



1. Dist. Bhaktinagar P.S. 2023 Year 2024 FIR No. 1105/24 Date 23/11/24
 2. i) Sections 316(2)/318(2)/61(2) ii) Act _____
 iii) Sections _____ iv) Others Acts & Sections _____
 3. (a) Occurrence of offence : Day _____ Date From 30/01/24 Date To 19/09/24

Time Period _____ Time From _____ Time To _____
 (b) Information received at P.S. Date 23/11/24 Time 12:15 hrs
 (c) General Diary Reference : Entry No (s) 1225 Time 12:15 hrs
 4. Type of Information Written (typed) Written / Oral _____

5. Place of Occurrence : (a) Direction and Distance from P.S. _____ Beat No. _____
 (b) Address Land measuring 10 Kathas, As Khatam NO- 840/17, PS
Plot NO-18, Mouza Sahgagan, PS Bhaktinagar, Dist.
Jalpaiguri
 (c) In case outside limit of this Police Station, then the
 Name of the P.S. _____ District _____

6. Complainant / Informant :
 (a) Name Panitosh Kumar Mandal s/o Lt. Ram Chandan
Mandal
 (b) Father's / Husband's Name _____
 (c) Date / Year of Birth _____ (d) Nationality Indian
 (e) Passport No. _____ Date of Issue _____ Place of Issue _____
 (f) Occupation _____
 (g) Address Lower Bhamnagan, n/NO-43 of SMC, PO Sewaka Road,
PS Bhaktinagar, Dist. Jalpaiguri

7. Details of known / suspected / unknown accused with full particulars
 (Attach separate sheet, if necessary) :
1) Sudhin Roy 2) Krishna Roy - both sons of Lt. Shyam Lal
Roy 3) Sebilal Roy 4) Minal Roy w/o Debanam Roy 5) Renuka
Roy w/o Prabir Roy 6) Menaka Roy w/o Lt. Ram
Roy 7) Swapna Roy w/o Sudhin
 8. Reasons for delay in reporting by the Complainant / Informant
Roy - all of Chayampara, Eastern Bypass Road, PO
Sahgagan, PS Bhaktinagar, Dist. Jalpaiguri 8) Rajesh
Roy s/o Debanam Roy of Jugmidingi, PS Rajgang,
Dist. 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 typed complaint 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 SZ Satish Ruchal to take up
 investigation / refused investigation / transferred to P.S. _____ on point of
 jurisdiction. FIR read over to the Complainant / Informant, admitted to be correctly recorded and a copy given to the Complainant /
 informant free of cost.

14. Signature / Thumb impression is on the complaint
 of the Complainant / Informant
 15. Date & Time of despatch to the court :
 Inspector-in-Charge
 Bhaktinagar Police Station
 Signature _____
 Name Shri Anil Kumar
 Rank : No. IC Bhaktinagar PS,
S.P.C.

To

The Officer-in-Charge.
Bhaktinagar Police Station
Dist. Jalpaiguri

Date:-

Respected Sir,

With due respect, I Paritosh Kumar Mandal, S/o. Late Ram Chandra Mandal, resident of Lower Bhanunagar, Ward No. 43 of SMC, P.O. Sevoke Road, P.S. Bhaktinagar, Dist. Jalpaiguri beg to state that I along with my partners SRI. PRASENJIT GHOSH, son of Sri Prahalad Ghosh, resident of Gossaipur, South Lalman Jote, P.O. Gossaipur, P.S. Naxalbari now Bagdogra, Dist. Darjeeling and SRI BABLA SARKAR, Son of Sri Santosh Sarkar, resident of Janata Nagar, P.O. Sevoke Road, P.S. Bhaktinagar, Dist. Jalpaiguri had decided to purchase a landed property nearby Eastern Bypass, Siliguri for investment purpose and while we were searching a suitable plot, in the month of January 2024, one 1) SRI SUDHIR ROY, 2) SRI KRISHNA ROY, both are Sons of Late Shyamlal Roy @ Sebilal Roy, 3) SMT MINA ROY, Wife of Sri Dibanan Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, 4) SMT RENUKA ROY, Wife of Sri Prabin Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, 5) SMT MENAKA ROY, Wife of Late Ram Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, all are residing at Chayanpara, Eastern Bye Pass Road, P.O. Salugara, P.S. Bhaktinagar, Dist. Jalpaiguri have induced me and my partners to purchase a landed property measuring 10(Ten) Kathas, recorded in R.S. Khatian No. 840/17, in part of R.S. Plot No. 18, situated within Mouza Dabgram, J.L. No. 2(Two), R.S. Sheet No. 4(Four), B.L. & L.R.O. Rajganj, under Gram Panchayat area, Additional District Sub-Registrar Bhaktinagar, P.S. Bhaktinagar, Dist. Jalpaiguri.

