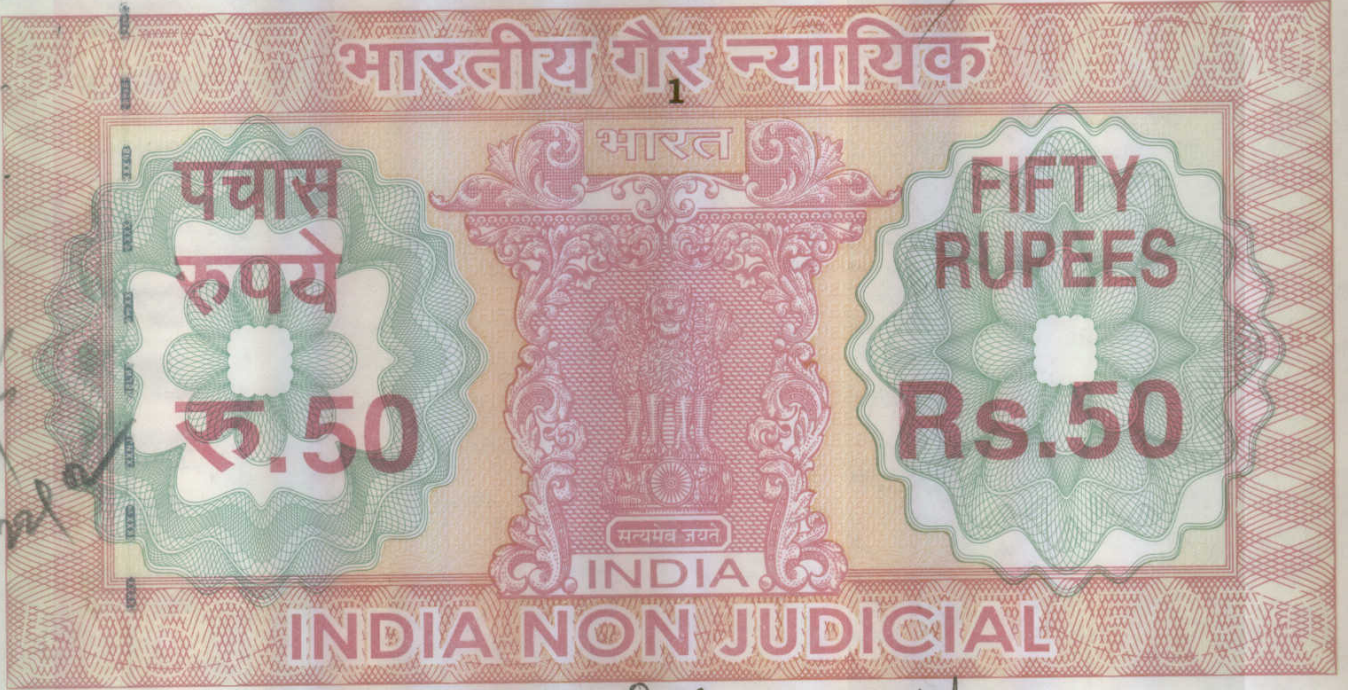


2-1552 Entry-4397

I-1540/2022



पश्चिम बंगाल WEST BENGAL

Q. NO. 200050517/22

AA 830090

certified that the document is admitted to registration. The Signature sheet and the endorsement sheets attached with this document are the part of this document.

Adl. District Sub-Registrar,
Sonarpur, South 24 Parganas

22 FEB 2022

BOUNDARY DECLARATION

Re: Rajpur-Sonarpur Municipal Holding No. 372, Elachi, Ward No. 26, Police Station -Narendrapur (formerly Sonarpur), District - South -24 Parganas.

22 JAN 2021

S.L. No. 3821 Date.....
Name..... Bimaj nazi Paul.
Address..... S.M. Shokh Area, Elect.
Value..... 29-103

Govt Stamp Vender
SABYASACHI DEB
Sonarpur A.D.S.R.O., Kol.-150



Addl. Dist. Sub Registrar
Sonarpur
South 24 Parganas

22 FEB 2022

Identified by me
Subhasit Ghosh
1159 NSE DSKAD
Kol-103

SRI BIRAJ KANTI PAUL (PAN - AFRPP7779M), (AADHAR NO. 6890 7740 3036) son of Late Balai Chandra Paul, by occupation - Business, by Religion - Hindu, by Nationality - Indian, residing at 372, S. N. Ghosh Avenue, Elachi, Post Office - Narendrapur, Police Station - Narendrapur previously Sonarpur, Kolkata - 700103, District - South 24-Parganas, West Bengal, hereinafter referred to as "**DECLARANT**" do hereby solemnly affirm and declare as follows:-

