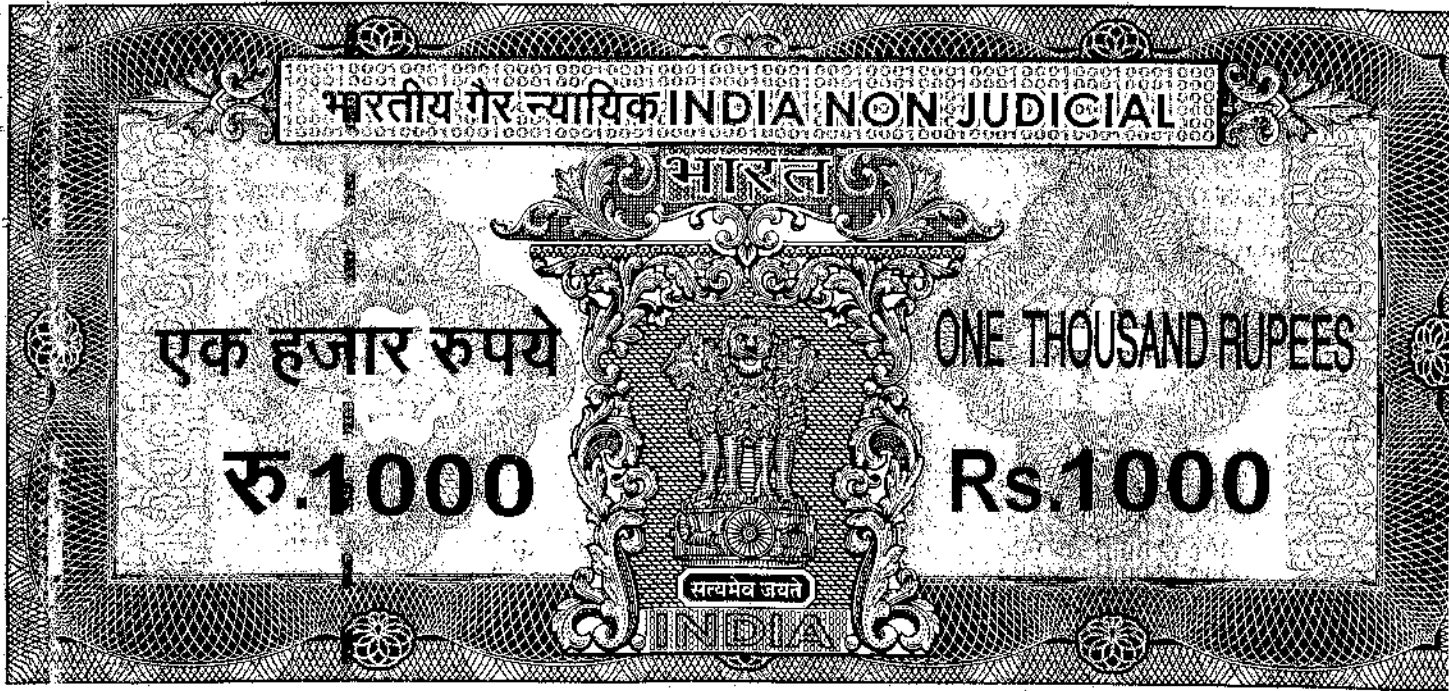


11096/18

(6)

12502



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

K 978306

1136  
00=169-531  
13/12/17

Signature Sheet and  
Endorsement Sheet are  
the Part & Parcel of the  
Document

12/12/17  
14/12/17

DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017

15 DEC 2017

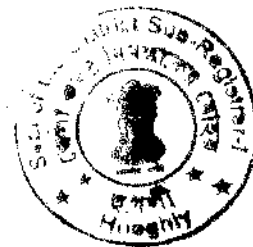
DEED OF CONVEYANCE.

