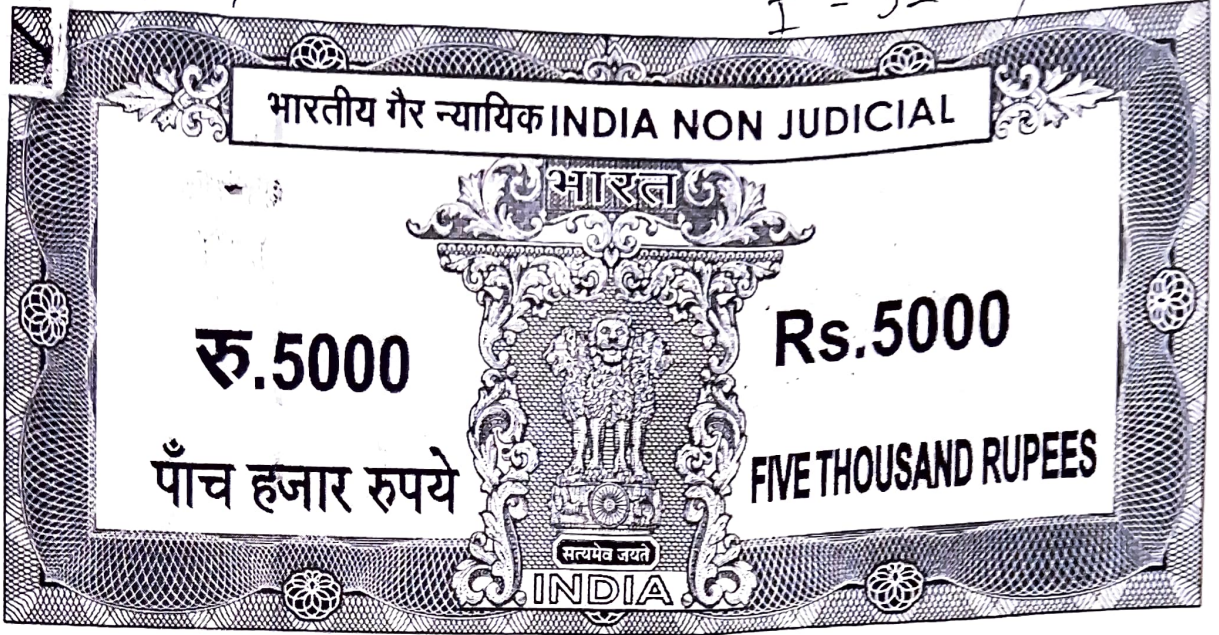


03209

I - 3202/14



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

B 413050

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13/11/14

13-55
verified
L

M. v 25, 26, 944/-
L

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

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

13 NOV 2014

DEED OF GIFT

THIS INDENTURE OF GIFT is made on this the 13th day of November, Two Thousand and Fourteen (2014)

BETWEEN

1587
01/11/14
ক্রমিক নং
সং
স্থান
বিধান নগর (সল্টলেক সিটি) এ. ডি. এস. আর
মোট নম্বর
মোট কত টাকা খরচ

Smt. Mita James &
73. Chetla Rd.
KOL-27.

20 OCT 2014

998000

টিকিট বাতাকপত্র ডেলার মিতা দাস

600118



Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

13 NOV 2014

Monimala Das.
w/o Sibsanakar Das,
Gopalpur (panipark)
KOL-136
P.S. Airport
House wife.

(1) SMT. MITA JANA wife of Sri Sushil Kumar Jana and daughter of Late Kali Sadhan Das, residing at 9B, Chetla Road, P.S. Chetla, Kolkata- 700027, by occupation- Housewife (2) SMT. RUPA PRODHAN wife of Sri Mahananda Prodhan and daughter of Late Kali Sadhan Das, residing at 66 Roy Bahadur Road, P.S. Behala, Kolkata- 700036, by occupation- Housewife and (3) MISS. DIPAS DAS daughter of Late Kali Sadhan Das, residing at Sourav Ganguly Avenue, Debi Park, P.O. Gopalpur, P.S. Airport, Kolkata- 700136, by occupation- Business, all by faith Hindu, all by Nationality- Indian, hereinafter jointly called and referred to as the **DONORS** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include their and each of their legal heirs, executors, administrators representatives nominees and assigns) of the **ONE PART**.

