

2558

SERIALISED AUTHENTICATED BANK RECEIPTSABR No.: 135014
601**STATE BANK OF INDIA**Branch Name: MubariaBranch Code: 00199Date: 30/05/2009

Certified that a sum of

Rs. 52570/2 (Rupees fifty two thousand five hundred
rupees only) has been paid towards StampDuty by Sri/Smt Bansari Saha S/o Keshabjee Saharesiding at 264 Vivekananda Road Kt. 700006

For Credit to the Account of the Govt. of West Bengal.

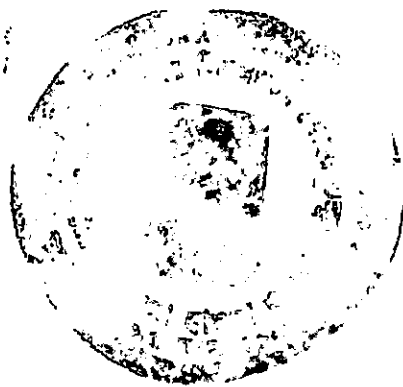
Not over Rs. 52570/2Signature of authorized Officer
(S. S. Number:)Signature of authorized Officer
(S. S. Number:)**LAL BIHARI MONDAL**
M - 8984

(Considered to be valid if signed by 2 authorized officials for amount of Rs. 50,000/= or more)

Mohan Bhuniya

10000167 2009

LAL BIHARI MONDAL
M. 8684



[Handwritten signature]

Additional District
Sub-Division
Bhikampur


119 JUN 1939

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2520

Certified that the document is submitted to
registrars. The endorsement sheets and the
signature sheet/s attached with this
document are the part of this document.


A.B.R. Sharma
22/6/09

DEED OF SALE

VALUE- Rs. 8,75,820.00

THIS DEED OF SALE made this 19th day of June, 2009

Two thousand Nine between 1) Sri Mohan Bhuniya, 2) Sri Madan Bhuniya, 3) Sri Shibnath Bhuniya, 4) Sri Meghnath Bhuniya, all are S/O. Sri Kalipada Bhuniya, all are residing at Village- Kotalghata, P.O.- Kushberia, P.S. Uluberia, Dist. Howrah, all are by faith Hindu, by occupation Business, by Citizen Indian hereinafter called the **VENDORS** (which expression shall unless excluded by or repugnant to the context be deemed to mean his legal heirs, successors, administrators and assigns) of the **ONE PART**.

AND

M/S SAILAND DEVELOPER PRIVATE LIMITED a Company, within the meaning of companies Act 1956 having its registered Office at 43, Moti Sil Street, Kolkata- 700 013 represented by its Managing Director **Sri Basant Saha** Son of Late Keshabjee Saha, by faith Hindu, by occupation Business, residing at 264 Vivekananda Road, Kolkata- 700 006 hereinafter called the **VENDEE** (which expression shall unless excluded by or repugnant to the context be deemed to mean his legal heirs, successors, administrators and assigns) of the **OTHER PART**.

Contd.....P/02

Mohan Bhuniya



1104

Mohan Bhuniya



1105

Ma Buniya



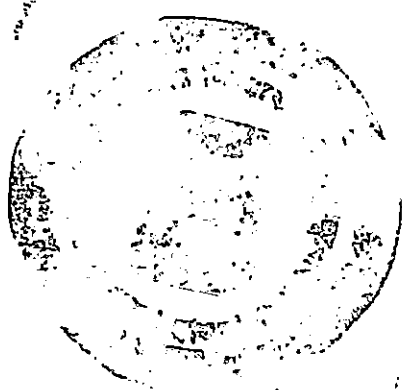
1106

Basanti Buniya



1107

Basanti Buniya



Registrar
Bhubaneswar

119 JUN 2019

Basanti Buniya

S/O Basanti Buniya

Wibanda - Barampara

Barua

Bisnes

(2)

WHEREAS Mohan Bhuniya , Madan Bhuniya ,Shibnath Bhuniya , Meghnath Bhuniya all are son of Sri Kalipada Bhuniya had got and acquired owned, possessed the demarcated Bastu land with Bricks structure (after death of Swarnabala Bhuniya, W/O.Late Gour Chandra Bhuniya) under Sabek Dag No. 199, Hal Dag No. 206, R.S. Khatian No. 257, L.R. Khatian No. 260, Area of land 10 decimals in Mouza- Kotalghata,J.L.No.107, P.S. Uluberia, within the jurisdiction of A.D.S.R., Uluberia, from their Uncle Gour Chandra Bhuniya , S/O. Late Durgacharan Bhuniya ,by way of registered Deed of Settlement being no.5836, registered on 05.10.1983.at A.D.S.R. Uluberia..