1. That the Declarant herein is the absolute owner of **ALL THAT** the Land measuring more or less **17.70 Decimal** be the same a little more or less (the split up being : **11.70 decimal** in R.S. Dag No. 454, L.R. Dag No. 540, **plus 6** decimal in R.S. Dag No. 455, L.R. Dag No. 541, **under L.R. Khatian Nos.** 3396 and 3451 comprised in Mouza - Elachi, J.L. No. 70, within the limits of Rajpur-Sonarpur Municipality, Ward No. 26, being Municipal Holding No. 370, Elachi, Police Station - Narendrapur (formerly Sonarpur), Post Office - Narendrapur, Kolkata - 700 103, District - South-24 Parganas, West Bengal.

2. That Declarant herein being the absolute owner of the aforesaid property the Declarant are intended to develop on the land measuring **10 Cottah 11 Chittack 15 Sq. Ft.** equivalent to **17.7 Decimal** be the same a little more or less (the split up being: **11.70 decimal** in R.S. Dag No. 454, L.R. Dag No. 540, **plus 6** decimal in R.S. Dag No. 455, L.R. Dag No. 541, **under L.R. Khatian Nos.** 3396 and 3451 comprised in Mouza - Elachi, J.L. No. 70, within the limits of Rajpur-Sonarpur Municipality, Ward No. 26, being Municipal Holding No. 370, Elachi, Police Station - Narendrapur (formerly Sonarpur), Post Office - Narendrapur, Kolkata - 700 103, District - South-24 Parganas, West Bengal, hereinafter referred to as the "Said Land" and executing this deed of Boundary Declaration.

3. That Declarant herein have proposed to construct a building on the "said land" and the actual boundary line of the said property which is fully mentioned below and demarcated by RED border and we shall be liable for dispute, if arises, with our neighbours in respect of this said land in future. The Rajpur-Sonarpur Municipality will not liable for



addl. Dist.-Sub Registrar
Sonarpur
South 24 Parganas

22 FEB 2022

any litigation, arises in future where the said land due to false statement and have liberty to revoke the Plan in accordance with law.

4. That Declarant herein shall submit the plan for the construction of a new building in the said holding for obtaining Sanction Plan.

5. That Declarant herein is absolute owner of Holding No. 372, Elachi, within the limits of Rajpur-Sonarpur Municipality, Ward No. 26, Post Office – Narendrapur, Kolkata – 700 103, Police Station – Narendrapur (formerly Sonarpur), District – South-24 Parganas, comprising land measuring **10 Cottah 11 Chittack 15 Sq. Ft.** equivalent to **17.7 Decimal** be the same a little more or less and which is more fully described and delineated in the Plan as annexed hereto and thereon colour **RED** verge line.

6. That there is no civil and criminal suit pending against the said property which is free from all encumbrances and if there is any dispute arising over the said land area and boundary, the Rajpur-Sonarpur Municipality shall have the right/authority to revoke the sanction building plan.

7. That the Declarant herein measured the land and have drawn the site plan of the said land measuring **10 Cottah 11 Chittack 15 Sq. Ft.** equivalent to **17.7 Decimal** be the same a little more or less more fully described in the Schedule hereunder written and as per physical measurement the four sides of the said land are stated hereunder which is a part of the land under Municipal Holding No. 372, Elachi, within the limits of Rajpur-Sonarpur Municipality, Ward No. 26, Post Office – Narendrapur, Kolkata – 700 103, Police Station – Sonarpur, District – South-24 Parganas:

ON THE NORTH : By Part of R.S Dag No. 454;

ON THE SOUTH : By 30 ft. wide S.N. Ghosh Avenue;

ON THE EAST : By 25 ft. wide Elachi Trunk Road;

ON THE WEST : By Part of R.S Dag Nos. 454 & 455;

8. That the enclosed Site Plan is also a part of this Declaration.



Add. Dist.-Sub Registrar
Sonarpur
South 24 Parganas
22 FEB 2022

9. That the statements made in paragraph 1 to 8 are true to the best of our knowledge and belief.

SCHEDULE : ALL THAT piece and parcel of Land measuring **10 Cottah 11 Chittack 15 Sq. Ft.** equivalent to **17.7 Decimal** be the same a little more or less (the split up being : **11.70 decimal** in R.S. Dag No. 454, L.R. Dag No. 540, **plus 6** decimal in R.S. Dag No. 455, L.R. Dag No. 541,) **under L.R. Khatian Nos.** 3396 and 3451 comprised in Mouza - Elachi and 3451, within the limits of Rajpur-Sonarpur Municipality, Ward No. 26, being Municipal Holding No. 372, Elachi, Post Office - Narendrapur, Kolkata - 700 103, Police Station - Sonarpur, District - South-24 Parganas, West Bengal, butted and bounded in the manner following that is to say:-

- ON THE NORTH** : By Part of R.S Dag No. 454;
ON THE SOUTH : By 30 ft. wide S.N. Ghosh Avenue;
ON THE EAST : By 25 ft. wide Elachi Trunk Road;
ON THE WEST : By Part of R.S Dag Nos. 454 & 455;

Sign this ^{22nd} day of ~~February~~ 2022.