- AND -

SIBSANKAR DAS son of Late Kali Sadhan Das, residing at Sourav Ganguly Avenue, Debi Park, P.O. Gopalpur, P.S. Airport, Kolkata- 700136, by faith Hindu, by occupation- Business, by Nationality- Indian, hereinafter called and referred to as the **DONEE** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his legal heirs, executors, administrators representatives, nominees and assigns) of the **OTHER PART**.

WHEREAS:

A) One Shri Kali Sadhan Das son of Late Fatik Chandra Das resident of Kalipark, P.S. Airport, District North 24 Parganas and seven others were the joint owners and possessors of various plots of land including bagan land measuring an area of 1 (one) Bigha 2 (two) Cottahs more or less comprised in C.S. Dag No. 3201 (corresponding to R.S. Dag No. 2180) under C.S. Khatian Nos. 912, lying and situated at Mouza- **GOPALPUR**, J.L. No. 2, R.S. No. 140, Touzi No. 2998, within the jurisdiction of Airport Police Station, in the District of North 24 Parganas and others land by virtue of inheritance absolutely free from all encumbrances whatsoever.

B) While seized and possessed of the aforesaid plots of land, the said Shri Kali Sadhan Das and seven others duly partitioned the same by a registered Deed of Partition (Bengali language 'Bantannama') registered at the office of the Addl. District Registrar Barasat, North 24 Parganas and recorded in Book No. I, Volume No. 49, Pages 143 to 152, Being No. 2599 for the year 1978 on 18.10.1978 for their better enjoyment and occupation and in accordance with the said Partition, the said Shri Kali Sadhan Das had entitled land measuring an area of 1 (one) Bigha 2 (two) Cottahs more or less comprised in C.S. Dag No. 3201 (corresponding to R.S. Dag No. 2180) under C.S. Khatian Nos. 912, lying and situated at Mouza- **GOPALPUR**, J.L. No. 2, R.S. No. 140, Touzi No. 2998, within the jurisdiction of Airport Police Station, in the District of North 24 Parganas and others land in Scheme Plot No. 'A', mentioned in the Schedule-'Kha' in the said Deed of Partition and had been enjoying the

same peacefully, freely, absolutely and without any interruptions from any corners whatsoever.

C) While seized and possessed of the aforesaid plots of land, the said Shri Kali Sadhan Das duly recorded the said entitled land at the time of L.R. Settlement Operation being **L.R. Khatian No. 746** as absolute owner and possessor thereof.

D) While seized and possessed of the aforesaid plots of land, the said Shri Kali Sadhan Das died intestate leaving behind his three daughters namely (1) **Smt. Mita Jana** (2) **Smt. Rupa Prodhan** and (3) **Miss. Dipa Das** (the **Donor Nos. 1 to 3** herein) and one son namely **Sibsankar Das** (the **Donee** herein) as his legal heirs and successors to his estate and they become the owners of the aforesaid plots of land equally as $\frac{1}{4}$ th share each in terms of the Hindu Succession Act, 1956.

E) Since then, the Donor Nos. 1 to 3 herein are jointly seized and possessed of the aforesaid plots of land by virtue of inheritance from their father absolutely free from all encumbrances whatsoever and have been enjoying the same peacefully, freely, absolutely and without any interruptions from any corners whatsoever by paying usual rents and taxes to the authorities concerned and have the full right to dispose or transfer the same by way of sale, **gift** etc. as they will think fit and proper.

F) Now, the Donee herein is the blood related **BROTHER** of the Donors herein and the said Donors have great love, confidence and affection for the said Donee and the Donors herein hereby gift and transfer unto the

Donee, in respect of land admeasuring an area of 2 (two) Cottahs 4 (four) Chittacks 34 (thirty four) sft. more or less as $\frac{3}{4}^{\text{th}}$ undivided share out of 3 Cottahs 1 Chittack or 05.062 Decimal more fully and particularly described in the schedule hereinafter written and the Donee hereby accepted the said gifted land.

The said Gifted land has valued at Rs. 10,00,000/- (Rupees ten lacs) only.