THIS DEED OF SALE IS MADE THIS 12 DAY OF DECEMBER 2017.

slil

1381  
 7/12/17  
 1000/-  
 Magnet Polymer PVT LTD  
 36 A Protaginity Road  
 Tollygunge  
 Kolkata 26  
 Anurag Kumar Ghosh  
 Anurag Kumar Ghosh

2753  
 2753



2754  
 2754

DISTRICT SUB-REGISTRAR-I  
 HOOGHLY.  
 13 DEC 2017

Sanket Baid

Tuban Kumar Ghosh

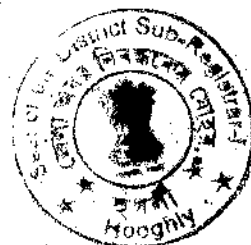
BETWEEN


SRI KANAI CHANDRA KHAMARU, Son of Late Krishna Chandra Khamaru, faith- Hindu ( Citizen of India) by occupation- Cultivator, residing at Village – Somsara, P.O. Hanral, P.S. Dadpur, District Hooghly, PAN No. CGNPK0762J hereinafter referred to as the VENDOR ( Which expression shall unless excluded by or repugnant to the context be deemed and mean to include its successors-in-interest and office, administrators, executors and assigns) of the ONE PART.

AND

MAGPET POLYMERS PVT. LTD. PAN No. AAICS7344C, a registered Company under the Provisions of the Indian Companies act, 1956, having its office at 36A Protapaditya Road, P.O. – Kalighat, P.S. Tallygunge District 24 Parganas ( South) Pin 700026, represented by its Directors, SRI SANKET BAID(DIRECTOR), Son of Sri Surendra Kumar Baid PAN no. AJYPB9101E, by faith – Hindu( Citizen of India) by occupation – Business, residing at 144, Cotton Street, P.O. Barabazar, P.S. Posta, Kolkata – 700007, hereinafter called the “PURCHASER”(which expression shall unless excluded by or repugnant to the context be deemed and mean to include its successors-in-interest and office, administrators, executors and assigns) of the OTHER PART.

WHEREAS ALL that raiyat piece and parcel of Sali land by measurement 02 sataks out of 90 sataks situated on Mouza- Ayama,



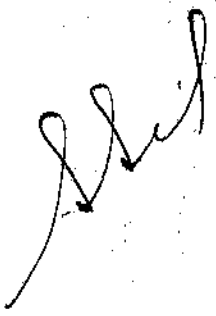
  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.  
13 DEC 2017

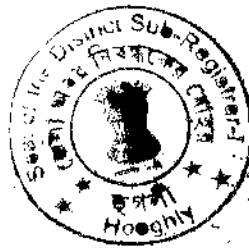
P.S. Dadur under Dadpur Gram Panchayet, J.L. No. 51, L.R. Khatian No. 17 R.S. Dag No. 300, L.R. Dag No. 354 under District Hooghly, particulars of which mentioned in the schedule below.

AND WHEREAS while Krishna Chandra Khamaru was in absolute Khas possession exercising his absolute right, title, interest by paying tax & rent to the Government of West Bengal in respect to the Schedule property, he died intestate before passing of the Hindu Succession Act, 1956, leaving behind his son namely, Sri Kanai Chandra Khamaru, Son of Late Krishna Chandra Khamaru. As wife predeceased, so all that right, title, interest in respect to the schedule property, together with other properties, devolved on his only son in undivided full share and in the Revisional Settlement Record his name in respect of Revisional Settlement.

AND WHEREAS Sri Kanai Chandra Khamaru @ Kanai Khamaru, Son of Late Krishna Chandra Khamaru by inheritance became the absolute owner of the schedule property, together with other properties and was in khas possession, exercising his absolute right, title, interest by paying tax & rent in his own name and as absolute owner.

AND WHEREAS the Vendor herein took possession of the Schedule property and mutated its name in the B.L & L.R.O. Record and is now in absolute khas possession, exercising its absolute right, title, interest by paying tax & rent regularly in its own name and the Vendor is lawfully seized and possessed of or is otherwise





  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

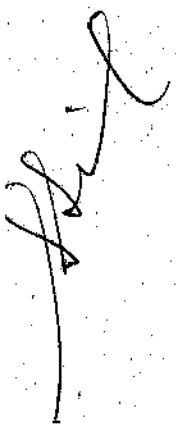
13 DEC 2017

well and sufficiently entitled to the land as its absolute owner in fee simple free from encumbrances which is fully mentioned and described in the schedule hereunder written and hereinafter referred to as the said property.

