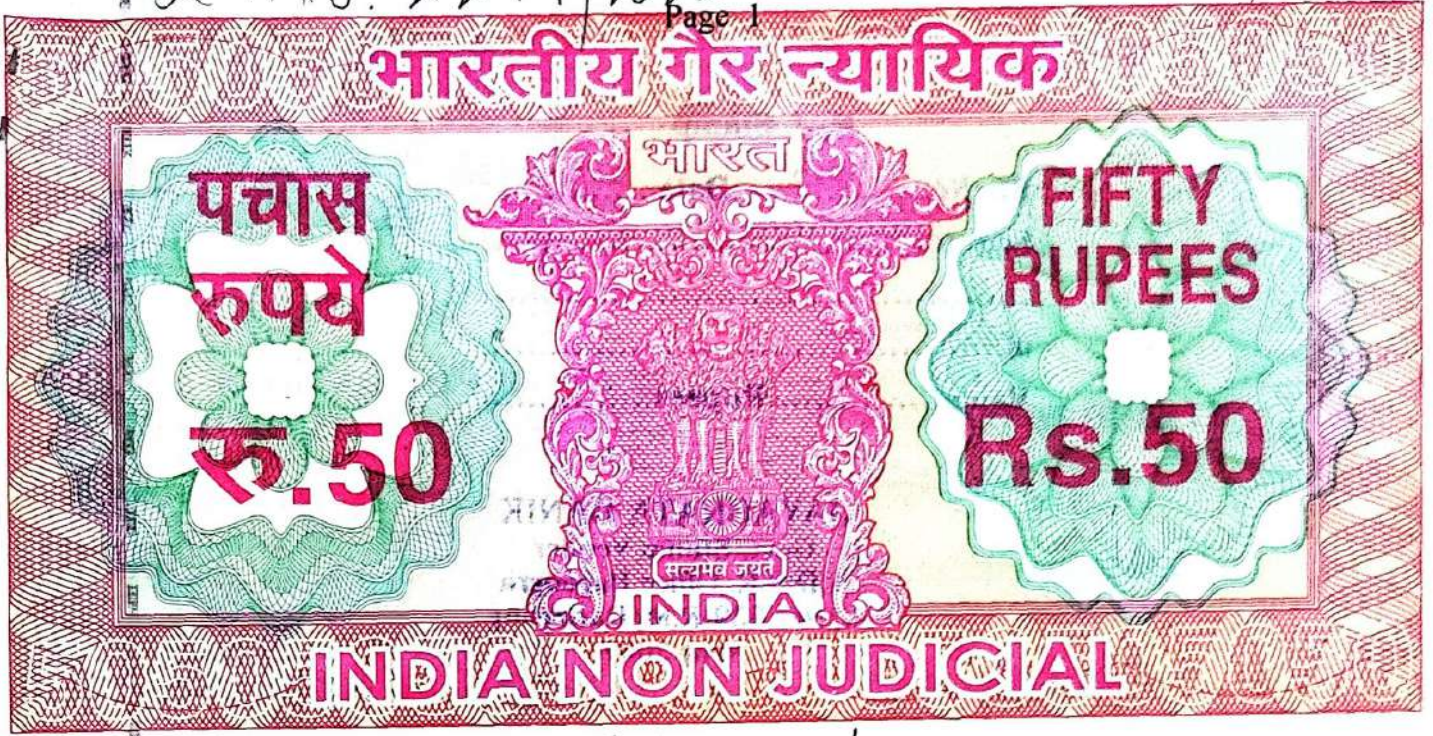


Sl. No. 2299/2023

D. 22/08/2023

Page 1



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AB 447759

8/2162374/2023

*Prayankin*  
13.58

08.23

23

Swapan K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh

Prayanka Ghosh

**DEVELOPMENT POWER OF ATTORNEY**  
**(After Registration of Development Agreement)**

This Development Power of Attorney is made on the 23<sup>rd</sup> day of August, 2023 at Siliguri.

