



22/10/09
 26291
 135
 2801
 22 OCT 2009

2,40,000/-
 stamp Rs. 7000/-
 BID N 508530 dt 21/10/09
 22/10/09
 30/10/09
 22 OCT 2009

DEED OF SALE

THIS DEED OF SALE is made on this 21st day of October, 2009,
BETWEEN **NETAJI SOCIAL WELFARE TRUST** having its registered
 office at Vill- Bhabki P.O.- Mahesail P.S.- Suti Dist.- Murshidabad, represented by
 its trustee 1. Bilash Kumar Das S/o.- prabodh Kumar Das, 2. Supti Das W/o.-
 Bilash Kumar Das, 3. Sunil Kumar Das S/o.- Sarat Chandra Das, 4. Samiran
 Kumar Das S/o.- Sarat Chandra Das, of All Vill.- Kondolia P.O.- Parulia, 5. Barun
 Kumar Das S/o.- Sudhir Kumar Das Vill. & P.O.- Sadikpur 6. Biswajit Das S/o.- Late
 Amiya Kumar Das, of Vill.- Asrampara P.O.- Aurangabad 7. Tarun Kumar Saha S/o.-
 Ajit Kumar Saha of Vill- Collegepara P.O.- Aurangabad 8. Amal Kumar Roy S/o.- Late
 Raboti Mohan Roy of Vill- Collegepara P.O.- Aurangabad All P.S. Suti, Dist.
 Murshidabad, by caste Hindu, by profession Business, by citizenship Indian. hereinafter

referred to the "**VENDOR**" (which terms or expressions shall unless excluded by or repugnant to the context be deemed to mean and include there respective heirs, executors, administrators, legal representatives and assigns) **OF THE FIRST PART** and **NETAJI B.Ed. TRANING COLLEGE** of Vill.- Bhabki P.O.- Mahesail P.S.- Suti Dist.- Murshidabad, represented by its 1. Bilash Kumar Das S/o.- prabodh Kumar Das, 2. Supti Das W/o.- Bilash Kumar Das, 3. Sunil Kumar Das S/o.- Sarat Chandra Das, 4. Samiran Kumar Das S/o.- Sarat Chandra Das, of All Vill.- Kondolia P.O.- Parulia, 5. Barun Kumar Das S/o.- Sudhir Kumar Das Vill. & P.O.- Sadikpur 6. Biswajit Das S/o.- Late Amiya Kumar Das, of Vill.- Asrampara P.O.- Aurangabad 7. Tarun Kumar Saha S/o.- Ajit Kumar Saha of Vill- Collegepara P.O.- Aurangabad 8. Amal Kumar Roy S/o.- Late Raboti Mohan Roy of Vill- Collegepara P.O.- Aurangabad All P.S. Suti, Dist. Murshidabad, by caste Hindu, by profession Business, by citizenship Indian. hereinafter referred to the "**PURCHASER**" (which terms or expressions shall unless excluded by or repugnant to the context be deemed to mean and includes successor-in-office and assigns) **OF THE OTHER PART**:

WHEREAS the above mentioned- vendor herein purchased the said plot of land measuring 65.833 decimal and the said sale deeds were registered in the office of the Additional District Sub-Registrar, Nimtita, West Bengal and recorded in Being No. 11604 for the year 2009.

(3)

AND WHEREAS The purchaser has approached to the vendor for purchase of the said Land measuring in total 65.833 decimal and the vendor was agreed to sell the said land more fully described in the Schedule to the purchaser hereinafter called the "**Property under Sale**".

AND WHEREAS the Vendor entered verbally into gentleman's agreement with the purchaser to sell the said land i.e. above scheduled property.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said gentleman's agreement and in consideration of payment of Rs. 2,40,000/- (Rupees Two lakh forty thousand) only paid by the Purchaser to the Vendor simultaneously with the registration of this deed of sale which the Vendor doth hereby receipt the same and admit, granted and released the same and the Vendor doth hereby grant and transfer by way of sale absolutely unto the Purchaser for ever all that property mentioned in the schedule hereunder written measuring 65.833 decimal together with all estate, right, title, interest, use, inheritance, possession, benefit, claim and demand whatsoever of the Vendors into said property together with all other easement right **AND TO HAVE AND TO HOLD** the said property the details of which more fully described in the Schedule hereunder written and hereby granted and sold or intended so to be with all rights, title and interest and appurtenances unto and to the use and benefit of the Purchaser for ever to be held as heritable and transferable any manner i.e. sell, mortgage ,gift, lease and the purchaser and/or successors-in-office is permitted to induct tenant and enjoy the rent absolutely and exclusively of the immovable property and the Vendor has good valid right title and full power and absolute authority to grant and sell the said property hereby granted and sold or intended so to be unto the use of the Purchaser in manner aforesaid

