

00074

I 00074 00074 5000Rs.



Shiba Prasad Khanra

Certified that Signature Sheet,  
Endorsement Sheets attached  
herewith the deed are part of  
this document.

ADDL. Dist. Sub-Registrar, Singur,  
O. Singur, Dist. Hooghly.

10 JAN 2006

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this  
...6th...day of January.....2006 A. D.  
BETWEEN SRI SHIBAPRASAD KHANRA son of  
late Kanailal Khanara, by faith Hindu, by occu-  
pation business, by Nationality Indian, residing  
at Champsara, P.O. Baidyabati, P.S. Serampore, Dist-  
Hooghly, as Constituted Attorney on behalf  
of 1. CHITTARANJAN GOLDER son of late Panchanan  
Golder, 2. SMT. ARATI GOLDER wife of Sri Chitta-  
ranjan Golder, both by faith hindu, by occupation

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Sobanish  
Akr



SL NO. 2785  
DATE 4/1/06 SERAMPUR TREASURY  
NAME OF PURCHASER  
Sri Satya Prakash Pandey  
ADDRESS Kolkata-6  
P.S.  
DIST.



STAMP CLERK  
SERAMPUR TREASURY

W  
4/1/06

ISSUED ON 4/1/06  
NOS. 1 (one) NON-JUDICIAL  
STAMP SL. No. 2785 OF TOTAL  
VALUE RS. 5,000/-  
Five Thousand Rupees

W  
4/1/06

STAMP CLERK  
SERAMPUR TREASURY



Addl. Dist. Sub-Registrar, Singur  
R. O. Singur, Dist. - Hooghly.

10 JAN 2006

**Government of West Bengal**  
**Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue**  
**OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF SINGUR**

Signature / LTI Sheet of Serial No 00074 / 2006

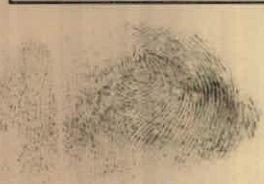
Document Number

I - 00094 , 2006

I . Signature of the Presentant

Name of the Presentant	Signature with date
Shiboprasad Khanra	Shiba prasad Khanra 10/01/06

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

LTI	SI No	Admission of Execution By	Status	Signature with Date
	1	Shiboprasad Khanra ps - Singur Champsara Baidyabati Hooghly 125	Attorney	Shiboprasad Khanra 10/01/06

Name of Identifier of above Person(s)

Personally Known to Me

shyamal Das

Shyamal Das  
10/01/06





7  
ADD. Dist Sub-Registrar, Singur  
B. O. Singur, Dist - Hooghly.

19 0 JAN 2006

Government Of West Bengal  
Office of the A. D. S. R. SINGUR  
SINGUR

Endorsement For deed Number :I-00094 of :2006  
(Serial No. 00074, 2006)

On 10/01/2006

Admissibility(Rule 43)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A Article number :23.4 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.-10/-

Payment of Fees:

Fee Paid in rupees under article : A(1) = 1804/- , E = 7/- on:10/01/2006 ✓

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- 165000/- ✓

Certified that the required stamp duty of this document is Rs 9910 /- and the Stamp duty paid as: Impressive Rs- 5000

Deficit stamp duty

Deficit stamp duty : Rs 4910/- is paid by the draft no. :410738, Draft date:06/01/2006, Bank name:STATE BANK OF INDIA, Serampore, recieved on :10/01/2006. ✓

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

Presented for registration at 12.26 on :10/01/2006,at the Office of the A. D. S. R. SINGUR by Shiboprasad Khanra,Executant.

Executed by Attorney

1. Execution By Shiboprasad Khanra, son of Lt.kanailal Khanra,Champsara,Thana: Singur By caste Hindu,by Profession Business,as the constituted attorney of 1.Chittaranjan Golder 2.Arati Golder is admitted by him. Identify by

Personally known to me *shyamal Das s/o late Kanailal Das, Chhina, more*  
*P.S. Singur Dist stoogly profession cultivation, n.,*



[Sukumar Biswas]  
A.D.S.R Singur

OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF SINGUR  
Govt. of West Bengal



7  
M.L. Dist Sub-Registrar, Singur  
P. O. Singur, Dist - Hooghly.

10 JAN 2006



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 1  
Page from 1652 to 1662  
being No 00094 for the year 2006.



(Sukumar Biswas) 18-January-2006

A.D.S.R Singur

OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF SINGUR  
West Bengal





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no.1.Cultivation and no.2.Housewife respectively,both are residing at Vill.Champsara,P.O.Baidyabati,P.S. Serampore,Dist-Hooghly,registered by a Power of attorney On the year 2005 being book no.IV,being deed no. 00066 registered at A.D.S.R.O.Singur,Dist-Hooghly,hereinafter called the "V E N D O R" (which expression shall unless by or repugnant to the context be deemed to mean and include his heirs,executors,administrators,legal representatives and assigns) of the O N E P A R T.