(contd to next sheet)  
CERTIFIED THAT THE DOCUMENT IS ADMITTED TO REGISTRATION THE 14<sup>th</sup> SHEET AND THE ENDORSEMENT SHEET ATTACHED TO THIS DOCUMENT ARE THE PART OF THIS DOCUMENT

ADDL. DIST. REGISTRAR  
SILIGURI

*Prayankin*  
27/8/2023

N. J. Stamp

SL. No. 622 Date 21/08/23  
Sold to Swapan Kt. Ghosh Sothes

of Siliguri  
Value 50/- Rupees Fifty only

*Bank*

**JAYABRATA BANIK**  
Govt. Stamp Vender  
A.D.S.R. Office Bagdogra  
L/No- 539-R.M/Darjeeling  
Year 2007



Addl. Dist. Sub-Registrar  
Siliguri-1, Dt. Darjeeling  
23 AUG 2023

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Swapan K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh

Priyanka Ghosh

Page 2.

KNOW ALL MEN BY THESE PRESENTS That We,

- (1) SRI SWAPAN KUMAR GHOSH (PAN : APMPG1557P), SON OF LATE NARAYAN CHANDRA GHOSH,
- (2) SRI SUBRATA GHOSH (PAN : ARPPG8791E), SON OF LATE NARAYAN CHANDRA GHOSH,
- (3) SMT. GITA DAS (GHOSH) (PAN : ATDPD9005C), WIFE OF MANIK CHANDRA DAS & DAUGHTER OF LATE NARAYAN CHANDRA GHOSH,
- (4) MISS PRIYANKA GHOSH (PAN : BQFPG0720F), DAUGHTER OF LATE DILIP GHOSH @ DILIP KUMAR GHOSH,

All by religion Hindu, by occupation No.1 is Retired Service, No.2 is Business, No.3 & 4 are Service, by Nationality Indians, No.1 is resident of Bipin Paul Sarani bye lane, Subhaspally, Siliguri, P.O. & P.S. Siliguri, Dist. Darjeeling, No.2 is resident of 34, Anjuman Ara Begam Row, Kolkata, Tollygunge, P.O. Tollygunge, P.S. Golf Green, Dist. Kolkata, Pin 700033, No.3 is resident of Rathkhola, Siliguri, P.O. Rabindra Sarani, Pin 734006, P.S. Siliguri, Dist. Darjeeling, and No.4 is resident of Ashutosh Mukherjee Road, College Para, Ward No.17 of the S.M.C., Siliguri, P.O. & P.S. Siliguri, Dist. Darjeeling, hereinafter called the "PRINCIPALS", send Greetings.

WHEREAS (1) Sri Swapan Kumar Ghosh, (2) Sri Subrata Ghosh, (3) Smt. Gita Das (Ghosh) and (4) Miss. Priyanka Ghosh, the First Party / Landowners hereof, became the absolute owners of Vacant Homestead land measuring 0.06-acre, in R.S. Plot / Dag No.10924, recorded in R.S. Khatian No.3277, of Mouza Siliguri, J.L.No.110 (88), P.S. Siliguri, Dist. Darjeeling, by virtue of a Deed of Partition, executed by -Sri Swapan Kumar Ghosh and others, on 21-8-23 and registered in the office of the Addl. Dist. Sub-Registrar, Siliguri, in Book No.I, being document No. 2213 -for the year 2023 and thereby they acquired permanent, heritable and transferrable right, title and interest therein, free from all encumbrances and charges whatsoever.

A N D

WHEREAS in view of the above, (1) Sri Swapan Kumar Ghosh, (2) Sri Subrata Ghosh, (3) Smt. Gita Das (Ghosh) and (4) Miss. Priyanka Ghosh, the First Party / Landowners hereof, are now the absolute owners of said total Homestead land measuring 0.06-acre, and they have got permanent, heritable and transferrable right, title and interest therein, free from all encumbrances and charges whatsoever.