(4)

and the Purchaser shall and may at all times hereafter peaceably and quietly enjoy upon and hold, occupy, possess and enjoy exclusively and/or absolutely IN FEE SIMPLE the said property the details of which more fully described in the Schedule and to receive the rents, issues, and income thereof and of every part thereof for their own benefit without any suit, lawful, eviction, interruption and claim and demand whatsoever from or by the parties of the First Part or any persons having or lawfully claiming or to claim by or from under or in trust for them and all persons having lawfully claiming any estate right or interest whatsoever under the law in the said Property hereby granted sold, expressed so to be by from under or in trust for the Vendor and the said Property is free and clear from all encumbrances and the same is free and clear and absolute and forever release and discharged or otherwise by the Vendor in favour of the Purchaser and the Purchaser well and sufficiently saved, kept harmless and indemnified of from and against all former and other estate, title, charges and encumbrances whatsoever had made executed, commissioned or suffered by the Vendor or any person or persons lawfully claiming or to claim and/or from under or in trust for the Vendor and both of them shall and will from time to time and at all times hereinafter at the request and costs of the Purchaser do and execute or cause to be done and executed all such further and other lawful and reasonable acts, deeds, things, matters, conveyances and assurances in the law whatsoever for the better and/or further and more perfectly and absolutely granting the said property hereby granted and sold unto and to the use of the Purchaser in the manner aforesaid and mentioned in the Schedule.

**THE PURCHASER DO HEREBY COVENANT WITH THE VENDOR
AS FOLLOWS :**

- a) Purchaser has inspected all the related papers, documents and concerning the title of the Owner in the said land.
- b) Purchaser shall bear and pay all proportionate costs, expenses, charges for Tax and rates etc. on and from the date of purchase the property in question as mentioned in the Schedule hereunder written.

**THE VENDOR DO HEREBY COVENANT WITH THE PURCHASER
AS FOLLOWS :**

- a) The Vendor shall supply and produce all the original Title Deed before the court of adjudication for adjudication of the title of the Vendor at the cost and expenses of the Purchaser if required in any proceedings.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT the piece and parcel of Ryoti Sthitiban land at Mouja- Bhakki, J.L. No.- 50, Khatian No. 916, 862 Plot No. 1649 (One Thausand Six Hundred Forty Nine), Nature -Aush, area 65.833 Decimal out of 87 Decimal. under P.S. Suti, A.D.S.R. Office Nimtita, District Murshidabad.

Boundary by :-

- North :- Bilash Kumar Das & Sudhendu Bikash Sarkar
- South :- Moram Rasta
- East :- Laxmi kanta Das
- West :- Sandip Kumar Sarkar & Others

Herewith this deed of sale colour photographs and impression of ten fingers of the parties are enclosed.

IN WITNESS WHEREOF the vendors hereunto has put their respective signatures on the 21st day of October, 2009.

WITNESSES:

1. *Dipti Das*
Vill-Jagtai
2. *Dharen Joy Dutta*
Vill-Singapore

Typed by :

Laxmi Kanta Halder

Laxmi Kanta Halder

Nimtita, Murshidabad.

SIGNATURE OF THE VENDOR

Bilash Kumar Das

Suati Das

Smriti Kumar Das

Samiran Kumar Das

Barun Kumar Das

Biswajit Das

Tanmoy Kumar Saha

Amal Kumar Roy

Drafted and identified by :

Sajal Kumar Choudhury

Sajal Kumar Choudhury

Vill-Jagtai

L. No.- 16 (N)

Nimtita A.D.S.R. Office

Murshidabad

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Bulash Kumar Das

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Supte Das

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Smit Kumar Das

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



Samiran Kumar Das



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Samiran Kumar Das

PHOTOGRAPH



Barlen Kumar Das



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Barlen Kumar Das

PHOTOGRAPH



Biswajit Das.



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Biswajit Das.

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Tosun Kumar Saha

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Amal Kumar Roy

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Belash Kumar Das

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Supti Das

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Sunil Kumar Das

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



Samiran Kumar Das

THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Samiran Kumar Das,

PHOTOGRAPH



Barun Kumar Das

THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Barun Kumar Das

PHOTOGRAPH



Biswajit Das

THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Biswajit Das.