NOW THIS DEED OF GIFT WITNESSETH that in pursuance of the ~~intention and in~~ consideration of natural love and affection and consideration upon the Donee and the said Donors out of their free Will without framed erection or under influence from any body whatsoever and in full possession of their sense do hereby gift, convey, grant, transfer and confirm unto the said donee in respect of the said land measuring an area of 2 (two) Cottahs 4 (four) Chittacks 34 (thirty four) sft. more or less as $\frac{3}{4}^{\text{th}}$ undivided share out of 3 Cottahs 1 Chittack or 05.062 Decimal (hereinafter called as the **said land**) more fully described and mentioned in the schedule hereinafter written along with all easement rights of the same and also together with benefits and liberties and rights of electricity line, telephone line, sewerage line etc. along with all estate, right, title interest claims, demands whatsoever of the Donors together with all deeds, pattahs and monuments title whatsoever exclusively relating to the said land or may be in the possession power and/or any of their and may procure the same with out any action suit TO HAVE AND TO HOLD the said land hereby granted, transferred and conveyed or expressed so to be done unto and to the use of the Donee absolutely and for ever and the Donors hereby covenant

with the Donee that notwithstanding any act deed or thing by the Donors done execute or knowingly suffered to the contrary the donors are now lawfully, rightfully and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to the said land hereby granted transferred and conveyed or expressed so to be the every part thereof perfect and estate and without any manner of encumbrances, charges, conditions or trust void the same that notwithstanding any such act, deed or things whatsoever the Donors themselves good right and full power and absolute authority to grant, convey and assured the said land unto the donee and the donee has the full right to use and right to transfer by way of gift, sell, convey, mortgage assignment the same whatsoever together with other appurtenances easements, thereto and receive rents issues and profits thereof without any lawful eviction interruptions claim or demand whatsoever from any person or persons lawfully equitably claiming from under or in trust from the donors and that free and clear and freely and clearly and absolutely exonerated discharged save harmless and kept indemnified against all estate and encumbrances effected by the Donors or any person having lawfully or equitably claiming any estate or interest in the said land from under or interest for the donors shall and will from time to time and at all times hereafter at the request and costs of the Donee do and execute to be done all such acts deed and things whatsoever for the further and more perfectly assuring the said land where the donee has the full right to mutate his name by paying usual rents and taxes to the authorities concerned as the donee herein shall think fit and proper after execution of this indenture.

THE SCHEDULE ABOVE REFERRED TO :
 (Description of land hereby gifted by the donors)

ALL THAT piece or parcel of a plot of rayati Bagan land admeasuring an area of **2 (two) Cottahs 4 (four) Chittacks 34 (thirty four) sft.** more or less as $3/4^{\text{th}}$ undivided share out of 3 Cottahs 1 Chittack or 05.062 Decimal out of 23.92 Satak as 0.2027 Share total out of 1.18 Acre comprised in C.S. Dag No. 3201 corresponding to **R.S. & L.R. Dag No. 2180** under C.S. Khatian Nos. 912, at present **L.R. Khatian No. 746** (in the name of **Kalisadhan Das**, now deceased) lying at **Mouza-GOPALPUR**, J.L. No. 2, R.S. No. 140, Touzi No. 2998, within the local area- **Sourav Ganguly Avenue**, within the local limits of Rajarhat Gopalpur Municipality, Ward No. 7, within the jurisdiction of Airport Police Station under A.D.S.R. Office Bidhannagar (Salt Lake City) in the District of North 24 Parganas, in the State of West Bengal.

The Donors hereby gifted land measuring an area of **2 (two) Cottahs 4 (four) Chittacks 34 (thirty four) sft.** more or less as $3/4^{\text{th}}$ undivided share out of 3 Cottahs 1 Chittack or 05.062 Decimal unto and in favour of the Donee herein and the said undivided land is butted and bounded as under :-

ON THE NORTH BY : 14'-0" wide Road.

ON THE SOUTH BY : 12'-0" wide Road.

ON THE EAST BY : 25'-0" wide Main Road (Sourav Ganguly Avenue)

ON THE WEST BY : R.S. Dag No. 2180(P)

IN WITNESS WHEREOF the Donors have hereunto set and subscribed their respective hands and seals after going through the contents of this deed of Gift, on the day, month and year first above written.