AND WHEREAS the said Gour Chandra Bhuniya Executed a Deed of Settlement being no.5836, registered on 05.10.1983.at A.D.S.R. Uluberia..to his wife namely Swarna Bala Bhuniya on condition (as they are issueless) that during her lifetime she will enjoy and possess the above mentioned schedule land and after her death this property will devolved automatically to his four nephews i.e. son of Sri Kalipada Bhuniya (who is the brother of Late Gour Bhuniya) i.e. the said Vendors of the said Sale deed.

AND WHEREAS the said 1)Mohan Bhuniya , 2) Madan Bhuniya , 3) Shibnath Bhuniya ,4) Meghnath Bhuniy are became the absolute owner of the same demarcated measuring 10, decimals , out of 35 decimals, having absolute right title and interest of the said property and paid rent and taxes in accordance to the provision of law at B.L.& L.R.O. Uluberia-I .

Contd.....P/03



Supplemental
Biblical Studies

119 JUN 2009

(3)

AND WHEREAS the said Vendors are now absolutely seized and possessed of or otherwise well and sufficiently entitled to all that piece and parcel of the said land 10 decimals with 500 Sft. Roof structure Building out of total land 35 decimals ~~Bastu~~ land bearing the Sabek Dag No.199, L.R. Dag No. 206 and under R.S. Khatian 257, L.R. Khatian No. 260, in Mouza-Kotalghata, J.L.No. 107, P.S. Uluberia, Dist. Howrah together with all easement rights as the absolute and indeaficable estate of the Vendors.

AND WHEREAS being in need of money the Vendor have agreed to sale the said total 10 decimal of Bastu land and with 500 Sft. Building particularly described in the Schedule below for a consider of Rs 8,75,820.00(Rupees Eight lac seventy five thousand eight hundred twenty)only and the purchaser had agreed to purchase the same at that consideration money which is the present market value of the same.

NOW THIS INDENTURE witnesses that in pursuance of the said Agreement between the Vendors and theVēndēe referred to and in consideration of the said sum of Rs.. Rs 8,75,820.00(Rupees Eight lac seventy five thousand eight hundred twenty)only paid by the said purchaser their heirs, executors, administtrators, and assigns all that piece and parcel of revenue paying land together with all sewers, drains, waterways, paths, passages,lights, luiberties, privileges, easements appurtenants whatsoever to the said land and premises belonging or in any appertaining to or usually held or enjoyed therewith or reputed to belong or be appurtenant thereto free from all encumbrances.

Contd.....P/04



or
District Registrar
Victoria, New Zealand

119 JUN 2009

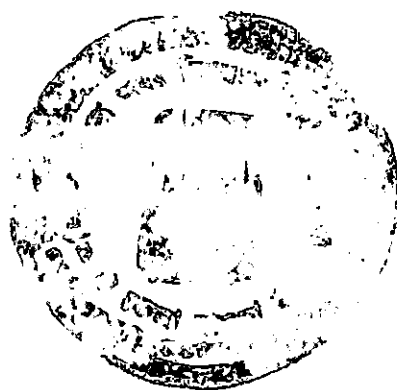
(4)