AND WHEREAS the Vendor intends to sell the said property and whereas the Purchaser herein with the intention to purchase the schedule property, has inspected the relevant title ,deeds documents, Rent & Tax Receipts and other relevant documents and being fully satisfied made approach to the Vendor to sell the said schedule mentioned property.

AND WHEREAS the Vendor has now agreed to sell to the purchaser, All that schedule mentioned property together with grant of all rights, of user of common path, passage, necessary for enjoyment of the said property and also for enjoyment of water , electricity and other facilities for the consideration of Rs. 1,24,320/- (Rupees one lakh twenty four thousand three hundred twenty )

NOW THIS INDENTURE WITNESSETH that in consideration of a sum of Rupees 1,24,320/- (Rupees one lakh twenty four thousand three hundred twenty ) paid by the purchaser to the Vendor simultaneously with the execution of these present ( the receipts whereof the vendor hereby admits and acknowledges and of and from the same releases and discharges the purchaser and the said Sri Kanai Chandra Khamaru as beneficial owner does hereby grant, convey, sell, transfer, assign and assure unto and to the use of the





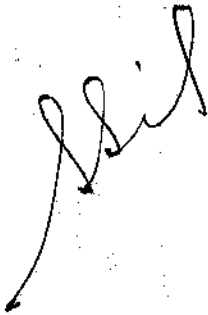
  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017



said Magpet Polymers Pvt. Ltd. free from encumbrances All that Sali land by measurement 02 sataks situated on Mouza- Aima, P.S. Dadur under Daspur Gram Panchayet, J.L. No. 51, L.R. Khatian No. 17 R.S. Dag No. 300 , L.R. Dag No. 354 under District Hooghly, no road connection with the schedule property and more particularly delineated and coloured in red in the ma hereto annexed.

ANDALL the estate right, title, interest , claim demand whatsoever of the vendor into or upon the same and every part thereof in law and equity TO ENTER UPON AND TO HOLD OWN and possess the same unto and to the use of the purchaser, absolutely and forever together with its deeds, writings, monuments and other evidences of title AND THE VENDOR does hereby covenant with the purchaser, that notwithstanding any acts, deed or things heretofore one , executed or knowingly suffered to the contrary the vendor is now lawfully seized and possessed of the said property free from any encumbrances attachments, defect in title whatsoever and that the vendor has full power and absolute authority to sell the said property in manner aforesaid. AND the purchaser shall hereafter peaceably and quietly hold possesses enjoy the said property in khas or through tenants without any claim or demand whatsoever from the Vendor or any person claiming through or under him . AND further that the Vendor covenants with the purchaser to save harmless indemnify and keep indemnified the purchaser from or against all encumbrances, charges and equities whatsoever AND





  
DISTRICT SUB-REGISTRAR-I  
HOOCHLY.

13 DEC 2017

the Vendor further covenants that he shall at the request and costs of the purchaser, his executors, administrators, or assigns do or execute or cause to be done or executed all such lawful acts, deeds and things whatsoever for further and more perfectly conveying and assuring the said property and every part thereof in manner aforesaid according to the true intent and meaning of this deed.

SCHEDULE IMOVABLE PROPERTY ABOVE REFERRED TO :-

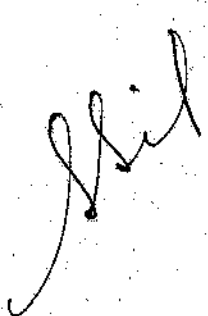
ALL THAT the raiyat piece and parcel of Sali land of land contained by approximately an area of 02 sataks out of 90 sataks situated on Mouza- Ayama, P.S. Dadur under Dadpur Gram Panchayet, J. L. No. 51, L.R. Khatian No. 17, R.S. Dag No. 300, L. R. Dag No. 354 under District Hooghly together with all easements rights annexed therewith. No road connection with the schedule property and more particularly delineated and coloured in red in the map hereto annexed. The schedule property butted and bounded in the following manner.