SIGNED SEALED AND DELIVERED
by the Donors at Kolkata in Presence of :

1. Moumala Das.
Gopalpur. (Davi park)
KOL - 136

2. Pritu Brodhan
Barkhadrae
Kol - 136

Mika Tama
Rupa Brodhan.

Lipa Das

SIGNATURE OF THE DONORS

Gifted property accepted by me :

Sibrankear Das.

SIGNATURE OF THE DONEE

Drafted & Prepared by:

Shri Sudhir Kumar Naskar
(SHRI SUDHIR KUMAR NASKAR)
LICENCE NO. DW-XVI-24
A.D.S.R. Office, Bidhannagar,
Salt Lake City, Kolkata- 700091.

Composed by :

(Ruhmat Shalkh)
A.D.S.R. Office Bidhannagar, Kolkata-91

REGISTRATION SITE PLAN OF LAND OF R.S. & L.R. DAG NO. 2180 (P),
L.R. KH. NO. 746, MOUZA - GOPALPUR, J.L. NO.-02, R.S. NO. 140, TOUZI
NO. - 2998, P.S. - AIRPORT, DIST.- NORTH 24 PGS, WARD NO. - 07,
UNDER RAJARHAT - GOPALPUR MUNICIPALITY.

SCALE: NTS

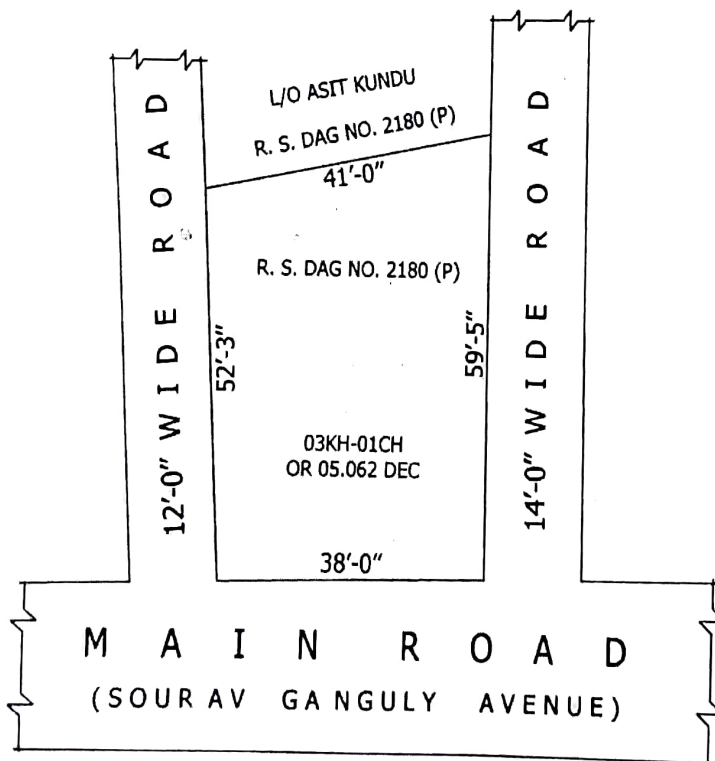
AREA OF LAND : 03KH-01CH-00SFT (MORE OR LESS)
OR 05.062 DECIMALS (GIFTED AREA - 2K4CH34S0FT)

DONEE : SIBSANKAR DAS
S/O- LATE KALI SADHAN DAS

Sibsankar Das

DONORS : 1. SMT. MITA JANA
2. SMT. RUPA PRADHAN
& 3. ~~MIS~~ DIPA DAS

 N *Sibsankar Das*



Sibsankar Das

Mita Jana
Rupa Pradhan
Sibsankar Das

SIGNATURE OF DONORS

DRAWN BY
S. Ghosh
S. GHOSH
LBS

Government of West Bengal
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
Office of the A.D.S.R. BIDHAN NAGAR, District- North 24-Parganas
Signature / LT: Sheet of Serial No. 03209 / 2014, Deed No. (Book - I , 03202/2014)
Signature of the Presentant

Name of the Presentant	Photo	Finger Print	Signature with date
Dipa Das Sourav Ganguly Avenue, Debi Park, Kolkata, Thana:-Airport, P.O. :-Gopalpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136	 13/11/2014	 LTI 13/11/2014	<i>Dipa Das</i> 13/11/14

II . Signature of the person(s) admitting the Execution at Office.