A N D

SRI SATYA PRAKASH PANDEY son of Sri Muralidhar Pandey, by faith hindu,by occupation business,by Nationality Indian,residing at 67/22,Strand Road,P.S.Posta,Kolkata-700006,at present residing at Vill.& P.O.Bighati,P.S. Bhadreswar,Dist-Hooghly,hereinafter called the "PURCHASER" (which expression shall unless by or repugnant to the context be deemed and to mean and include his heirs, executors,administrators,successors,legal representatives and assigns) of the O T H E R P A R T.

W H E R E A S the property measuring more or less 20 Sataks of Sali Agricultural land situated in Dag no. R.S.& L.R.1968,and the property measuring more or less 05 sataks,Sali Agricultural land situated within R.S.& L.R. 1969, and the property measuring more or less 17 sataks of Sali Agricultural land under R.S.& L.R.Dag no.1970, and the property measuring more or less 05 sataks,Sali Agricultural land under R.S.& L.R.Dag no.1988,and the property measuring more or less 08 sataks of Sali Agricultural land situated within R.S.& L.R.Dag no.1989,total area of land 55 sataks,all are in L.R.Khatian no.737 Kri,and 136 Kri,lying at mouza Chinamore,J.L.no.92,under P.S. Singur,Dist-Hooghly,within the ambit of Bagdanga-Chinamore Gram Panchayet,was originally owned and possessed by Sri Biswanath Sur,son of late Gosto Behari Sur,Smt.Chameli Sur,wife of late Kanailal Sur,Sri Sambhunath Sur,Shibnath

contd../3

g. Sanyal  
for



**Addl. Dist Sub-Registrar, Singu  
B. S. Singu, Dist. Hoogley.**

**10 Jan 2006**



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Sur, Rabindranath Sur and Sri Swapan Kumar Sur, all sons of late Kanailal Sur all of Chinamore, P.S. Singur, Dist-Hooghly.

Shiba Prasad Khanra

A N D W H E R E A S during the peaceful possession of said Biswanath Sur and others, they have executed and registered a deed of sale in favour of the presents Vendors namely Sri Chittaranjan Golder and Smt. Arati Golder of Champsara, P.S. Serampore, Dist-Hooghly, vide deed no. 1126, for the year 2005 dated 20.8.2002 registered at A.D.S.R.O. Singur, Dist-Hooghly.

A N D W H E R E A S after purchasing the said property which is mentioned hereinbefore and fully described in the schedule ~~present~~ below said Sri Chittaranjan Golder and Smt. <sup>Arati</sup> ~~Arati~~ Golder became the absolute and sixteen annas joint owners cum possessors of the said property and since then they are enjoying and possessing the said property by way of cultivation thereon and paying all the relevant rent and taxes to the appropriate authority.

Shiba Prasad Khanra

A N D W H E R E A S due to some personal problem and some other various reasons, the said Sri Chittaranjan Golder and Smt. <sup>Arati</sup> ~~Arati~~ Golder have empowered and authorised to Sri Shiba Prasad Khanra son of late Kanailal Khanra of Champsara, P.S. Serampore, Dist-Hooghly, as a Constituted Attorney to sale or any kind of transfer in respect of the said property.

A N D W H E R E A S due to some urgent need of money the said attorney intend to sale the said property to any intending purchaser/purchasers at or for the price of Rs. 1,65,000/= (Rupees one lakh sixty five thousand) only.

A N D W H E R E A S on a verbal agreement made between the parties, the Vendor has agreed to sale and the Purchaser has agreed to purchase the said property at or for the price of Rs. 1,65,000/= (Rupees one lakh sixty five thousand) only.

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9/8/2005  
Sd/-  
Shiba Prasad Khanra



ADD. Dist Sub-Registrar, Singur  
P. O. Singur, Dist. Hooghly.

10 JAN 2006



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NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement, the vendor agreed to sell the schedule property for a consideration price of Rs.1,65,000/= (Rupees one lakh sixty five thousand) only paid by the Purchaser to the Vendor, the receipt of which is acknowledged by the Vendor and the vendor, grants, conveys unto and to the use of the said Purchaser, his heirs, executors, administrators, legal representatives and assigns ALL THAT piece and parcel of schedule property together with all other easement rights, appurtenant to or usually hold and enjoyed therewith or reputed to belong or be appurtenant thereto free from all encumbrances and litigation TO HAVE AND TO HOLD the hereditaments and hereby granted and conveyed unto and to the use of the said Purchaser, his heirs, executors, legal representatives, administrators and assigns for ever. And the said Vendor doth hereby themselves, their heirs, executors, administrators and assigns covenant with the said purchaser and declares that he is seized and possessed of and 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 the said purchasers, his heirs, executors, administrators, legal representatives and assigns shall and may all the times peaceably and quietly possess and enjoy the said property receive rent and profits thereof without interruption, claim or demand whatsoever from or by the Vendor or any person or persons lawfully and equitably claiming from under or in trust for him. And that the said vendor shall and will from time to time come at the request and costs of the said purchaser, his heirs, administrators and assigns do or execute or cause to be done or executed all such acts, deeds and things whatsoever for further and more perfectly assuring the title of the purchaser, the said property or any part thereof. And the Vendor further covenant that if it transpires that the property hereby conveyed by the Vendor is not free from all encumbrances and as hereinafter stated by him/them the Vendors, their heirs, executors, administrators will be civilly and criminally liable to the purchaser, his heirs,

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9/2/1918  
J. S. Singh



4441. Dist. Sub-Registrar, Singu  
P. O. Sione, Dist. de Sive.

10 JAN 2006



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executors, administrators, representatives and assigns and will be bound to make good the loss sustained by the purchaser.