(contd. to next sheet)

Swapan K. Ghosh



Swapan K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh

Priyanka Ghosh

Page 3.

KNOW ALL MEN BY THESE PRESENTS That We,

- (1) SRI SWAPAN KUMAR GHOSH (PAN : APMPG1557P), SON OF LATE NARAYAN CHANDRA GHOSH,
- (2) SRI SUBRATA GHOSH (PAN : ARPPG8791E), SON OF LATE NARAYAN CHANDRA GHOSH,
- (3) SMT. GITA DAS (GHOSH) (PAN : ATDPD9005C), WIFE OF MANIK CHANDRA DAS & DAUGHTER OF LATE NARAYAN CHANDRA GHOSH,
- (4) MISS PRIYANKA GHOSH (PAN : BQFPG0720F), DAUGHTER OF LATE DILIP GHOSH @ DILIP KUMAR GHOSH,

All by religion Hindu, by occupation No.1 is Retired Service, No.2 is Business, No.3 & 4 are Service, by Nationality Indians, No.1 is resident of Bipin Paul Sarani bye lane, Subhaspally, Siliguri, P.O. & P.S. Siliguri, Dist. Darjeeling, No.2 is resident of 34, Anjuman Ara Begam Row, Kolkata, Tollygunge, P.O. Tollygunge, P.S. Golf Green, Dist. Kolkata, Pin 700033, No.3 is resident of Rathkhola, Siliguri, P.O. Rabindra Sarani, Pin 734006, P.S. Siliguri, Dist. Darjeeling, and No.4 is resident of Ashutosh Mukherjee Road, College Para, Ward No.17 of the S.M.C., Siliguri, P.O. & P.S. Siliguri, Dist. Darjeeling, hereinafter called the "PRINCIPALS", do hereby nominate, appoint and constitute **-(1) SRI VASKAR BISWAS**, Son of Late Ajit Kumar Biswas, and **(2) MISS AGNIMITRA BISWAS**, Daughter of Sri Vaskar Biswas, Both by religion Hindu, by occupation Business, by Nationality Indians, residents of Satyen Bose Road, Deshbandhu Para, Siliguri, P.O. Siliguri Town, P.S. Siliguri, Dist. Darjeeling, the Partners of "SUNSHINE REALTORS" (PAN : AEXFS6661J), a Partnership firm, as our true and lawful ATTORNEY to do all or any of the following acts, deeds, matters or things for us, in our names and on our behalf in relation to our property as fully described in the SCHEDULE appended below (hereinafter referred to as BELOW SCHEDULED PROPERTY" for the sake of brevity), in accordance with the terms and conditions of the Agreement dated 23-8-23 executed by the Principals and the Attorney hereof, and registered in the office of the Addl. Dist. Sub-Registrar, Siliguri, in Book No.I, Being document No. 2241 - the Year 2023, in the manner as under:-

1. To attend, appear and represent our and on our behalf before all Courts, Revenue office, collectorate office, Settlement office, land Reforms office, Municipal Corporation office, Siliguri Jalpaiguri Development Authority, Registry and Sub-Registry Office, Police Station and also before all other offices of the Govt. or any private concern.

(contd. to next sheet)



Swapan K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh

Priyanka Ghosh

Page 4.

2. To do all acts and deeds and to complete any Development works on our said below scheduled property strictly as per the terms and conditions of the said Development Agreement and also to do such other works and deeds for us and on our behalf as may be necessary for the due performance and execution of the Development works in the true spirit, intention and terms of the said Agreement of the Development. AND specifically to construct the proposed building as per approved building plans on the below scheduled property with its (Attorneys') own fund.

3. To bring, commence, prosecute and defend and carry through judgment and execution all actions, suits or any other class of legal proceedings including Appeals, Revisions, Review and Reference for us and on our behalf, and for such purposes to appoint advocates or any other class of legal practitioners and in connection thereof to sign notices, complaints, written statements, verifications, vokalatnama etc. and to compromise such suits and legal proceedings.