SIGNED, SEALED AND DELIVERED

IN THE PRESENCE OF:-

WITNESSES:

1. Surbhis, 7 Ghosh
1159 NSE Bost Rd
Kalt-103
2. Angana Pal
1159, NSE Bost Road
Kalt-103.

Biraj Kant Paul

SIGNATURE OF
DECLARANT/LAND OWNER Read
 and explained by me.

Drafted by me
Ananya Mehta
 (Advocate)
Alipore Judges' Court
 Kolkata - 27
 F/1627/2011



addl. Dist.-Sub Registrar
Sonarpur
South 24 Parganas

22 FEB 2022

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

NAME

SIGNATURE



	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

NAME BIRAJ KANTI PAUL

SIGNATURE Biraj Kanti Paul

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

NAME

SIGNATURE

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					

NAME

SIGNATURE



Addl. Dist.-Sub Registrar
Sonarpur
South 24 Parganas

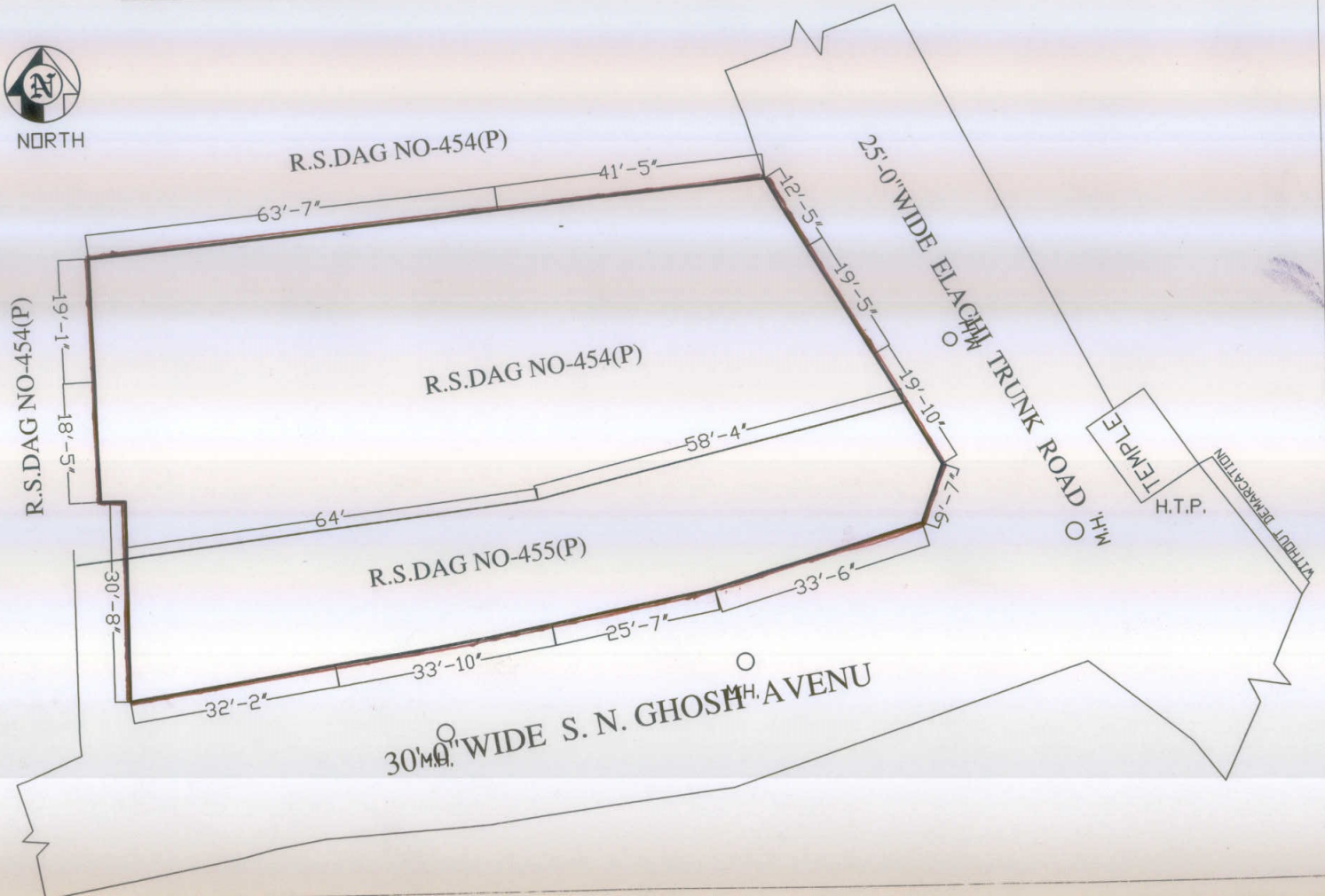
22 FEB 2022

SITE PLAN OF THE LAND AT MOUZA-ELACHI,
J.L.NO-70,SHEET NO-1, R.S.DAG NO-454(P),455(P),