TO HAVE AND TO HOLD the hereditaments and premises hereby granted and conveyed unto and to the of the said purchaser, their succession office, executors, administrators and assigns for ever and the said Vendor doth hereby for themselves and their heirs, executors administrators or assigns convenient with the said purchaser and declare that is seized and possessed of land has not in any way encumbered or charged or caused to be encumbered or charged the property to be conveyed by this Deed of Sale and that the said Purchaser, their heirs, executors, administrators and assigns shall and may at all time peaceably and quietly possess and enjoy the said hereditaments and premises and receive rents and profits there of without interruption claim or demand whatsoever from or by the said Vendor or any person or persons lawfully or equitably claiming from under on trust for them and that the said Vendor shall and will and for all times to come at the request and cost of the purchaser their heirs, executors, administrators or assigns do or executors cause to be done or executed as such acts of the purchaser to the said hereditament and premise or any part thereof and the Vendor further covenants that if it transfer that the property hereby conveyed by the Vendor is not free from all encumbrance as herein before stated by him the vendor and their heirs, executors, administrators and assigns and will be bound and make good any loss sustained by them.

A Hand Sketch Plan are annexed herewith for indicating the saleable land which are shown by Red colour and it is admitted the one part of the Deed.

IN WITNESS whereof the said Vendors hereunder subscribed their hands and SEAL, the DAY, MONTH and the YEAR first above written.

Contd.....P/05



Additional District
Sub-Register

~~Windsor, Ontario~~

1795 11th 10th

Deed No. 2582
dt 22.06.9
V-KV-

(5)

SCHEDULE OF PROPERTY

ALL THAT piece and parcel of Revenue paying Bastu Land measuring 10 Decimals Bastu Land out of 35 decimals on the plot no. R.S.199, L.R. 206, comprised under R.s. Khatian NO. 257 L.R. Khatian No. 260 of Mouza-Kotalghata, J.L.No. 107, under P.S &A.D.S.R.-Uluberia, Dist. Howrah with all easement rights. alongwith 500 Sft. Roof Structure of pucca Building in ground floor.

The total rent payable to The B.L. & L.R.O. Uluberia-I.

The Schedule property butted and bounded as follows :-

On the East : By land in Dag No.201.
On the West : By land in Dag No 193 & 194.
On the North : Property of Kalipada Bhuniya.
On the South : Road and property of Kalipada Bhuniya.

Contd.....P/06



Additional District
Sub-Regional
Bibiana, Boreana.

19 JUN 2007

(6)

S.A.B.R..Rs. 52,570.00 ,. No. 135014 dated 30.05.2009 and paper 7 sheets.

The Deed was read over and explained to the
Vendors and they admitted to be correct.

signature of the witness:

1. Arijit ~~35~~ 35.C.P.lan
Hans - 711107
2. Sumantra Ghosh
Kotalghata, Uluberia
Howrah

Mohan Bhuniya
১৩/৫/০৯
১৩/৫/০৯
১৩/৫/০৯

Drafted by me &

Prepared in my Office.

Bholanath Hazra.

(BHOLANATH HAZRA)

Advocate.

Enrolment No.WB/F-1044/962/2008.

Computer by :-

Sandip Mukherjee
(Sandip Mukherjee)

Bagnan, Howrah.

SIGNATURE OF THE VENDORS

Contd.....P/07



Additional District
Sub-Registrar
Cuttack, Odisha

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(7)

MEMO OF CONSIDERATION

Paid by

<u>Cheque/Draft No.</u>	<u>Dated</u>	<u>Bank's Name & Branch</u>	<u>Amount(Rs.)</u>
675433	22.01.09.	S.B.I. Kadamtala	5,00,000.00
675448	19.06.09.	Do.	3,75,820.00

SIGNATURE OF THE WITNESS :