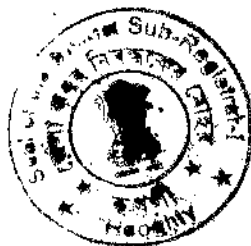
On the North : property of R.S. Dag No. 381.

On the South : property of R.S. Dag No. 325

On the East : Property of R.S. Dag No. 300(Part)

On the West : Property of R.S. Dag No. 325





  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017

The annual rent of schedule property is payable to the office of the Block land and Land Reform Office, Hooghly on behalf of the Govt. of West Bengal.

IN WITNESS WHEREOF the parties herein put each of their signatures, the day, month and the year above written.

SIGNED IN PRESENCE OF WITNESSES

স্বাক্ষরিত হইল ২৩/১০/৭০  
বঃ অঃ অঃ কুমার ২/১০/৭০

WITNESSES

- 1) অঃ অঃ কুমার ২/১০/৭০  
স্বাক্ষর - অঃ অঃ কুমার  
তারিখ - ২৩/১০/৭০
- 2) অঃ অঃ কুমার  
স্বাক্ষর - অঃ অঃ কুমার  
তারিখ - ২৩/১০/৭০  
অঃ অঃ কুমার  
তারিখ - ২৩/১০/৭০

Signature of the Vendor

Shil




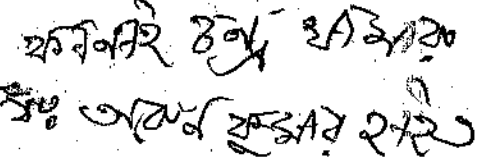
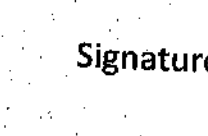
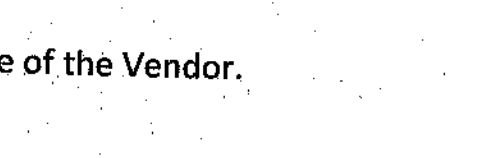
  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017

MEMOR OF CONSIDERATION.

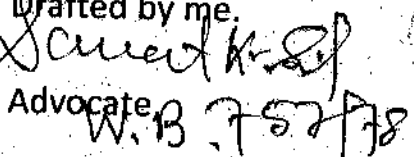
Received Rupees 1,24,320/-- ( one lakh twenty four thousand three hundred twenty ) only from the purchaser by cheque no./~~Draft no~~ 031614 dated 11/12/14 as entire consideration money for the said property sold hereby.

WITNESSES

- 1)    
এক - ~~অবৈধ~~ ~~অবৈধ~~  
২য় - ~~অবৈধ~~ ~~অবৈধ~~
- 2)    
৩য় - ~~অবৈধ~~ ~~অবৈধ~~  
৪র্থ - ~~অবৈধ~~ ~~অবৈধ~~  
৫ম - ~~অবৈধ~~ ~~অবৈধ~~

Signature of the Vendor.

Read over & explained  
in Bengali

Drafted by me.  
  
Advocate

Judges Court, Hooghly.

Computer typed by me.  
Bapan Pal  
Judges Court, Hooghly.



  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.






