

DEED OF GIFT

THIS DEED OF GIFT made this _____ day of _____ two thousand and _____ BETWEEN

- 1) Shri/Smt. _____
 Son/Daughtr/Wife of _____
 Residing at _____
- 2) Shri/Smt. _____
 Son/Daughtr/Wife of _____
 Residing at _____
- 3) Shri/Smt. _____
 Son/Daughtr/Wife of _____
 Residing at _____
- 4) Shri/Smt. _____
 Son/Daughtr/Wife of _____
 Residing at _____
- 5) Shri/Smt. _____
 Son/Daughtr/Wife of _____
 Residing at _____

Thereinafter referred to as the (“DONOR/” DONORS”) of the ONE PART and Shri/Smt. _____ son/daughter/wife of _____ residing at _____ (hereinafter referred to as the “DONEE”/ “DONEES”) of the OTHER PART.

WHEREAS the predecessor in-interest of both the donor/donors and the donee/donees late _____ was the Lessee of the landed property mentioned in the Schedule “A” below.

AND WHEREAS the lessee hold the property particularly mentioned in the Schedule “A” below by virtue of the registered deed of lease date _____ executed between the governor of the State of West Bengal as the Lessor of the First Part and said Shri/Smt. _____ as the lessee of the other part for a period of 999 years subject to some terms and Conditions

mentioned in the said registered deed of lease which was registered in _____ sub registration office _____ in the district of North 24 Parganas and was recorded in Book No. _____ Volume No. _____ Pages _____ to _____ Being No. _____ for the year _____ hereto and hereinafter referred to as the original deed of lease.

AND WHEREAS the original lessee was Hindu Governed by "Dayabhaga" School of Hindu Law died intestate on _____ leaving behind the Donor/Donors and the Donee/Donees as his/her heirs and legal representatives.

AND WHEREAS at the death of the original lessee his/her properties including lease hold property more fully described in the Schedule "A" below hereto and hereinafter referred to as the lease hold property developed upon his said heirs and legal representatives therein (lease hold property) vide Government Mutation Order No. _____ dated _____ .

AND WHEREAS THE Donors together have _____ (_____) undivided share in the lease hold property.

AND WHEREAS the Donor/Donors in consideration of the love/affection and respect which the Donor/Donors had and still have for the Donee/Donees the later being _____ of the Donors intend to bestow their interest in the lease hold property upon the Donee/Donees.

NOW THIS DEED WITNESSESS that the Donors do hereby and hereunder renounce all their estate and right, title and interest with intent to vest the same in and grant, convey, transfer, give and assure unto and to the use of the Donee/Donees freely and voluntarily, the undivided _____ (_____) share of the lease hold property mentioned and described in the Schedule "B" hereto and hereinafter referred to as the said property subject always to the terms and conditions of the original deed of lease.

AND THAT the Donor/Donors cease to have any interest in the said property from this day.

AND THAT THE Donor/Donors delivered possession of the said property unto and in favour of the Donee/Donees TO HAVE AND TO HOLD the same for their/his/her, sole use and benefits absolutely without and interruption, claim and demand whatsoever by the Donor/Donors or any person claiming through then subject to the terms and conditions of the original deed of lease for the unexpired period of the original lease.

AND THAT the Donor/Donors doth hereby make this gift to the Donee/Donees out of their free volition and without being influenced by any one.

AND THAT the Donee/Donees accepts/accept the gift of the said property hereunder made as testified by them/him/her being a party hereto and executing these presents. The estimated value of the property is Rs. _____ (Rupees _____).

THE SCHEDULE "A" ABOVE REFERRED TO (LEASE-HOLD LAND)

ALL THAT lease hold land measuring _____ cottahs be the land a little more or less Plot No _____ in Block _____ in Sector _____ of the Northern Salt Lake City Extension Area (at present Bidhannagar) in the District of 24 Parganas (at present North 24 Parganas), Police Station: Salt Lake (at present Bidhannagar), Registration Office: Cossipore, DUMDUM (at present Bidhannagar).

BOUNDARIES

North
South
East
West

THE SCHEDULE "B" ABOVE REFERRED TO (LEASE-HOLD LAND)

AND THAT (_____) Undivided proportionate share of the land measuring _____ cottas be the land a little more or less Plot No _____ in Block _____ in Sector _____ of Bidhannagar, without/with building constructed thereon in District North 24 Parganas and of building thereon, Police Station: Bidhannagar, Registration Office: Bidhannagar.

IN WITNESS WHEREOF THE AFORESAID Donor/Donors hereunto sign this Deed of Gift this day, month and year mentioned above.

- 1)
- 2)
- 3)
- 4)
- 5)

DONORS

We/I accept the gift heartily

and shall abide by the terms
and conditions mentioned in
the original lease deed dated

- 1)
- 2)

DONEE/DONEES

WITNESS:

- 1)
- 2)

Signed, Sealed and Delivered in the

Presence of witnesses referred to above