P.S--SONARPUR, DIST--24 PARGANAS(S),
UNDER RAJPUR-SONARPUR MUNICIPALITY,

AREA=704.88 Sqm.(10Ka-08Ch-27Sqft.)



NORTH



Biraj Kanti Paul



addl. Dist. Sub Registrar
Sonarpur
South 24 Parganas

22 FEB 2022

आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA




स्थायी लेखा संख्या कार्ड
 Permanent Account Number Card
AFRPP7779M



नाम / Name
BIRAJU KANTI PAUL
 पिता का नाम / Father's Name
BALAJI CHANDRA PAUL
 जन्म तिथि / Date of Birth
01/03/1956
Brij Kanti Paul
 हस्ताक्षर / Signature

Brijay Kanti Paul

In case this card is lost / found, kindly inform / return to :
 Income Tax PAN Services Unit, UTTIISL,
 Plot No. 3, Sector 11, CBD Belapur,
 Navi Mumbai - 400 614.
 इस कार्ड के खोने/पाने पर कृपया सूचित करें/वापस करें :
 आयकर सेवा सेवा यूनिट, UTTIISL,
 प्लॉट नं. ३, सेक्टर ११, सी.डी.बी. बेलपुर,
 नवी मुंबई-४०० ६१४।



Aaykar Sampark Kendras
 For Income Tax Related
 Queries call Toll Free Nos.
 1961
 OR
 18001801961