- 1 Arjit ~~Sty. House~~ - 71101
- 2 Sumantra Ghosh
Kotalghata, Uluberia
How

Moham Bhunia
ମହା ଭୂୟା
ବିଜୟ ଶ୍ରୀ
ବିଜୟ ଶ୍ରୀ

SIGNATURE OF THE VENDORS



Additional District
Sub-Registrar
Bhubaneswar, Odisha

19 JUL 2019

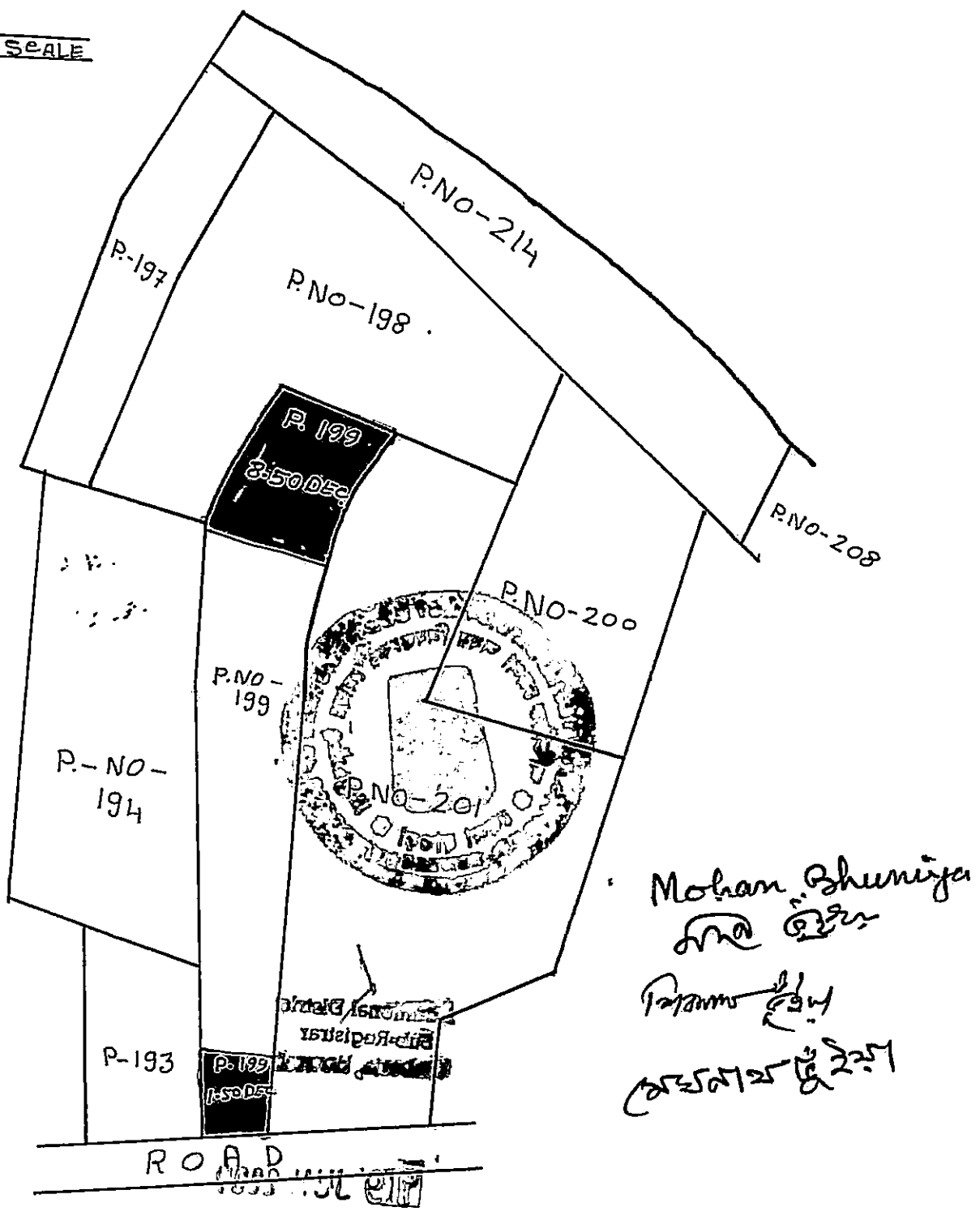
N.
S.

SITE PLAN OF SALE DEED SHOWN IN RED INK
OF DIST-HOWRAH. P.S.-~~ULUBERIA~~ J.L. NO. 107 MOUZA
KOTALGATA. KHATIAN NOS. 257 L.R. 260
PLOT NO-R.S. 199 L.R. 206 AREA- 10 DEC-

VENDEE:- M/S SILAND DEVELOPERS (P) LTD
REPRESENTED BY DIRECT BASANT SAHA

VENDOR:- SRI MOHAN BHUNIYA & OTHERS.