4. To execute any Deed of Agreement or Agreements, Deed of Sale, Deed of Gift, Deed of Rectification, Deed of Declaration etc. for us and on our behalf the Flats / Garage / parkings of the Apartments, being the saleable space which have been agreed by us as per said Agreement in favour of the Developer / promoter in the proposed building or in favour of any person or persons of its choice or selection and on such consideration as may be deemed fit and proper by the Attorney and to receive the consideration for such sale and/or transfer and/or all the advances, earnest money or any other sale proceeds and to grant receipts or documents there for, only for Developer's Allocation, except owners' allocations.

5. To sign and execute all documents for us and on our behalf as may be required to give effect and/or to act in accordance with the powers conferred upon the said Attorney by the foregoing clauses and also to give effect or to act in accordance with the terms and conditions of the said Agreement of Development as mentioned above and to do all acts necessary in order to carry all such document through registration in pursuance of the provisions of the Registration Act, and also to make over possession of the said property / Flats / Apartments to any person/party or purchaser/s.

(contd. to next sheet)

Swapan K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh  
Priyamka Ghosh

Page 5.

6. To sign and submit necessary building plan/s to the Siliguri Municipal Corporation, Siliguri, and to the Siliguri Jalpaiguri Development Authority.

7. AND GENERALLY for us and on our behalf, to do all acts, deeds, matters and things as may be required to give proper effect to the true meaning and intend to these presents and we hereby ratify and agree to ratify and confirm all acts whatsoever, our said Attorney shall do or cause to be done by virtue of these presents & this Power of Attorney shall be irrevocable during the period for which the said Agreement of Development shall remain in force and effective.

**:SCHEDULE OF THE PROPERTY:**

All that piece or parcel of Vacant Homestead land measuring 0.06-Zero point zero six acre in R.S. Plot / Dag No.10924 (Ten thousand nine hundred twenty four), recorded in R.S. Khatian No.3277 (Three thousand two hundred seventy seven), of Mouza Siliguri, J.L.No.110 (88), identified as Part of Holding No.5/103/35 of Ward No.XVII of the Siliguri Municipal Corporation, situated at Bipin Pal Sarani bye Lane, College Para, Siliguri, within the jurisdiction of Police Station, Sub-division and Registry office Siliguri, Paragana Baikunthapur, Touzi No.3(ja), Dist. Darjeeling.

The said land is presently butted and bounded as follows:

On the North : Land & house of Sri Narayan Ghosh & others; Now Kanan Apartment;

On the South : 17-feet wide approx. Siliguri Municipal Corporation Road;

On the East : Land of Sri Swapan kumar Ghosh & others;

On the West : Land with house of Late Shiben Ghosh & others.

(contd. to next sheet)



Swapn K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh  
Priyanka Ghosh

  
Agnimitra Biswas

IN WITNESS WHEREOF We, the Principals hereof, in good health and conscious mind, have set and subscribed our respective hands on this General Power of Attorney at Siliguri on the day, month and year first above written.

WITNESSES :

1) Tushar Kanti Ghosh  
S/O Late Manish Kanti Ghosh  
Chaya Villa, Aje BSK  
Road (by Lane) Hakimpura  
P.O Siliguri  
Dist- Darjuling

Swapn K. Ghosh  
Subrata Ghosh  
Gita Das Ghosh  
Priyanka Ghosh

SIGNATURE OF THE PRINCIPALS.













Agnimitra Biswas  
SIGNATURE OF THE ATTORNEY.

2) Partha Gouda  
OF Late Q. N. Gouda  
P.O/P.S Siliguri  
Babu Para  
Dist- Darjuling

Drafted by me.











Sisir Kumar Das  
(SISIR KUMAR DAS)  
Advocate, Siliguri.  
Regn.No.WB/352/1988.

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



Sir











Swapan K. Ghosh  
Signature.