13 DEC 2017








# SPECIMEN FORM FOR TEN FINGER PRINTS

## LEFT HAND FINGER PRINT (VENDOR)








Little 	Ring 	Middle 	Fore 	
---	---	---	--	---

## RIGHT HAND FINGER PRINT

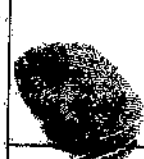




Thumb 	Fore 	Middle 	Ring 	Little 
--	---	---	--	---

## LEFT HAND FINGER PRINT (VENDOR)



Little 	Ring 	Middle 	Fore 	Thumb 
--	--	--	---	---

## RIGHT HAND FINGER PRINT

Thumb 	Fore 	Middle 	Ring 	Little 
--	---	---	--	---

## LEFT HAND FINGER PRINT (VENDOR)

Little	Ring	Middle	Fore	Thumb
--------	------	--------	------	-------

## RIGHT HAND FINGER PRINT

Thumb	Fore	Middle	Ring	Little
-------	------	--------	------	--------



  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017



**Government of West Bengal**  
**Directorate of Registration & Stamp Revenue**  
**FORM-1564**

**Miscellaneous Receipt**

<b>Visit Commission Case No / Year</b>	<b>0601001136/2017</b>	<b>Date of Application</b>	<b>12/12/2017</b>
<b>Query No / Year</b>	<b>06010001690331/2017</b>		
<b>Transaction</b>	<b>[0101] Sale, Sale Document</b>		
<b>Applicant Name of QueryNo</b>	<b>Mr Jaharlal Pal</b>		
<b>Stampduty Payable</b>	<b>Rs.6,236/-</b>		
<b>Registration Fees Payable</b>	<b>Rs.1,289/-</b>		
<b>Applicant Name of the Visit Commission</b>	<b>Mr Jahar Lal Pal</b>		
<b>Applicant Address</b>	<b>chinsurah</b>		
<b>Place of Commission</b>	<b>Samsara, P.O:- Hanral, P.S:- Dadpur, District:-Hooghly, West Bengal, India, PIN - 712149</b>		
<b>Expected Date and Time of Commission</b>	<b>13/12/2017 8:18 PM</b>		
<b>Fee Details</b>	<b>J1: 250/-, J2: 120/-, PTA-J(2): 40/-, Total Fees Paid: 410/-</b>		
<b>Remarks</b>			



  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.

13 DEC 2017



Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE D.S.R. - I HOOGHLY, District Name :Hooghly

Signature / LTI Sheet of Query No/Year.06010001690331/2017

I. Signature of the Person(s) admitting the Execution at Private Residence.

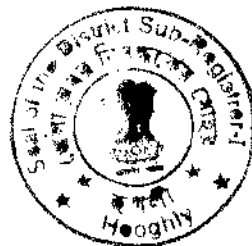
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Shri Kanai Chandra Khamaru Samsara, P.O:- Hanral, P.S:- Dadpur, District:- Hooghly, West Bengal, India, PIN - 712149	Seller			
2	Shri Sanket Baid 144, Cotton Street, P.O:- Barabazar, P.S:- Posta, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700007	Representative of Buyer [Magpet Polymers Pvt Ltd]			
SI No.	Name and Address of identifier		of		Signature with date
1	Shri Jiban Kumar Ghosh Son of Late Basudeb Ghosh Serampore, P.O:- Hanral, P.S:- Dadpur, District:-Hooghly, West Bengal, India, PIN - 712149		Shri Kanai Chandra Khamaru, Shri Sanket Baid		


(Abhijit Basu)