NOT TO SCALE



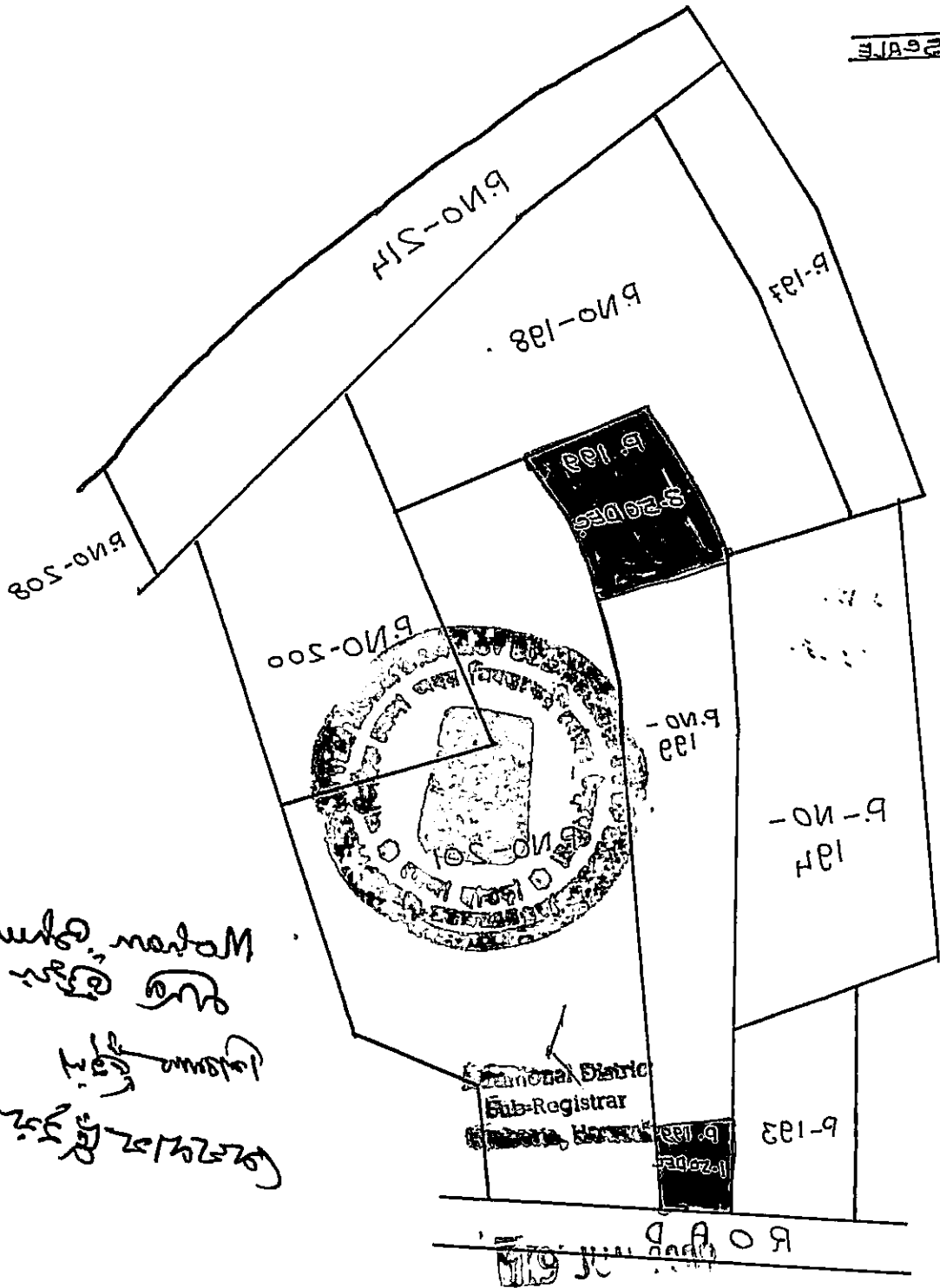
Mohan Bhuniya
Sri Bhuniya
Basant Saha
25/12/2017