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Subrata Ghosh


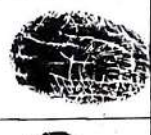
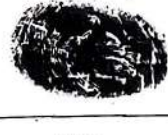







Subrata Ghosh  
Signature.

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Arinda Das Ghosh

Arinda Das Ghosh  
Signature.











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Priyanka











Priyanka Ghosh  
Signature.



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Signature.

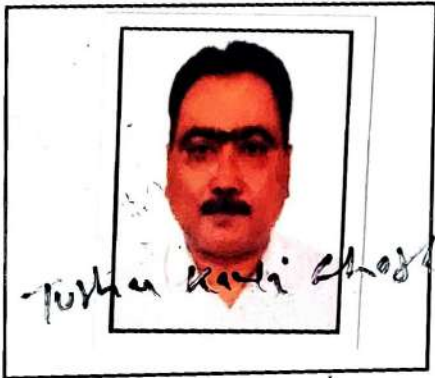
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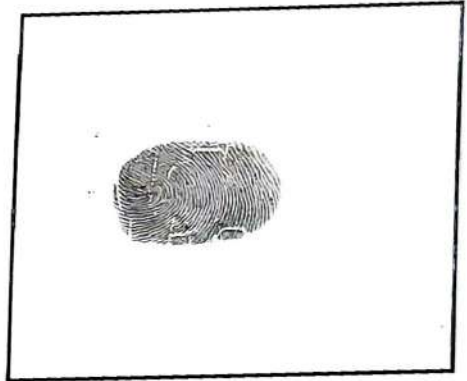
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Signature.

IDENTIFIER PHOTO SHEET

PHOTO



LEFT THUMB IMPRESSION



Tujhan Kanti Choudhary

Signature of Identifier



## Major Information of the Deed

|   |  |   |            |
|---|--|---|------------|
| Deed No :   | I-0402-02244/2023  | Date of Registration                    | 23/08/2023 |
| Query No / Year   | 0402-8002162374/2023   | Office where deed is registered         |            |
| Query Date  | 23/08/2023 1:53:12 PM  | A.D.S.R. SILIGURI, District: Darjeeling |            |
| Applicant Name, Address & Other Details   | Sisir Das<br>Siliguri, Thana : Siliguri, District : Darjeeling, WEST BENGAL, Mobile No. : 9832068257,<br>Status : Advocate   |   |            |
| Transaction   | Additional Transaction   |   |            |
| [0138] Sale, Development Power of Attorney after Registered Development Agreement |  |   |            |
| Set Forth value   | Market Value   |   |            |
|   | Rs. 1,04,72,728/-  |   |            |
| Stampduty Paid(SD)  | Registration Fee Paid  |   |            |
| Rs. 50/- (Article:48(g))  | Rs. 7/- (Article:E)  |   |            |
| Remarks   | Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 040202241/2023 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area) |   |            |




### Land Details :

District: Darjeeling, P.S:- Siliguri, Municipality: SILIGURI MC, Road: COLLEGE PARA WARD NO.17, Road Zone : (UP -- J.C.BOSE ROAD) , Mouza: Siliguri, Pin Code : 734001

| Sch No               | Plot Number | Khatian Number | Land Proposed | Use ROR | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details  |
|----------------------|-------------|----------------|---------------|---------|--------------|-------------------------|-----------------------|--|
| L1                   | RS-10924    | RS-3277        | Bastu         | Bastu   | 0.06 Acre    |                         | 1,04,72,728/-         | Width of Approach Road: 17 Ft., Adjacent to Metal Road, , Project Name : |
| <b>Grand Total :</b> |             |                |               |         | 6Dec         | 0 /-                    | 104,72,728 /-         |  |

**Personal Details :**

**Name, Address, Photo, Finger print and Signature**

| Name   | Photo   | Finger Print   | Signature   |
|--|---|--|---|
| <b>Shri SWAPAN KUMAR GHOSH (Presentant)</b><br>Son of Late NARAYAN CHANDRA GHOSH<br>Executed by: Self, Date of Execution: 23/08/2023<br>, Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office | <br>23/08/2023 | <br>LTI<br>23/08/2023 | <br>23/08/2023 |