Sl No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Mita Jana Address -9.B, Chetla Rd., , Thana:-Chetla, District:-Kolkata, WEST BENGAL, India, Pin :-700027	Self	 13/11/2014	 LTI 13/11/2014	<i>Mita Jana</i>
2	Rupa Prodhan Address -66, Roy Bahadur Rd., Kolkata, Thana:-Behala, District:- South 24-Parganas, WEST BENGAL, India, Pin :-700036	Self	 13/11/2014	 LTI 13/11/2014	<i>Rupa Prodhan.</i>
3	Dipa Das Address -Sourav Ganguly Avenue, Debi Park, Kolkata, Thana:-Airport, P.O. :-Gopalpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136	Self	 13/11/2014	 LTI 13/11/2014	<i>Dipa Das</i>
4	Sibsankar Das Address -Sourav Ganguly Avenue, Debi Park, Kolkata, Thana:-Airport, P.O. :-Gopalpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136	Self	 13/11/2014	 LTI 13/11/2014	<i>Sibsankar Das</i>

Name of Identifier of above Person(s)
 Monimala Das
 Gopalpur (Devi Park), Kolkata, Thana:-Airport,
 District:-North 24-Parganas, WEST BENGAL, India, Pin
 :-700136

Signature of Identifier with Date
Monimala Das.

13/11/14

[Signature]
 Addl. District Sub-Registrar
 Bidhannagar, (Salt Lake City)
 (Goutam Sinha Roy)
ADDITIONAL DISTRICT SUB-REGISTRAR
 Office of the A.D.S.R. BIDHAN NAGAR

13 NOV 2014

ATTESTED :-

Government Of West Bengal
Office Of the A.D.S.R. BIDHAN NAGAR
District:-North 24-Parganas

Endorsement For Deed Number : I - 03202 of 2014
(Serial No. 03209 of 2014 and Query No. 1504L000006309 of 2014)

On 13/11/2014

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), 4 of Indian Stamp Act 1899.

Payment of Fees:

Amount By Cash

Rs. 27800.00/-, on 13/11/2014

(Under Article : A(1) = 27786/- ,E = 14/- on 13/11/2014)

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.-25,26,944/-

Certified that the required stamp duty of this document is Rs.- 12655 /- and the Stamp duty paid as: Impresive Rs.- 5000/-

Deficit stamp duty

Deficit stamp duty Rs. 7655/- is paid , by the draft number 801870, Draft Date 13/11/2014, Bank : State Bank of India, Rajarhat Township, received on 13/11/2014

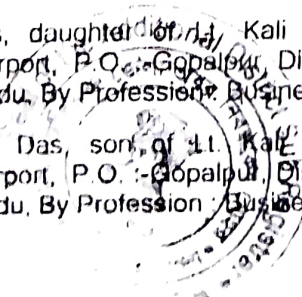
Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)

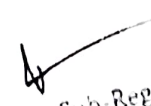
Presented for registration at 13.55 hrs on :13/11/2014, at the Office of the A.D.S.R. BIDHAN NAGAR by Dipa Das , one of the Executants.

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

Execution is admitted on 13/11/2014 by

1. Mita Jana, wife of Sushil Kr. Jana , 9 B, Chetla Rd., , Thana:-Chetla, District:-Kolkata, WEST BENGAL, India, Pin :-700027, By Caste Hindu, By Profession : House wife
2. Rupa Prodhan, wife of Mahananda Prodhan , 66, Roy Bahadur Rd., Kolkata, Thana:-Behala, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700036, By Caste Hindu, By Profession : House wife
3. Dipa Das, daughter of Mr. Kali Sadhan Das , Sourav Ganguly Avenue, Debi Park, Kolkata, Thana:-Airport, P.O.:-Gopalpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136, By Caste Hindu, By Profession : Business
4. Sibsankar Das, son of Mr. Kali Sadhan Das , Sourav Ganguly Avenue, Debi Park, Kolkata, Thana:-Airport, P.O.:-Gopalpur, District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136, By Caste Hindu, By Profession : Business