DRAWN BY
BHOLANATH HAZRA
VILL-P.O.- PANZERAS

PLOT NO-R-2-122 F.R. 206 AREA - 10 DEC-
 KOTAGATA-KHATAI NO. 257 F.R. 260
 OF DIST-HOWRAH. P.S.-BELLURIA 27.10.107 MONZA
 SITE PLAN OF SALE DEED SHOWN IN RED INK

VENDOR:- SRI MOHAN BHUNIA & OTHERS.
 REPRESENTED BY DIRECT BASANT SAHA
 VENDOR:- M/S SIKAND DEVELOPERS (P) LTD

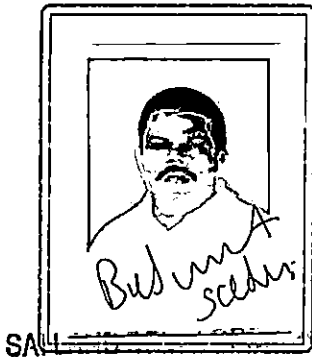
NOT TO SCALE



স্বাক্ষরিত
 মোহন ভূঞা
 সিকান্ড ডেভেলপার্স (প) লিমিটেড

DRAWN BY
 BHOLANATH HAZRA
 27.10.107

Pass Port
Size
Photograph



Right Hand
Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Manging Director

SAI LAND DEVELOPER PVT. LTD.
Bubun A. Sceder
Manging Director

Pass Port
Size
Photograph



Right Hand
Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Mohan Bhuniya

Pass Port
Size
Photograph



Right Hand
Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

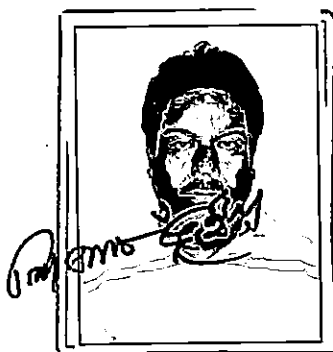
M. Sceder



Additional District
Sub-Registrar
Mandla, Mandla

19 JAN 2009

Pass Port
Size
Photograph



Right Hand Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

Handwritten signature in black ink.

Pass Port
Size
Photograph

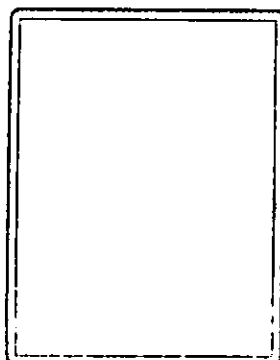


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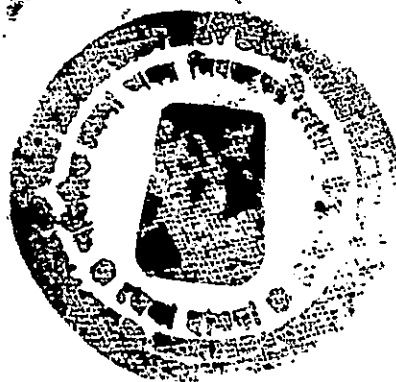
Handwritten signature in black ink.

Pass Port
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Right Hand Left Hand

Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger




Additional District
Sub-Registrar
Mitharia, Howrah,

11/9 JUN 2009

Government Of West Bengal
Office of the A. D. S. R. ULUBERIA
ULUBERIA
Endorsement For deed Number :I-02520 of :2009
(Serial No. 02404, 2009)

On 19/06/2009

Presentation(Under Section 52 & Rule 22A(3) 46(1))

Presented for registration at 20.25 hrs on :19/06/2009,at the Private residence by Mohan Bhuniya,one of the Executants.