1875

भारत सरकार
GOVERNMENT OF INDIA



Biraj Kanti Paul
DOB: 01/03/1956
MALE

6890 7740 3036




Aadhaar-Aam Admi ka Adhikar

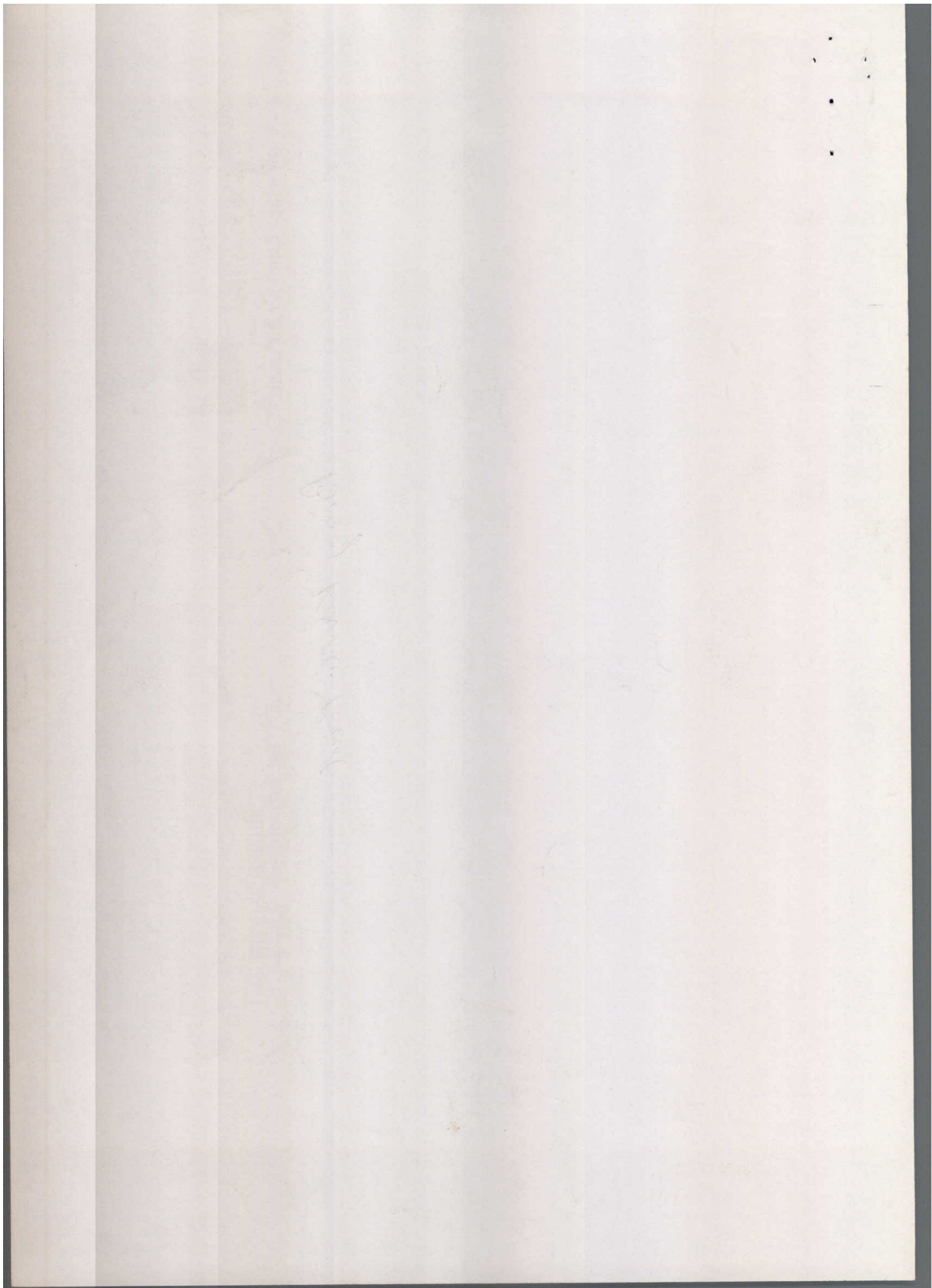
Biraj Kanti Paul

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address
S/O Balai Chandra Paul, 372 S. N GHOSH
AVENUE, ELACHI, Rajpur Sonarpur(M),
South 24 Parganas,
West Bengal - 700103



1800 300 1947
help@uidai.gov.in
www.uidai.gov.in
P.O. Box No. 1947,
Bengaluru-560 001



