

1. Dist. Jalpaiguri P.S. NSP/SK Year 2025 FIR No. 255/25 Date 18-04-25

2. i) Act ..... Sections 316(2)/318(4) of BNS ..... ii) Act ..... Sections .....  
 iii) Act ..... Sections ..... iv) Others Acts & Sections .....

3. (a) Occurrence of offence : Day ..... Date From 27-02-24 Date To til date  
 Time Period ..... Time From not noted Time To .....

(b) Information received at P.S. Date 18-04-25 Time 15-35 hrs  
 (c) General Diary Reference : Entry No (s) 1313 Time 15-35 hrs

4. Type of Information W.M.Hen Written / Oral

5. Place of Occurrence : (a) Direction and Distance from P.S. .... Beat No. ....  
 (b) Address Land measuring 27 deml. RS Plot No-282, LR Plot No-282, LR' Klotier No-2447, Mouza-Binnaguri, Sheet No-9, Pargana-Blaikuntkapm JL-03, PS NSP Din Jalpaiguri  
 (c) In case outside limit of this Police Station, then the Name of the P.S. .... District .....

6. Complainant / Informant :  
 (a) Name Shri Sanjay Kumar Agarwal (7908013263)  
 (b) Father's / Husband's Name Sri Band Prakesh Agarwal  
 (c) Date / Year of Birth ..... (d) Nationality Indian  
 (e) Passport No. .... Date of Issue : ..... Place of Issue .....  
 (f) Occupation .....  
 (g) Address Hemashree Apartment Ashok Tara Lane, Block-A, Check Post W.No. 41, PS Bhaktinagar Din Jalpaiguri

7. Details of known / suspected / unknown accused with full particulars  
 (Attach separate sheet, if necessary) :  
① Dileshwari Roy w/o U. Tushu Roy of Nawapara Kamarbhita PS NSP Din Jalpaiguri ② Mineshwar Roy w/o Chhetachhetu Roy of Hanicharanita Binnaguri P. Dargam Din Jalpaiguri ③ Bishebal Roy w/o Rudam Roy of Pukhari Dargam Din Jalpaiguri ④ Sineswar Roy w/o Bhawan Roy of Sahudergj Hat Chhatrazpara Din Jalpaiguri

8. Reasons for delay in reporting by the Complainant / Information  
① Dhaneshwar Roy s/o U. Tushu Roy of Sahudergj Hat Chhatrazpara Binnaguri Din Jalpaiguri ② Maneshwar Roy s/o D. Chhatrazpara Fulbari Din Jalpaiguri ③ Nareh Roy s/o D. Chhatrazpara Fulbari-2, Sahudergj Hat Din Jalpaiguri.

9. Particulars of properties stolen / involved (Attach separate sheet, if necessary) :  
 .....

10. Total value of properties stolen / involved .....

11. Inquest Report / U.D. Case No. If any .....

12. FIR Contents (Attach separate sheets, if required) The original complaint of the complainant which is treated as FIR is reproduced overleaf.

13. Action Taken : Since the above report reveals commission of offence(s) as mentioned at item No. 2., Registered the case and took up the investigation / directed SI Chabibul Sinha of NSP PS to take up investigation / refused investigation / transferred to P.S. .... on point of jurisdiction. FIR read over to the Complaint / Informant, admitted to be correctly recorded and a copy given to the Complainant / informant free of cost.

14. Signature / Thumb impression of the Complainant / Informant  
Noted in written complaint

15. Date & Time of despatch to the court :  
 Signature of the Officer-in-Charge, Police Station 201 18-04-25  
 Name Debabrata Khan  
 Rank : No. SI of Police  
PS NSP/SK



Dated-

To,  
The Inspector-in-charge,  
New Jalpaiguri Police Station,  
District- Jalpaiguri.

**Sub:** Written complaint against Seven Persons namely Smt. Dileshwari Roy, Smt. Mineshwari Roy, Smt. Bishebala Roy, Smt. Sineswari Roy, Sri Dhaneshwar Roy, Sri Maneshwar Roy and Sri Naresh Roy for commission of cheating and misappropriation of fund.

Respected Sir,

I, **Sri Sanjay Agarwal**, son of Sri Baid Prakash Agarwal, resident of Hemashree Apartment, Askhay Tara Lane, Block, A, Check Post, S.M.C. Ward No. 41, P.O. Sevoke Road, P.S. Bhaktinagar, Dist. Jalpaiguri, Pin-734001, in the state of West Bengal, do hereby lodge this complaint against 1. **Smt. Dileshwari Roy**, wife of Late Tushu Roy, Nauyapara, Kamarbhita, P.O. Sahudangir Hat, District - Jalpaiguri 735135, 2. **Smt. Mineshwari Roy**, wife of Khetakhetu Roy, Harichara Vita, Binnaguri, P.O. Balaram, District Jalpaiguri-735135, 3. **Smt. Bishebala Roy**, wife of Sri. Gudam Roy, Putimari Dangapara, Binnaguri, P.O. Balaram, District Jalpaiguri 735135, 4. **Smt. Sineswari Roy**, wife of Sri. Bharani Roy, Sahudangi Hat, Chhattar Para, Binnaguri, P.O. Sahudangir Hat, District Jalpaiguri 735135, all married daughters of Late Tushu Roy 5. **Sri. Dhaneshwar Roy**, Sahudangi Hat, Chhattar Para, Binnaguri, P.O. Sahudangir Hat, District Jalpaiguri 735135, 6. **Sri. Maneshwar Roy**, Chhaunauyapara, Fulbari- 2, P.O. Sahudangir Hat, P.S. Bhaktinagar, District Jalpaiguri, and 7. **Sri. Naresh Roy**, Chhaunauyapara, Fulbari -2, P.O. Sahudangir Hat, P.S. Bhaktinagar, District Jalpaiguri, all sons of Late Tushu Roy, to the effect as follows:

1. That the aforesaid Accused Persons claiming to be the Legal heirs of deceased Tushu Singh Roy and by virtue of inheritance claimed joint ownership and possession of all that piece and parcel of vacant land measuring 27 Decimals appertaining to forming part of R.S. Plot No. 282 corresponding to L.R. Plot No. 282, recorded in L.R. Khatian No. 2447, Mouza - Binnaguri, Sheet No. 09, Pargana Baikunathapur, P.S. New Jalpaiguri, J.L. No. 03, in the District of Jalpaiguri.
2. That I have entered into an Agreement to Sale with the said Accused Persons on 27.02.2024 for purchase of the aforesaid land measuring

Received on  
04-25 at  
35 km nd  
DB No 1313  
-18-04-25  
rd started  
SP R. Lox  
0-255/25  
-18-04-25  
13316(2)/  
18(4) A BND  
rd endorsed  
S. Chakraborty  
S. R. to  
w. C. R.

201  
18-04-25

Inspector-In-Charge  
New Jalpaiguri Police Station  
Jalpaiguri Police Commissionerate

27 Decimals at an agreed total consideration amount of Rs. 32,67,000/- (Rupees Thirty Two Lakhs Sixty Seven Thousand) only out of which I have paid a sum of Rs. 7,00,000/- (Rupees Seven Lakhs) only on the date of the execution of this Agreement on 27.02.2024 as advance/ part consideration for purchase of the aforesaid Land the receipt of which has been duly admitted and acknowledged by the said Accused Persons and the said Agreement was duly notarized by the Notary Public Mr. Kaushik Goswami and the Agreement has been drafted and typed as per the instructions of the Parties and read over and explained to them by Pritam Muhuri, Advocate, Siliguri.

3. That me and the aforesaid Accused Persons agreed to complete the transaction and the execution and registration of sale deed of the aforesaid land on payment of remaining balance consideration amount within 3 months from the date of execution of the Agreement but since my land is situated contiguously to the land of the Accused Persons it was decided between us that the boundary wall on the three sides of the land to be purchased would be constructed by me and thereafter the registration shall take place. Accordingly, I at my own cost constructed the boundary wall on the three sides and the fourth side of the land merged into my existing land and such construction has been completed in the month of January, 2025 and I have also been handed over the possession of the said land by the Accused Persons.
4. That since the month of February, 2025 the said Accused Persons have been followed up by me immediately after construction of the boundary wall but the Accused Persons on some pretext or the other started avoiding me and did not co-operate with me. In spite of me arranging the necessary funds consisting of balance consideration and charges for stamp duty and registration fees, the transaction and registration cannot be completed due to the malafide intention of the Accused Persons.
5. That the "Accused Persons assured and promised me that they will give registration of aforesaid land to me and believing their assurances and promises I entered into the Agreement with them but after a lapse of about 2 months from the date of completion of boundary wall the said Accused Persons in spite of my repeated persuasions have not executed and registered the sale Deed in my



favour and have also denied to refund the sum of Rs. 7,00,000/- (Rupees Seven Lakhs) only which I have paid as advance to the said Accused Persons and I have incurred huge cost for the construction of the boundary wall on three sides of the said land.

6. That the said Accused Persons have started avoiding me and neither of them are receiving my phone calls. The said Accused Persons have always conducted themselves in such a manner so as to intentionally deceive me with false promises and assurances and have thus misappropriated huge amount of my funds.
7. That the said Accused Persons have hatched up a conspiracy to sell the land to other persons for higher consideration which shows their malafide intention to cheat/misappropriate the sum of Rs. 7,00,000/- (Rupees Seven Lakhs) only along with the cost of boundary wall and cause monetary loss to me. It seems that the said Accused Persons at the time of entering into the agreement made false promises and assurances and their only intention was to somehow lure me to make the payment to them so that they could deceive and cheat me.
8. I seek your intervention in this regard so that my hard earned money is not misappropriated by the said Accused Persons.
9. I humbly request you to kindly take necessary action against the said Accused Persons for the offence of cheating, criminal breach of trust, misappropriation of money and other offences committed by them.

Thanking You.

*Sanjay Agarwal*

Sanjay Agarwal

Ph - 79080 13263

Copy to:

1. The Commissioner of Police, Siliguri Police Commissionerate, Siliguri Metropolitan Police, Mallaguri Police Line, P.S Pradhan Nagar-Pin -734003, Dist - Darjeeling, West Bengal.