SUBHASHPALLY, City:- Siliguri Mc, P.O:- SILIGURI, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734001 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: APxxxxxx7P,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 23/08/2023 , Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office




| Name   | Photo   | Finger Print   | Signature   |
|--|---|--|---|
| 2 <b>Shri SUBRATA GHOSH</b><br>Son of Late NARAYAN CHANDRA GHOSH<br>Executed by: Self, Date of Execution: 23/08/2023<br>, Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office | <br>23/08/2023 | <br>LTI<br>23/08/2023 | <br>23/08/2023 |

34, ANJUMAN ARA BEGAM ROW, TOLLYGUNGE, City:- Kolkata, P.O:- TOLLYGUNGE, P.S:-Girish Park, District:-Kolkata, West Bengal, India, PIN:- 700033 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ARxxxxxx1E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 23/08/2023 , Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office

| Name  | Photo   | Finger Print   | Signature  |
|---|---|--|--|
| 3 <b>Smt GITA DAS GHOSH</b><br>Daughter of Shri MANIK CHANDRA GHOSH<br>Executed by: Self, Date of Execution: 23/08/2023<br>, Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office | <br>23/08/2023 | <br>LTI<br>23/08/2023 | <br>23/08/2023 |

RATHKHOLA, City:- Siliguri Mc, P.O:- RABINDRA SARANI, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734006 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ATxxxxxx5C,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 23/08/2023 , Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office



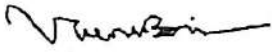


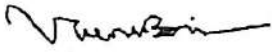


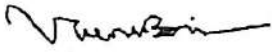











| Name   | Photo   | Finger Print  | Signature   |
|--|---|---|---|
| <b>Miss PRIYANKA GHOSH</b><br>Daughter of Late DILIP GHOSH<br>Executed by: Self, Date of Execution: 23/08/2023<br>, Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office   |  |  |  |
|  | 23/08/2023  | LTI<br>23/08/2023   | 23/08/2023  |
| COLLEGE PARA, City:- Siliguri Mc, P.O:- SILIGURI, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734001 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BQxxxxxx0F,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 23/08/2023<br>, Admitted by: Self, Date of Admission: 23/08/2023 ,Place : Office |   |   |   |

### Attorney Details :

| SI No | Name,Address,Photo,Finger print and Signature  |
|-------|--|
| 1     | <b>SUNSHINE REALTORS</b><br>SATYEN BOSE ROAD, DESHBANDHUPARA, SILIGURI, City:- Siliguri Mc, P.O:- SILIGURI TOWN, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734004 , PAN No.:: AExxxxxx1J,Aadhaar No Not Provided, Status :Organization, Executed by: Representative |