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

BHTPG3160J



नाम / Name

SUBHAJIT GHOSH

पिता का नाम / Father's Name

JOYDEB GHOSH

जन्म की तिथि /
Date of Birth

13/12/1995

हस्ताक्षर / Signature



Subhajit Ghosh

— W. Friedrich

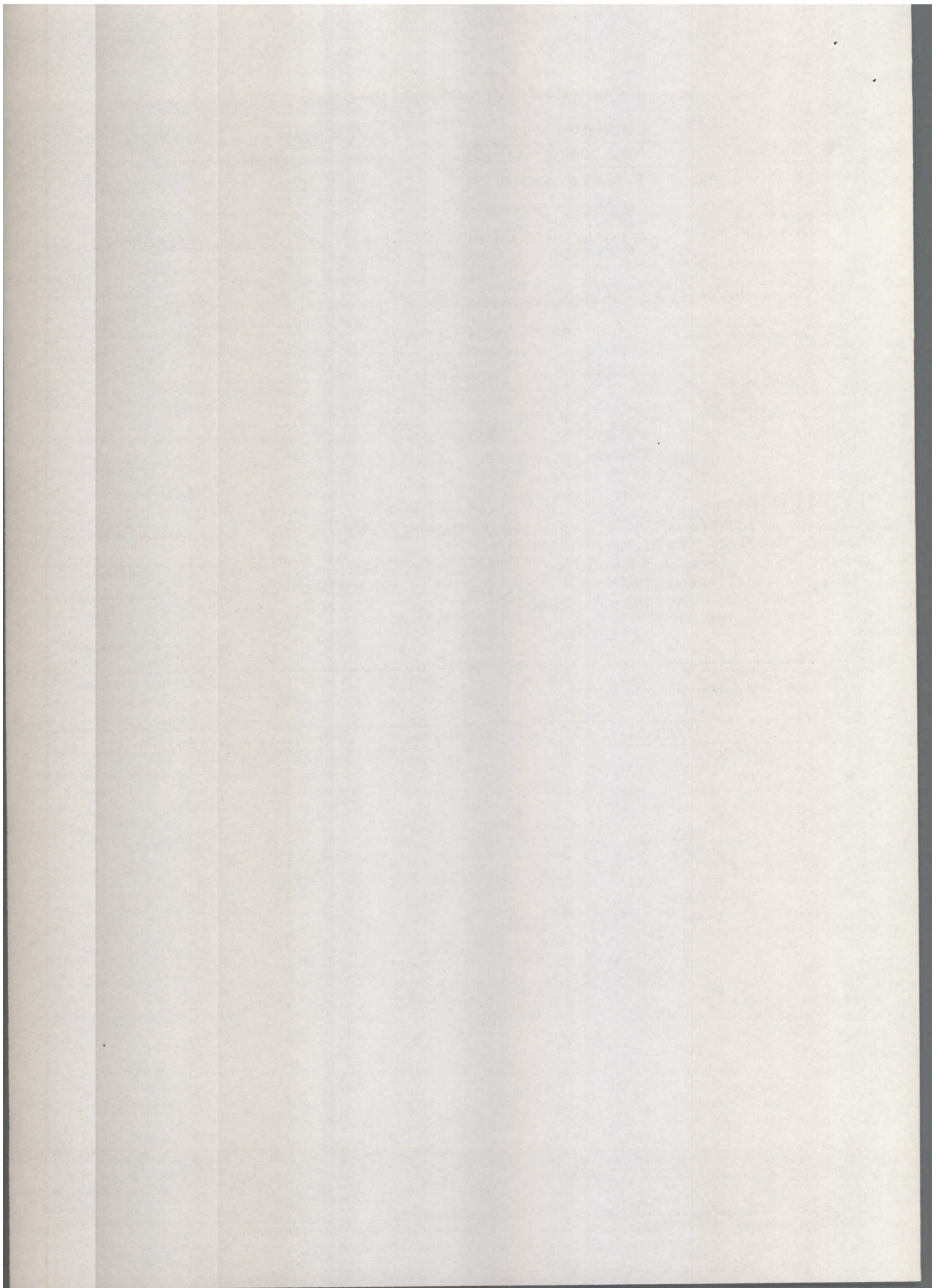
Major Information of the Deed

Deed No :	I-1608-01540/2022	Date of Registration	22/02/2022
Query No / Year	1608-2000505117/2022	Office where deed is registered	
Query Date	15/02/2022 5:04:42 PM	A.D.S.R. SONARPUR, District: South 24-Parganas	
Applicant Name, Address & Other Details	A Das Alipore Judges Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830999246, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 2,000/-	Rs. 1,21,64,721/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:4)	Rs. 21/- (Article:E, E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		




Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: S. N. Ghosh Avenue, Mouza: Elachi, , Ward No: 26 JI No: 70, Pin Code : 700103

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-540 (RS :454)	LR-3396, (RS:-58\0)	Bastu	Danga	11.7 Dec	1,000/-	80,41,087/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road,
L2	LR-541 (RS :455)	LR-3451, (RS:-129\0)	Bastu	Danga	6 Dec	1,000/-	41,23,634/-	Width of Approach Road: 30 Ft.,
		TOTAL :			17.7Dec	2,000 /-	121,64,721 /-	
	Grand Total :				17.7Dec	2,000 /-	121,64,721 /-	



Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mr BIRAJ KANTI PAUL (Presentant) Son of Late Balai Chandra Paul Executed by: Self, Date of Execution: 22/02/2022 , Admitted by: Self, Date of Admission: 22/02/2022 ,Place : Office	Photo  22/02/2022	Finger Print  LTI 22/02/2022	Signature  22/02/2022
372, S. N. Ghosh Avenue, Elachi,, City:- , P.O:- Sonarpur, P.S:-Sonarpur, District:-South24-Parganas, West Bengal, India, PIN:- 700103 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: AFxxxxxx9M, Aadhaar No: 68xxxxxxxx3036, Status :Individual, Executed by: Self, Date of Execution: 22/02/2022 , Admitted by: Self, Date of Admission: 22/02/2022 ,Place : Office				