SCHEDULE OF THE PROPERTY

ALL THAT piece and parcel of land situated within mouza Chinamore, J.L.no.92, Rayata Sattiyya, under P.S.Singur, Dist-Hooghly, within the ambit of Bagdanga-Chinamore Gram Panchayet, being L.R.~~no~~ Khatian no. 737 Kri (Seven hundred thirty seven ) and 136 Kri (one hundred thirty six Kri) under the following dags and measuring area of land written hereunder:-

- 1.R.S.& L.R.Dag no.1968 (one thousand nine hundred and sixty eight) measuring area of land 20 (twenty sataks) of Sali Agricultural land.
- 2.R.S.& L.R.Dag no.1969 (one thousand nine hundred sixty nine) measuring area of land 05 (zero five) sataks of Sali Agricultural land.
- 3.R.S.& L.R.Dag no.1970 (one thousand nine hundred seventy), measuring area of land 17 (seventeen) Sataks of Sali Agricultural land.
- 4.R.S.& L.R.Dag no.1988 (one thousand nine hundred eighty eight), measuring area of land 05 (zero five) sataks of Sali Agricultural land.
- 5.R.S.& L.R.Dag no.1989 (one thousand nine hundred eighty nine), measuring area of land 08 (zero eight) sataks of Sali Agricultural land.

Measuring in total 55 (fifty five) sataks of Sali Agricultural land with all other easement rights whatsoever.

The total annual rent of Rs.5/= payable to the Collectorate of Hooghly through B.L.& L.R.O.Singur, Dist-Hooghly.

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*g. D. Sanyal*



1  
Addl. Dist Sub-Registrar, Singur  
P. O. Singur, Dist. Hooghly.

10 JAN 2006



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IN WITNESSES WHEREOF the above named Executant put his signature on the day month and year first above written.

SIGNED SEALED & DELIVERED

In the presence of:

Witnesses:

1. Jyotish Chandra Muehgyi Shiba prasad Khanra.  
of Purnabandhu, Hary.
2. Sati Ranjan Sanku  
Talapara

.....  
Signature of the Vendor  
(As a Constituted attorney  
on behalf of Sri Chittaranjan Golder and Smt. Anati  
~~Golder~~ Golder)

Shiba prasad Khanra.

MEMO OF CONSIDERATION

Received Rs.1,65,000/= (Rupees one lakh sixty five thousand) only from the above named Purchaser by cash.

In the presence of:

Witnesses:

1. Jyotish Chandra Muehgyi  
of Purnabandhu, Hary.
2. Sati Ranjan Sanku  
Talapara.

Shiba prasad Khanra.

.....  
Signature of the Vendor  
(As a Constituted Attorney  
on behalf of Sri Chittaranjan Golder and Smt. Anati  
~~Golder~~ Golder).

Shiba prasad Khanra.

Drafted by me  
Laxa Phand Bonin  
Advocate, Serampore court.  
Regd No:- WB640/78  
Typed by me  
Nirapada Muehgyi  
Typist, Serampore court.

Read over to  
Explained in  
Bengali




















441. Dist Sub-Registrar, Singur  
D. G. Singur, Dist. - Hooghly.

10 JAN 2006



SPECIMEN FORM FOR TEN FINGERPRINTS

<b>VENDOR</b>  Shiba Prasad Khanna.	<b>LEFT HAND FINGER PRINT</b>				
	Little	Ring	Middle	Fore	Thumb
					
	<b>RIGHT HAND FINGER PRINT</b>				
	Thumb	Fore	Middle	Ring	Little
					

<b>PURCHASER</b>  Satya Prakash Pandey.	<b>LEFT HAND FINGER PRINT</b>				
	Little	Ring	Middle	Fore	Thumb
					
	<b>RIGHT HAND FINGER PRINT</b>				
	Thumb	Fore	Middle	Ring	Little
					

	<b>LEFT HAND FINGER PRINT</b>				
	Little	Ring	Middle	Fore	Thumb
	<b>RIGHT HAND FINGER PRINT</b>				
	Thumb	Fore	Middle	Ring	Little

	<b>LEFT HAND FINGER PRINT</b>				
	Little	Ring	Middle	Fore	Thumb
	<b>RIGHT HAND FINGER PRINT</b>				
	Thumb	Fore	Middle	Ring	Little



**ADDL. Dist Sub-Registrar, Singur**  
**F. O. Singur, Dist. - Hooghly.**

10 JAN 2006