### Representative Details :

| SI No   | Name,Address,Photo,Finger print and Signature  |   |   |              |           |   |   |   |   |  |                    |                   |            |
|---|--|---|---|--------------|-----------|---|---|---|---|--|--------------------|-------------------|------------|
| 1   | <table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Shri VASKAR BISWAS</b><br/>           Son of Late AJIT KUMAR BISWAS<br/>           Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office         </td> <td>  </td> <td>  </td> <td>  </td> </tr> <tr> <td></td> <td>Aug 23 2023 2:36PM</td> <td>LTI<br/>23/08/2023</td> <td>23/08/2023</td> </tr> </tbody> </table>     | Name  | Photo   | Finger Print | Signature | <b>Shri VASKAR BISWAS</b><br>Son of Late AJIT KUMAR BISWAS<br>Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office     |  |  |  |  | Aug 23 2023 2:36PM | LTI<br>23/08/2023 | 23/08/2023 |
| Name  | Photo  | Finger Print  | Signature   |              |           |   |   |   |   |  |                    |                   |            |
| <b>Shri VASKAR BISWAS</b><br>Son of Late AJIT KUMAR BISWAS<br>Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office   |   |  |  |              |           |   |   |   |   |  |                    |                   |            |
|   | Aug 23 2023 2:36PM   | LTI<br>23/08/2023   | 23/08/2023  |              |           |   |   |   |   |  |                    |                   |            |
| SATYEN BOSE ROAD, DESHBANDHUPARA, SILIGURI, City:- Siliguri Mc, P.O:- SILIGURI TOWN, P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734004, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, ,Aadhaar No Not Provided Status : Representative, Representative of : SUNSHINE REALTORS (as PARTNER) |  |   |   |              |           |   |   |   |   |  |                    |                   |            |
| 2   | <table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Miss AGNIMITRA BISWAS</b><br/>           Daughter of Shri VASKAR BISWAS<br/>           Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office         </td> <td>  </td> <td>  </td> <td>  </td> </tr> <tr> <td></td> <td>Aug 23 2023 2:37PM</td> <td>LTI<br/>23/08/2023</td> <td>23/08/2023</td> </tr> </tbody> </table> | Name  | Photo   | Finger Print | Signature | <b>Miss AGNIMITRA BISWAS</b><br>Daughter of Shri VASKAR BISWAS<br>Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office |  |  |  |  | Aug 23 2023 2:37PM | LTI<br>23/08/2023 | 23/08/2023 |
| Name  | Photo  | Finger Print  | Signature   |              |           |   |   |   |   |  |                    |                   |            |
| <b>Miss AGNIMITRA BISWAS</b><br>Daughter of Shri VASKAR BISWAS<br>Date of Execution - 23/08/2023, , Admitted by: Self, Date of Admission: 23/08/2023, Place of Admission of Execution: Office   |   |  |  |              |           |   |   |   |   |  |                    |                   |            |
|   | Aug 23 2023 2:37PM   | LTI<br>23/08/2023   | 23/08/2023  |              |           |   |   |   |   |  |                    |                   |            |



ATYEN BOSE ROAD, DESHBANDHUPARA, SILIGURI, City:- Siliguri Mc, P.O:- SILIGURI TOWN,  
P.S:-Siliguri, District:-Darjeeling, West Bengal, India, PIN:- 734004, Sex: Female, By Caste: Hindu,  
Occupation: Business, Citizen of: India, Aadhaar No Not Provided Status : Representative,  
Representative of : SUNSHINE REALTORS (as PARTNER)

**Identifier Details :**

| Name  | Photo   | Finger Print  | Signature   |
|---|---|---|---|
| <b>Shri Tushar Kanti Ghosh</b><br>Son of Late Mrinal Kanti Ghosh<br>Chaya Villa, A J C Bose Road By Lane,<br>Hakimpara, City:- Siliguri Mc, P.O:-<br>Siliguri, P.S:-Siliguri, District:-Darjeeling,<br>West Bengal, India, PIN:- 734001 |  |  |  |
|   | 23/08/2023  | 23/08/2023  | 23/08/2023  |
| Identifier Of Shri SWAPAN KUMAR GHOSH, Shri SUBRATA GHOSH, Smt GITA DAS GHOSH, Miss PRIYANKA GHOSH, Shri VASKAR BISWAS, Miss AGNIMITRA BISWAS   |   |   |   |

**Transfer of property for L1**

| Sl.No | From                    | To. with area (Name-Area)      |
|-------|-------------------------|--------------------------------|
| 1     | Shri SWAPAN KUMAR GHOSH | SUNSHINE REALTORS-0.01712 Acre |
| 2     | Shri SUBRATA GHOSH      | SUNSHINE REALTORS-0.00864 Acre |
| 3     | Smt GITA DAS GHOSH      | SUNSHINE REALTORS-0.01712 Acre |
| 4     | Miss PRIYANKA GHOSH     | SUNSHINE REALTORS-0.01712 Acre |



**Endorsement For Deed Number : I - 040202244 / 2023**

23-08-2023

**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 : 48 (g) of Indian Stamp Act 1899.

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

Presented for registration at 13:58 hrs on 23-08-2023, at the Office of the A.D.S.R. SILIGURI by Shri SWAPAN KUMAR GHOSH , one of the Executants.