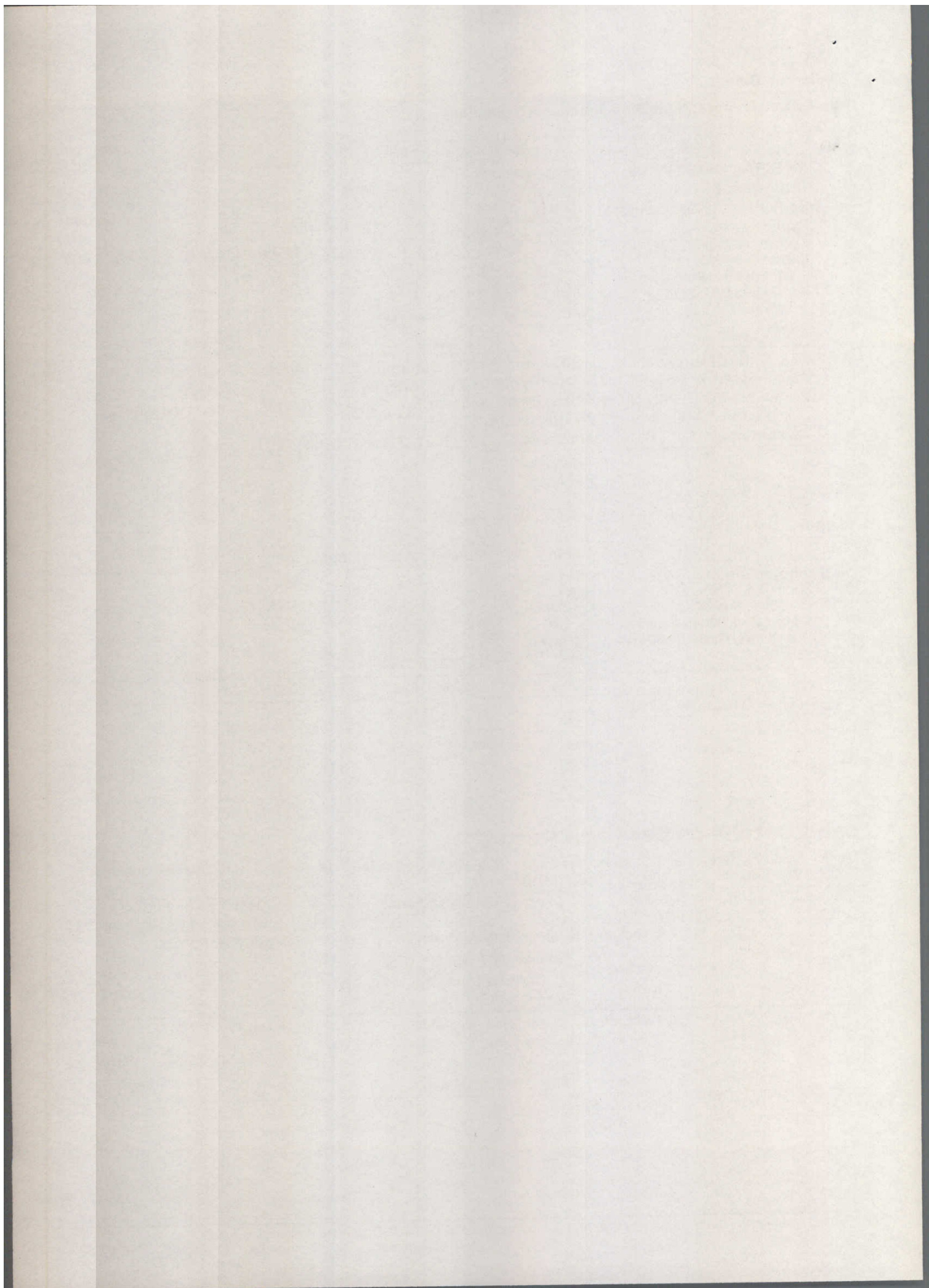
Identifier Details :

Name	Photo	Finger Print	Signature
Mr Subhojit Ghosh Son of Mr Joydeb Ghosh 1159, N S C Bose Road, City:- , P.O:- Narendrapur, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700103	 22/02/2022	 22/02/2022	 22/02/2022
Identifier Of Mr BIRAJ KANTI PAUL			

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: S. N. Ghosh Avenue, Mouza: Elachi, , Ward No: 26 JI No: 70, Pin Code : 700103

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 540, LR Khatian No:- 3396	Owner:বিরাজ কান্তি পাল, Gurdian:বলাই চন্দ্র পাল, Address:নিজ , Classification:ডাঙ্গা, Area:0.12000000 Acre,	Mr BIRAJ KANTI PAUL
L2	LR Plot No:- 541, LR Khatian No:- 3451	Owner:বিরাজ কান্তি পাল, Gurdian:বলাই চন্দ্র, Address:নিজ , Classification:ডাঙ্গা, Area:0.06000000 Acre,	Mr BIRAJ KANTI PAUL



Endorsement For Deed Number : I - 160801540 / 2022

On 22-02-2022

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 4 of Indian Stamp Act 1899.

Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)

Presented for registration at 13:15 hrs on 22-02-2022, at the Office of the A.D.S.R. SONARPUR by Mr BIRAJ KANTI PAUL ,Executant.

