

02022/24

I-2896/2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AK 713658

Verified that the document is admitted
Registration. The signature sheets and the
endorsement sheets attached with the
document are the part of this document.

District Sub-Register-II
Alipore, South 24-Parganas

28 FEB 2024

23/2
8-8/455954

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that we,

(1) **DEBASHIS MUKHOPADHYAY** (PAN AEDPM6187M, AADHAAR NO. 812494737123), son of Late Jatindra Chandra Mukherjee, aged about 74 years, by faith Hindu, by nationality Indian, by occupation Retired Engineer, (2) **AJITA MUKHERJEE** (PAN ALYPM9398J, AADHAAR NO. 461239847026), wife of Late Dipendra Chandra Mukhopadhyay, aged about 75 years, by faith Hindu, by

[Signatures]
H. M. Mukherjee M.H. Mukherjee

- 7 FEB 2024

No: 887 Date: Rs 50.00

Name:

Address:

Vendor - Washing Ghat
Alipore Judges Court
Kolkata-700 027

S. Dasgupta
Advocate
Alipore Judge's Court
Kolkata-27

Signature of Vendor

Salach Dasgupta

23.02.24

2603

For SKYLINE PROJECTS

Salach Dasgupta

Partner

2604

For SKYLINE PROJECTS

Sanjay Baid

Partner

2605

Debasmita Dasgupta

2606

Sanjay Kumar Baid



District Sub Registrar
Alipore, S. 11 Parganas
23 FEB 2024

nationality Indian, by occupation Homemaker, (3) **SULAGNA BANERJEE** (PAN BLKPB1181M, AADHAAR NO.643393688329), daughter of Late Dipendra Chandra Mukhopadhyay, aged about 50 years, by faith Hindu, by nationality Indian, by occupation School Teacher, (4) **MADHULAGNA MUKHERJEE** (PAN AJFPM5418A, AADHAAR NO.360680993854), daughter of Late Dipendra Chandra Mukhopadhyay, aged about 43 years, by faith Hindu, by nationality Indian, by occupation IT Professional(Engineer), (5) **SAMIR KUMAR MITRA** (PAN AEAPM8570M, AADHAAR NO. 930634849948), son of Late Chandi Charan Mitra, aged about 72 years, by faith Hindu, by nationality Indian, by occupation advocate , (6) **ARIJIT MITRA** (PAN AKYPM5028L, AADHAAR NO. 694339527808), son of Late Subir Kumar Mitra, aged about 46 years, by faith Hindu, by nationality Indian, by occupation service and (7) **DILIP KUMAR DUTT** (PAN ACNPD0565G, AADHAAR NO. 845768387112), son of Late Naba Kumar Dutt, aged about 67 years, by faith Hindu, by nationality Indian, by occupation business, all having Permanent address as 34B, Lake Temple Road, P. S.- Tollygunge, P.O.- Sarat Bose Road ,Kolkata- 700029, hereinafter collectively referred to as **"OWNERS" , SEND GREETINGS :**

WHEREAS we are the absolute Owners of the land and/or well and sufficiently entitled to the premises no. 34B, Lake Temple Road, P. S.- Tollygunge, P.O.- Sarat Bose Road ,Kolkata- 700029, more particularly described in the Schedule hereunder written (hereinafter referred to as the 'said property').

Signature 1 *Signature 2* *Signature 3* *Signature 4* *Signature 5* *Signature 6*



2607

- Jasbir Kumar Mitta



2608

Anshu Mitta



2609

- Ajita Mukherjee

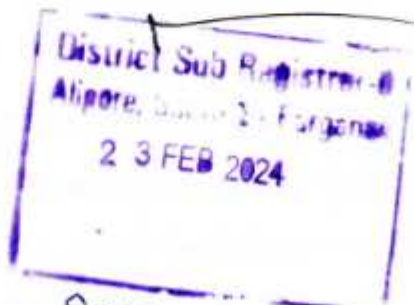


2610

Madhulagna Mukherjee



2611



Subhojit Das
S/O L. Das
D/o G. Das
Alipore, District-2
Parganas, Kolkata-22

AND WHEREAS we are desirous of developing our property which can be developed by constructing a new building having several self contained flats/units and/or other spaces as sanctioned by the Kolkata Municipal Corporation by demolishing all existing structures thereat.

AND WHEREAS we have engaged 1) **PALASH MAZUMDER**, (Holder of PAN AHKPM6085G, AADHAAR NO. 967873176994), son of Late Bijan Bandhu Mazumder, aged about 49 years, by faith Hindu, by nationality Indian, residing at "Roopkatha", Block-A, Flat-3B, 27, Prantik Pally, P.S. - Kasba, P.O.-Bosepukur, Kolkata-700042 carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, (2) **LALIT BAID** (Holder of PAN AEBPB4890E, AADHAAR NO. 574504847204), son of Late Sampat Mull Baid, aged about 55 years, by faith Hindu, by nationality Indian , residing at 117, Southern Avenue, P.S.- Rabindra Sarobar previously Lake, P.O. - Sarat Bose Road, Kolkata-700029, carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, both partners of **M/S SKYLINE PROJECTS** (Holder of PAN ABWFS3367H), a partnership firm having it's office at Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge, Kolkata-700019, who have agreed to develop and construct a building on the said land morefully and particularly described in the Schedule A hereunder written by investing their expertise and funds for erection , construction and completion of the said building according to the building plan sanctioned by the Kolkata Municipal Corporation.