13 NOV 2014


Addl. District Sub-Registrar
Bidhan Nagar (Salt Lake City)

(Goutam Sinha Roy)
ADDITIONAL DISTRICT SUB-REGISTRAR

13/11/2014 14:41:00

EndorsementPage 1 of 2



Government Of West Bengal
Office Of the A.D.S.R. BIDHAN NAGAR
District:-North 24-Parganas

Endorsement For Deed Number : I - 03202 of 2014
(Serial No. 03209 of 2014 and Query No. 1504L000006309 of 2014)

Identified By Monimala Das, wife of Sib Sankar Das, Gopalpur (Devi Park), Kolkata, Thana:-Airport,
District:-North 24-Parganas, WEST BENGAL, India, Pin :-700136, By Caste: Hindu, By Profession:
House wife.

(Goutam Sinha Roy)
ADDITIONAL DISTRICT SUB-REGISTRAR



13 NOV 2014

(Signature)
Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

(Goutam Sinha Roy)
ADDITIONAL DISTRICT SUB-REGISTRAR

SIGNATURE OF THE
PRESENTANT/
EXECUTANT/SELLER/
BUYER/CAJMENT
WITH PHOTO

UNDER RULE 44A OF THE I.R. ACT 1908
N.B. - LH BOX- SMALL TO THUMB PRINTS
R.H. BOX- THUMB TO SMALL PRINTS

 <i>Sibantear Das</i>	LH					
	RH.					

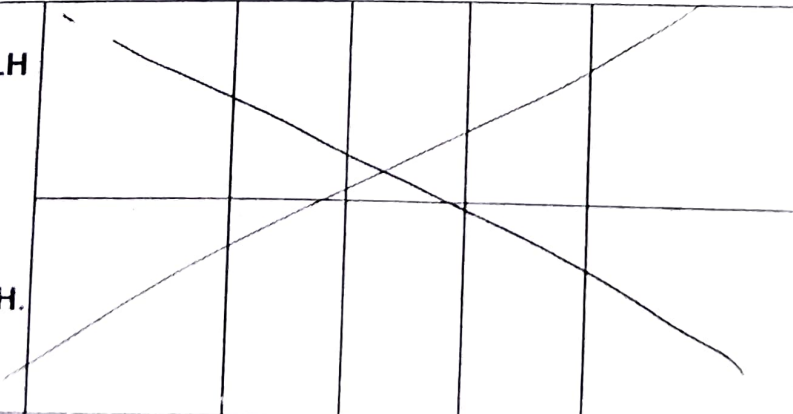
ATTESTED :-

Sibantear Das

 <i>Mita Jana</i>	LH					
	RH.					

ATTESTED :-

Mita Jana

 PHOTO	LH					
	RH.					

ATTESTED :-

SIGNATURE OF THE
PRESENTANT/
EXECUTANT/SELLER/
BUYER/CAIMENT
WITH PHOTO

UNDER RULE 44A OF THE I.R. ACT 1908
N.B. - LH BOX- SMALL TO THUMB PRINTS
R.H. BOX- THUMB TO SMALL PRINTS

 Rupa Prodhan	LH					
	RH.					

ATTESTED :- Rupa Prodhan.

 Dipa Das	LH					
	RH.					

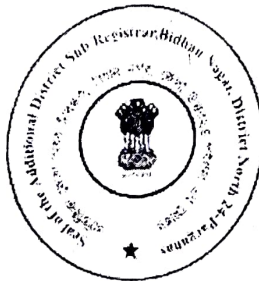
ATTESTED :- Dipa Das

 PHOTO	LH					
	RH.					

ATTESTED :-

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 9
Page from 4075 to 4090
being No 03202 for the year 2014.




(Goutam Sinha Roy) 13-November-2014
ADDITIONAL DISTRICT SUB-REGISTRAR
Office of the A.D.S.R. BIDHAN NAGAR
West Bengal

ATURE OF THE
PRESENTANT/
AGENT/SELLER/
BUYER/CAIMENT
WITH PHOTO



LH