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962)

Execution is admitted on 22/02/2022 by Mr BIRAJ KANTI PAUL, Son of Late Balai Chandra Paul, 372, S. N. Ghosh Avenue, Elachi,, P.O: Sonarpur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by Profession Service

Indetified by Mr Subhojit Ghosh, , , Son of Mr Joydeb Ghosh, 1159, N S C Bose Road, P.O: Narendrapur, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by profession Service

Payment of Fees


Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

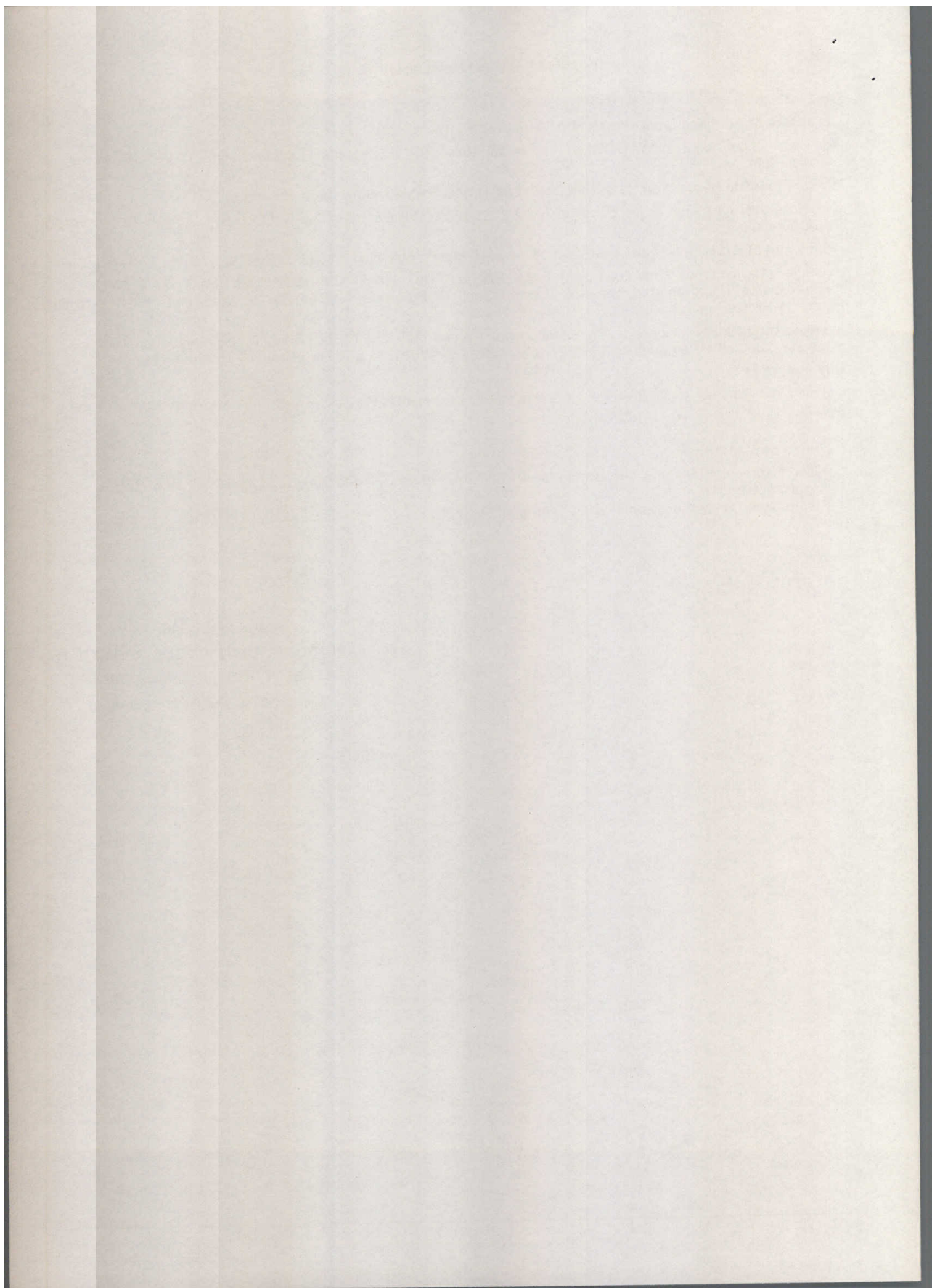
Certified that required Stamp Duty payable for this document is Rs. 30/- and Stamp Duty paid by Stamp Rs 50/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 3821, Amount: Rs.50/-, Date of Purchase: 22/01/2022, Vendor name: Sabyasachi Deb



Barun Kumar Bhunia
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SONARPUR
South 24-Parganas, West Bengal





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1608-2022, Page from 47297 to 47310

being No 160801540 for the year 2022.



Barun Kumar Bhunia

Digitally signed by BARUN KUMAR
BHUNIA
Date: 2022.03.08 15:36:16 +05:30
Reason: Digital Signing of Deed.

(Barun Kumar Bhunia) 2022/03/08 03:36:16 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SONARPUR
West Bengal.

(This document is digitally signed.)