The above named Sudhir Roy and above named family members introduced themselves as the true and absolute owners of the aforesaid 10 Kathas land and told that there is no dispute regarding their title and ownership of the said land. They have offered to sell the said land to me and my partners on a consideration/price of Rs.12,00,000/- (Rupees Twelve Lacs) only per Katha and on good faith and after relying their statement, we have paid a sum of Rs.4,00,000/- (Rupees Four Lacs) as an advance/earnest money in the following manners and on 30th day of January, 2024, an agreement for sale was executed by said Sudhir Roy and his above named family members-

- Cheque no. 567818 (Axis Bank Ltd.) dated 19/01/2024- Rs.1,05,000/-;
- Cheque no. 10008756 (Union Bank of India) dated 19/01/2024- Rs.1,50,000/-;
- Cheque no. 147862 (Canara Bank) dated 20/01/2024- Rs.1,25,000/-
- Cash dated 30/01/2024- Rs.20,000/-

They have also acknowledged the receipt of total amount of Rs.4,00,000/- by executing the agreement dated 30/01/2024. It was agreed by said Sudhir Roy and others that they will execute the sale deed in my favour and in the name of my partners within 9(Nine) months from the date of execution of said agreement.

Thereafter, on several times I have requested said Sudhir Roy and others to receive balance consideration amount and to execute and register sale deed in our favour, but they have taken time again and again and finally on 18/09/2024 i.e. before expiry of 9(nine) months, I have sent a lawyer's notice and specifically asked them to receive balance consideration amount and to execute deed of sale within the specified period but even after receiving such notice, they have been refusing and denying to sell the said landed property to me and my partners. Very surprisingly, I came to learn that on 19/09/2024, the above named Sudhir Roy and others have

already sold the said 10 Kathas land to and in favour of their family members namely (1) Swapna Roy and (2) Sri. Rajesh Roy for the purpose to deprive us.

From the very beginning, said Sudhir Roy, Krishna Roy, Mina Roy, Renuka Roy and Menaka Roy have dishonest intention to cheat me and my partners and for such intention, they have induced me and my partners to pay the such amount of Rs.4,00,000/- to them but they have dishonestly misappropriated our money for their illegal gain and now in conspiracy of said Swapna Roy and Rajesh Roy they are denying to sell the property, thereby they have cheated me and my partners.

Therefore, I request you to take necessary legal action against said 1) **SRI SUDHIR ROY**, 2) **SRI KRISHNA ROY**, both are Sons of Late Shyamlal Roy @ Sebilal Roy, 3) **SMT MINA ROY**, Wife of Sri Diban Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, 4) **SMT RENUKA ROY**, Wife of Sri Prabin Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, 5) **SMT MENAKA ROY**, Wife of Late Ram Roy, Daughter of Late Shyamlal Roy @ Sebilal Roy, 6) Smt. Swapna Roy, W/o. Sudhir Roy, all are residing at Chayanpara, Eastern Bye Pass Road, P.O. Salugara, P.S. Bhaktinagar, Dist. Jalpaiguri, 6) Sri. Rajesh Roy, S/o. Sri. Deban Roy, Jugnidangi, P.S. Rajganj, Dist. Jalpaiguri, And for this kindness, I shall much oblige to you.

Yours faithfully

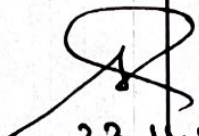
Paritosh k. mandal

(Paritosh Kumar Mandal)

Mobile No.- 97334 27459

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Received on 23/11/24 at 12:15 hrs vide
GUE NO- 1225 and started Bhaktinagar
as case no- 1185/24 Dtd- 23/11/24 vs
316(2)/318(4)/61(2) BNS, 2023 and enclosed to
SI Satish Ruchol for its investigation.


23.11.24
Inspector-In-Charge
Bhaktinagar Police Station
Siliguri Police Commissionerate