DISTRICT SUB-  
REGISTRAR

OFFICE OF THE D.S.R. - I  
HOOGHLY

Hooghly, West Bengal



  
DISTRICT SUB-REGISTRAR-I  
HOOGHLY.  
13 DEC 2017

DEED PLAN


MOUZA AYAMA J.L. NO 51

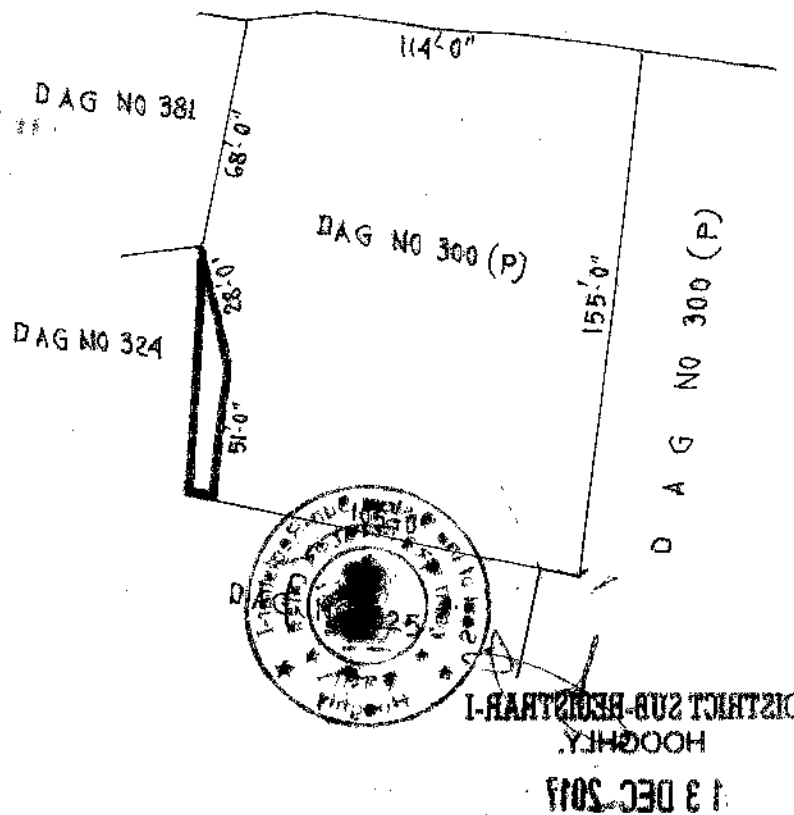
R.S. DAG NO 300 L.R. DAG NO 354


L.R. KHA. NO 17 UNDER DADPUR G.P.

P. S. DADPUR DIST HOOGHLY

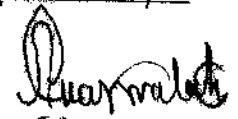
AREA OF LAND = 02 SATAK

SHOWN THUS 



 **কমিটি চুক্তি**  
**ক: অর্থনৈতিক**

TRACED BY:-

  
**A Chakraborty**  
(SURVEYOR)





**Certificate of Registration under section 60 and Rule 69.**

**Registered in Book - I**

**Volume number 0601-2017, Page from 176739 to 176757  
being No 060112502 for the year 2017.**



Digitally signed by ABHIJIT BASU  
Date: 2017.12.28 16:28:45 +05:30  
Reason: Digital Signing of Deed.

**(Abhijit Basu) 28-12-2017 16:28:39  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - I HOOGHLY  
West Bengal.**

**(This document is digitally signed.)**



## Major Information of the Deed

Deed No :	I-0601-12502/2017	Date of Registration	15/12/2017
Query No / Year	0601-0001690331/2017	Office where deed is registered	
Query Date	08/12/2017 2:00:54 PM	D.S.R. - I HOOGHLY, District: Hooghly	
Applicant Name, Address & Other Details	Jaharlal Pal Chinsurah Court, Thana : Chinsurah, District : Hooghly, WEST BENGAL, Mobile No. : 9163668668, Status : Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 1,16,550/-	Rs. 1,24,320/-		
Stamp duty Paid (SD)	Registration Fee Paid		
Rs. 6,236/- (Article:23)	Rs. 1,289/- (Article:A(1), E, M(b), H)		
Remarks			

### Land Details :

District: Hooghly, P.S:- Dadpur, Gram Panchayat: DADPUR, Mouza: Ayama

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
1	LR-354	LR-17	Other Commercial Uses	Shali	2 Dec	1,16,550/-	1,24,320/-	
<b>Grand Total :</b>					<b>2Dec</b>	<b>1,16,550 /-</b>	<b>1,24,320 /-</b>	

### Seller Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Shri Kanai Chandra Khamaru (Presentant)</b> Son of Late Krishna Chandra Khamaru Samsara, P.O:- Hanral, P.S:- Dadpur, District:-Hooghly, West Bengal, India, PIN - 712149 Sex: Male, By Caste: Hindu, Occupation: Cultivation, Citizen of: India, PAN No.: CGNPK0762J, Status :Individual, Executed by: Self, Date of Execution: 13/12/2017 , Admitted by: Self, Date of Admission: 13/12/2017 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 13/12/2017 , Admitted by: Self, Date of Admission: 13/12/2017 ,Place : Pvt. Residence

