

Government of West Bengal  
Department of Urban Development & Municipal Affairs  
Land Cell(Non-Residential), 3rd Floor  
"NAGARAYAN"  
DF-8, Sector-I, Salt Lake, Kolkata-700064.  
E-mail ID:nrland.addsudma@gmail.com  
Computer No. 614671

No.910-UDMA-27012(11)/60/2022-LMNR SEC-Dept. of UDMA

Dated:14.11.2024

ORDER

**Sub: Permission in favour of New Eureka Printers Private Limited for assignment of 100% leasehold right of the area measuring 18.4515 cottah with building thereon in respect of the premises at AQ-10/1,Sector-V,Salt Lake to M/s Security Hi Tech Graphics Pvt. Ltd.**

WHEREAS a Plot of land being plot no. AQ- 10/1, Sector-V, Salt Lake, Kolkata-91 measuring 18.4515 cottah was allotted to New Eureka Printers Private Limited for the purpose of construction of printing press vide allotment order no. 3338-MD/7L-12/89, dated 9.7.1990;

AND WHEREAS lease deed was executed on 27.06.1991 and Possession of the land was handed over to the lessee on 25.08.1992;

AND WHEREAS vide letter dated 08.02.2023 New Eureka Printers Private Limited prayed to this Department for NOC for creation of Mortgage of the lease hold right of the land at plot no. AQ-10/1, Sector-V, Salt Lake in favour of ICICI Bank for the purpose of obtaining working capital loan amounting to Rs. 7.45 crores and this Department accorded NOC to create mortgage with the said ICICI Bank vide letter no. 530-UDMA, dated-07.08.2023;

AND WHEREAS the lessee submitted an affidavit along with the letter of the concerned Bank in support of repayment of the loan amounting to Rs. 7.45 crores which was allowed by this Department vide letter no.530-UDMA, dated 07.08.2023 ;

AND WHEREAS New Eureka Printers Pvt. Ltd. vide letter dated 25.04.2024 prayed for permission for transfer of 100% leasehold right of the area measuring 18.4515 cottah with building thereon in respect of plot no. AQ-10/1,Sector-V,Salt Lake in favour of the M/s Security Hi Tech Graphics Pvt. Ltd.;

AND WHEREAS As per status report of SLR & DC, it appears that the lessee New Eureka Printers Pvt. Ltd. is running the printing related business at the building at Plot No.AQ-10/1, Sector-V, Salt Lake;

AND WHEREAS in response to this Department's demand notice issued vide no.805-UDMA, Dated -23- 09-2024 in terms of notification no. 5081-UD/O/M/SL(AL/NR) 8L-08/04 Dated 26.11.2012 , the lessee has deposited the necessary permission fees for transfer of 100% leasehold right of the land as shown against the said transferee company as mentioned below:-

Name of the Proposed Assignee	Area of the land in Cottah	Transfer fee for permission	GRN No. & Date
M/s Security Hi-Tech Graphics Pvt. Ltd.	18.4515 ( 100% assignment)	Rs-55,35,450/-	192024250242195931 Dt-04.10.2024

NOW, THEREFORE, after careful consideration of the matter and in terms of this Department's Notification No. 5081- UD/O/M/SL(AL/NR) 8L-08/04 Dated 26.11.2012, the undersigned is directed by order of the Governor to say that the Governor has been





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pleased to allow the lessee **New Eureka Printers Pvt. Ltd.** to transfer of 100% leasehold right of the area measuring 18.4515 cottah with building thereon in respect of plot no. AQ-10/1, Sector-V, Salt Lake in favour of **M/s Security Hi Tech Graphics Pvt. Ltd** for printing press for the remaining period of lease subject to execution and registration of a deed of assignment in conformity with the original lease deed.

It may be noted that the draft deed of assignment shall be submitted to this Department as per enclosed model draft within 7 (Seven ) days from the date of issue of this order and registration of the same shall be completed within 4 (four) months on receipt of executed copy of deed of assignment from this Department.

The undersigned is further directed to say that, if non-realization of any Govt. dues payable by the present lessee is detected later on, the assignee, M/s Security Hi Tech Graphics Pvt. Ltd. will be responsible for clearing the same after receipt of Demand Notice from the Department.

By order of the Governor

Sd /

Additional Secretary to the  
Government of West Bengal

No.910/1(4)-UDMA-27012(11)/60/2022-LMNR SEC-Dept. of UDMA Dated:14.11.2024

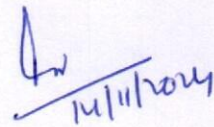
Copy forwarded for information and necessary action to :-

1 . The Director, New Eureka Printers Pvt. Ltd., CE-173, Sector-I, Salt lake, Kolkata-700064 with the request to submit draft deed of assignment accordingly for vetting by this Department.

2. The Special Engineer, SLR&DC, Nirman Bhawan, Salt Lake City, Kolkata-700091.

3. The Executive Engineer, Design,SLR&DC, Nirman Bhawan, Salt Lake City, Kolkata-700091.

✓ 4. IT Cell of this Department with a request to upload the order in the Departmental Website.



Additional Secretary to the  
Government of West Bengal