Admission of Execution(Under Section 58)

Execution is admitted on 19/06/2009 by

1. Mohan Bhuniya, son of Lt. Kalipada Bhuniya ,Vill.- Kotalghata P. O.- Kushberia Dist.- Howrah ,Thana Uluberia, By caste Hindu,by Profession :Business
2. Madan Bhuniya, son of Lt. Kalipada Bhuniya ,Vill.- Kotalghata P. O.- Kushberia Dist.- Howrah ,Thana Uluberia, By caste Hindu,by Profession :Business
3. Shibnath Bhuniya, son of Lt. Kalipada Bhuniya ,Vill.- Kotalghata P. O.- Kushberia Dist.- Howrah ,Thana Uluberia, By caste Hindu,by Profession :Business
4. Meghnath Bhuniya, son of Lt. Kalipada Bhuniya ,Vill.- Kotalghata P. O.- Kushberia Dist.- Howrah ,Thana Uluberia, By caste Hindu,by Profession :Business

Identified By Basanta Pramanick, son of S. Pramanick Vill.- Bazarpara Dist.- Howrah Thana: Uluberia, by caste Hindu,By Profession :Business.

Name of the Registering officer :**Malay Kanti Das**
Designation :**Additional District SubRegistrar of**
Uluberia

On 22/06/2009

Certificate of Admissibility(Rule 43)


Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A Article number :23,5 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs. 10.00/-

Payment of Fees:

Fee Paid in rupees under article : A(1) = 9625/- ,E = 7/- on:22/06/2009

Certificate of Market Value(WB PUVI rules 1999)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs- 875820/-


[Malay Kanti Das]
Additional District SubRegistrar of Uluberia
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF ULUBERIA
Govt. of West Bengal



Sub-district
Shubaria, Hama, Syria

2 JUN 2009

Government Of West Bengal
Office of the A. D. S. R. ULUBERIA
ULUBERIA
Endorsement For deed Number :I-02520 of :2009
(Serial No. 02404, 2009)

Certified that the required stamp duty of this document is Rs 52559 /- and the Stamp duty paid as: Nil

Deficit stamp duty

Deficit stamp duty Rs 52570/- is paid, by the SABR number 135014, SABR Date 30/05/2009 Bank Name STATE BANK OF INDIA, Uluberia, received on :22/06/2009.

Name of the Registering officer :**Malay Kanti Das**
Designation :**Additional District SubRegistrar of**
Uluberia



[Malay Kanti Das]
Additional District SubRegistrar of Uluberia
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF ULUBERIA
Govt. of West Bengal



100/1000 District
Sub-Registrar
Shikhar, Haryana

12 2 JUN 2009

12 2 JUN 2009

U7-17

FORM NO. 7

(See S. R. 46)

CHALLAN FORM

Challan No.

Challan of cash paid into the - Ubuheria Treasury
Through State Bank of India Ltd.

Sub-Register

To be filled by the Remitter

To be filled in by the Departmental Officer or the Treasury

By whom tendered	Name (or designation) and address of the person (or whose behalf money is
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	paid
(1)	

	(1)	(2)
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2. <i>Staphylococcus epidermidis</i>		
3. <i>Staphylococcus saprophyticus</i>		
4. <i>Staphylococcus sciuri</i>		
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100. <i>Staphylococcus aureus</i>		

107

Basam S

S/O. Reshadye

264 Virelson

Road Roll -

Signature _____

12/15/2011

(sumo) / Rupes
Fig

Received Date:

Received Payment

1

116501

2

Treasurer

135014

W. Frank Edwards

Treasury Officer
Agent of Manager

Agent of Manager

To be filled by the Remitter				To be filled in by the Departmental Officer or the Treasury		
By whom tendered	Name (or designation) and address of the person (or whose behalf money is paid	Full particulars of the remittance and of authority (if any)	Amount	Head of Account	Account Officer by whom adjustable	Orders to the Bank+
(1)	(2)	(3)	(4)	(5)	(6)	(7)
	Basant Saha. S/O. Reshabajee Saha. 264 Vileparmanada Road Kol-700006	S.A.B.R	52,570			
Signature (Basant Saha)			TOTAL	<div style="border: 1px solid black; padding: 5px;"> <p>30 MAR 2003</p> <p>S.B.I. Uuberla Br.-0199</p> <p>P.F. No.- 237896</p> </div>		
* (In words) Rupees Fifty two, thousand five hundred and seventy only			To be used only in the case of remittance to the bank through Departmental Officer or the Treasury Officer			

Received Payment



Additional District
Sub-Registr. of
Bhubaneswar, Bhubaneswar

19 JUN 2009