FINGER PRINTS OF BOTH HANDS

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Taran Kumar Saha

PHOTOGRAPH



THUMB FINGER	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

L.
H.
F.
P.

R.
H.
F.
P.

Amal Kumar Roy

Government of West Bengal
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
Office of the A. D. S. R. NIMTITA, District- Murshidabad
Signature / LTI Sheet of Serial No. 10559 / 2009, Deed No. (Book - I , 11656/2009)

Signature of the Presentant

Name of the Presentant	Signature with date
Bilash Kumar Das	<i>Bilash Kumar Das</i> 22/10/09

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

Sl No.	Admission of Execution By	Status	Photo	Finger Print	Signature
1	Bilash Kumar Das Address -Vill- Kondolia Po- Parulia Dist- Murshidabad.	Self		 LTI	<i>Bilash Kumar Das</i>
			22/10/2009	22/10/2009	
2	Supti Das Address -Vill- Kondolia Po- Parulia Dist- Murshidabad.	Self		 LTI	<i>Supti Das.</i>
			22/10/2009	22/10/2009	
3	Sunil Kumar Das Address -Vill- Kondolia Po- Parulia Dist- Murshidabad.	Self		 LTI	<i>Sunil Kumar Das.</i>
			22/10/2009	22/10/2009	
4	Samiran Kumar Das Address -Vill- Kondolia Po- Parulia Dist- Murshidabad.	Self		 LTI	<i>Samiran Kumar Das</i>
			22/10/2009	22/10/2009	



Government of West Bengal
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
Office of the A. D. S. R. NIMTITA, District- Murshidabad
Signature / LTI Sheet of Serial No. 10559 / 2009, Deed No. (Book - I , 11656/2009)

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

No.	Admission of Execution By	Status	Photo	Finger Print	Signature
5	Barun Kumar Das Address -Vill+ Po- Sadikpur Dist- Murshidabad.	Self	 22/10/2009	 LTI 22/10/2009	Barun Kumar Das
6	Biswajit Das Address -Vill- Asrampara Po- Aurangabad Dist- Murshidabad.	Self	 22/10/2009	 LTI 22/10/2009	Biswajit Das.
7	Tarun Kumar Saha Address -Vill- Collegepara Po- Aurangabad Dist- Murshidabad.	Self	 22/10/2009	 LTI 22/10/2009	Tarun Kumar Saha
8	Amal Kumar Roy Address -Vill- Collegepara Po- Aurangabad Dist- Murshidabad.	Self	 22/10/2009	 LTI 22/10/2009	Amal Kumar Roy

Name of Identifier of above Person(s)

Sajal Kumar Choudhury
PS-Suti, Vill+ Po- Jagtai Dist- Murshidabad.

Signature of Identifier with Date

Sajal Kumar Choudhury
22/10/09



(Debajyoti Bandopadhyay)

ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMTITA
Office of the A. D. S. R. NIMTITA

Government Of West Bengal
Office of the A. D. S. R. NIMTITA
NIMTITA
Endorsement For deed Number :I-11656 of :2009
(Serial No. 10559, 2009)

On 22/10/2009

Certificate of Admissibility(Rule 43)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A Article number :23 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) = 2629/- on:22/10/2009

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- 240000/-

Certified that the required stamp duty of this document is Rs 12000 /- and the Stamp duty paid as: Impresive Rs- 5000

Deficit stamp duty

Deficit stamp duty Rs 7000/- is paid, by the Bankers cheque number 508530, Bankers Cheque Date 21/10/2009 Bank Name State Bank Of India, Aurangabad, received on :22/10/2009.

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

Presented for registration at 13.12 hrs on :22/10/2009, at the Office of the A. D. S. R. NIMTITA by Bilash Kumar Das, one of the Executants.

Admission of Execution(Under Section 58)

Execution is admitted on 22/10/2009 by

1. Bilash Kumar Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business
2. Supti Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business
3. Sunil Kumar Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business
4. Samiran Kumar Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business
5. Barun Kumar Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business
6. Biswajit Das, Behalf Of, Netaji Social W. Trust, Vill- Bhabki, Po- Mahesail, Ps- Suti, Dist- Murshidabad., profession :Business




[Debajyoti Bandopadhyay]
ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMTITA
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMTITA
Govt. of West Bengal

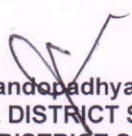
Government Of West Bengal
Office of the A. D. S. R. NIMTITA
NIMTITA
Endorsement For deed Number :I-11656 of :2009
(Serial No. 10559, 2009)

7. Tarun Kumar Saha,Behalf Of,Netaji Social W. Trust,Vill- Bhabki, Po- Mahesail,Ps- Suti,Dist- Murshidabad.,
profession :Business

8. Amal Kumar Roy,Behalf Of,Netaji Social W. Trust,Vill- Bhabki, Po- Mahesail,Ps- Suti,Dist- Murshidabad.,
profession :Business

Identified By Sajal Kumar Choudhury, son of Lt. Sailendra Nath Choudhury Vill+ Po- Jagtai Dist- Murshidabad. Thana:
Suti, by caste Hindu,By Profession :Deed Writer.




[Debajyoti Bandyopadhyay]
ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMTITA
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMTITA
Govt. of West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 30
Page from 122 to 139
being No 11656 for the year 2009.



(Debayoti Bandopadhyay) 22-October-2009
ADDITIONAL DISTRICT SUB-REGISTRAR OF NIMITTA
Office of the A. D. S. R. NIMITTA
West Bengal