### Buyer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Magpet Polymers Pvt Ltd</b> 36A, Pratapaditya Road, P.O:- Kalighat, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN - 700026 , PAN No.: AAICS7344C, Status :Organization, Executed by: Representative



**Representative Details :**

Sl. No	Name, Address, Photo, Finger print and Signature
1	<b>Shri Sanket Baid</b> Son of Shri Surendra Kumar Baid 144, Cotton Street, P.O:- Barabazar, P.S:- Posta, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700007, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AJYPB9101E Status : Representative, Representative of : Magpet Polymers Pvt Ltd (as Director)

**Identifier Details :**

Name & address
Shri Jiban Kumar Ghosh Son of Late Basudeb Ghosh Serampore, P.O:- Hanrai, P.S:- Dadpur, District:-Hooghly, West Bengal, India, PIN - 712149, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Identifier Of Shri Kanai Chandra Khamaru, Shri Sanket Baid

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Shri Kanai Chandra Khamaru	Magpet Polymers Pvt Ltd-2 Dec

**Land Details as per Land Record**

District: Hooghly, P.S:- Dadpur, Gram Panchayat: DADPUR, Mouza: Ayama

Sch. No	Plot & Khatian Number	Details Of Land
L1	LR Plot No:- 354(Corresponding RS Plot No:- 300), LR Khatian No:- 17	Owner: কানাই চন্দ্র খামরু, Gurdian: কৃষ্ণ চন্দ্র, Address: সোমসাদা, Classification: শালি, Area: 0.02000000 Acre,

**Endorsement For Deed Number : I - 060112502 / 2017**



On 12-12-2017

**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 1,24,320/-



**Abhijit Basu**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - I HOOGHLY**  
**Hooghly, West Bengal**

On 13-12-2017

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

Presented for registration at 11:24 hrs on 13-12-2017, at the Private residence by Shri Kanai Chandra Khamaru Executant.

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

Execution is admitted on 13/12/2017 by Shri Kanai Chandra Khamaru, Son of Late Krishna Chandra Khamaru, Samsara, P.O: Hanral, Thana: Dadpur, , Hooghly, WEST BENGAL, India, PIN - 712149, by caste Hindu, by Profession Cultivation

Identified by Shri Jiban Kumar Ghosh, , Son of Late Basudeb Ghosh, Serampore, P.O: Hanral, Thana: Dadpur, , Hooghly, WEST BENGAL, India, PIN - 712149, by caste Hindu, by profession Business

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

Execution is admitted on 13-12-2017 by Shri Sanket Baid, Director, Magpet Polymers Pvt Ltd, 36A, Pratapaditya Road, P.O:- Kalighat, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN - 700026

Identified by Shri Jiban Kumar Ghosh, , Son of Late Basudeb Ghosh, Serampore, P.O: Hanral, Thana: Dadpur, , Hooghly, WEST BENGAL, India, PIN - 712149, by caste Hindu, by profession Business



**Abhijit Basu**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - I HOOGHLY**  
**Hooghly, West Bengal**

On 15-12-2017

**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.

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 1,289/- ( A(1) = Rs 1,243/- ,E = Rs 14/- ,H = Rs 28/- ,M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 1,289/-





**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 6,236/- and Stamp Duty paid by Draft Rs 5,236/-, b  
Stamp Rs 1,000/-

**Description of Stamp**

1. Stamp: Type: Court Fees, Amount: Rs.10/-

2. Stamp: Type: Impressed, Serial no 1381, Amount: Rs.1,000/-, Date of Purchase: 07/12/2017, Vendor name: A K  
Ganguly

**Description of Draft**

1. Bankers cheque No: 000464125859, Date: 11/12/2017, Amount: Rs.5,236/-, Bank: STATE BANK OF INDIA (SBI),  
CHINSURAH



**Abhijit Basu**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - I HOOGHLY**  
**Hooghly, West Bengal**