**Certificate of Market Value(WB PUVI rules of 2001)**

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,04,72,728/-

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

Execution is admitted on 23/08/2023 by 1. Shri SWAPAN KUMAR GHOSH, Son of Late NARAYAN CHANDRA GHOSH, SUBHASHPALLY, P.O: SILIGURI, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by Profession Retired Person, 2. Shri SUBRATA GHOSH, Son of Late NARAYAN CHANDRA GHOSH, 34, ANJUMAN ARA BEGAM ROW, TOLLYGUNGE, P.O: TOLLYGUNGE, Thana: Girish Park, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700033, by caste Hindu, by Profession Business, 3. Smt GITA DAS GHOSH, Daughter of Shri MANIK CHANDRA GHOSH, RATHKHOLA, P.O: RABINDRA SARANI, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734006, by caste Hindu, by Profession House wife, 4. Miss PRIYANKA GHOSH, Daughter of Late DILIP GHOSH, COLLEGE PARA, P.O: SILIGURI, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by Profession Service

Indetified by Shri Tushar Kanti Ghosh, , , Son of Late Mrinal Kanti Ghosh, Chaya Villa, A J C Bose Road By Lane, Hakimpara, P.O: Siliguri, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Business

**Admission of Execution ( Under Section 58, W.B. Registration Rules, 1962 ) [Representative]**

Execution is admitted on 23-08-2023 by Shri VASKAR BISWAS, PARTNER, SUNSHINE REALTORS, SATYEN BOSE ROAD, DESHBANDHUPARA, SILIGURI, City:- Siliguri Mc, P.O:- SILIGURI TOWN, P.S:-Siliguri, District:- Darjeeling, West Bengal, India, PIN:- 734004

Indetified by Shri Tushar Kanti Ghosh, , , Son of Late Mrinal Kanti Ghosh, Chaya Villa, A J C Bose Road By Lane, Hakimpara, P.O: Siliguri, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Business

Execution is admitted on 23-08-2023 by Miss AGNIMITRA BISWAS, PARTNER, SUNSHINE REALTORS, SATYEN BOSE ROAD, DESHBANDHUPARA, SILIGURI, City:- Siliguri Mc, P.O:- SILIGURI TOWN, P.S:-Siliguri, District:- Darjeeling, West Bengal, India, PIN:- 734004

Indetified by Shri Tushar Kanti Ghosh, , , Son of Late Mrinal Kanti Ghosh, Chaya Villa, A J C Bose Road By Lane, Hakimpara, P.O: Siliguri, Thana: Siliguri, , City/Town: SILIGURI MC, Darjeeling, WEST BENGAL, India, PIN - 734001, by caste Hindu, by profession Business

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 7.00/- ( E = Rs 7.00/- ) and Registration Fees paid by Cash Rs 7.00/-

**nt of Stamp Duty**

ified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/-  
cription of Stamp  
Stamp: Type: Impressed, Serial no 622, Amount: Rs.50.00/-, Date of Purchase: 21/08/2023, Vendor name: J Banik

*Sangha Ratna Syangden*

**Sangha Ratna Syangden  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. SILIGURI  
Darjeeling, West Bengal**

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ate of Registration under section 60 and Rule 69.

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ume number 0402-2023, Page from 57759 to 57775  
eing No 040202244 for the year 2023.



*Syangden*

Digitally signed by SANGHA RATNA  
SYANGDEN  
Date: 2023.08.25 12:20:41 +05:30  
Reason: Digital Signing of Deed.

(Sangha Ratna Syangden) 2023/08/25 12:20:41 PM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. SILIGURI  
West Bengal.

(This document is digitally signed.)