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AND WHEREAS on we have entered into a registered agreement for Development with the said **1) PALASH MAZUMDER**, son of Late Bijan Bandhu Mazumder, aged about 49 years, by faith Hindu, by nationality Indian, carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, **(2) LALIT BAID**, son of Late Sampat Mull Baid, aged about 55 years, by faith Hindu, by nationality Indian , carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, both are the Partners of **M/S SKYLINE PROJECTS**, a partnership firm having it's office at Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019 relating to the property at Premises no. 34B Lake Temple Road, P. S.- Tollygunge, P.O.- Sarat Bose Road ,Kolkata- 700029 District of 24 Parganas (South), within ward No. 87 of the Kolkata Municipal Corporation, morefully and particularly described in the Schedule A hereunder written . The said agreement has been registered in the office of District Sub Registrar II at Alipore on Being no. 2325 for the year 2024.

AND WHEREAS we are not in a position to appear and be present at all places and/or all times, due to our pre occupation, and as such we feel that for smooth execution of the work of construction and completion of the building on the land comprised in the said premises, it is necessary to appoint our constituted attorneys to look after and manage the affairs

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mentioned hereinafter relating to the said premises and proposed project at Premises No.34B, Lake Temple Road, P. S.- Tollygunge, P.O.- Sarat Bose Road ,Kolkata- 700029, District of 24 Parganas (South), within ward No. 87 of the Kolkata Municipal Corporation, morefully and particularly described in the Schedule A hereunder written and to implement the terms and conditions of the said agreement for development.

We do hereby nominate, constitute, authorize and appoint .

1) **PALASH MAZUMDER**, son of Late Bijan Bandhu Mazumder, aged about 49 years, by faith Hindu, by nationality Indian , carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, (2) **LALIT BAID**, son of Late Sampat Mull Baid, aged about 55 years, by faith Hindu, by nationality Indian, carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, both are the Partners of **M/s SKYLINE PROJECTS**, a partnership firm having it's office at Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. - Gariahat, P.O.- Ballygunge Kolkata-700019, as our **ATTORNEYS**, jointly or severally, in my joint and/or collective name and on our behalf to execute or do all or any of the acts deeds or things hereinafter mentioned that is to say --:

1. To sign, execute, cancel, alter, draw, approve all papers, documents, declarations, affidavits, applications, returns, confirmations and consents as may be required to be so done, for and in connection with development of the said premises, on our behalf.

Palash Mazumder *all* *Ankur Kumar* *SB* *M.H.* *Sumit* *At* *1/2*



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2. To appear before the Kolkata Municipal Corporation and/or any other authority and government departments and/or officers and also all other State, Executive, judicial or quasi-judicial and other authorities and also all Courts and Tribunals in all matters relating to development of the said premises, including sign all papers, documents, applications for mutation/separation/amalgamation of my Premises and further apply for grant of a sanction plan and/or for modification of the plan already granted on the premises and to do all matters in connection therewith.
3. To pay all outgoings including Corporation taxes and other charges whatsoever payable for and on account of the said premises and receive refunds and other moneys in connection therewith.
4. To commence, prosecute, enforce, defend, answer and oppose all actions and/or other legal proceedings, including any suit or arbitration proceeding and demands touching any of the matters relating to development of the said premises by or against any third party and to compromise, settle, refer to arbitration, abandon, submit to judgment in any such action or proceedings aforesaid before any Civil or Criminal Court.
5. To apply before the Kolkata Municipal Corporation for sanction of building plan and/or revised plans and sign and execute all necessary documents in connection therewith, including boundary declaration and/or any other declaration, undertaking and/or any other document as may be necessary.











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6. To construct, erect and complete a building on the said premises and/ or any other premises no as may be provided and/or numbered by KMC in connection with the A Schedule Property in accordance with the sanctioned plan, and for the purpose thereof to sign all papers, documents in relation thereto.
7. To sign, verify, declare and/or affirm plaints, written statement, petition, affidavit, verification, objection, cross objection, counter claim, application for execution, revision, review, new trial or stay or of whosoever nature, memorandum of appeal, swear affidavit and to do generally all other acts, deeds and things as the said attorneys or any of them in their discretion shall think fit and proper in any proceedings or in any way therewith so as to defend our possession and title in the said premises and/or in connection therewith.
8. For the purposes as aforesaid, to appoint advocate and sign and execute vakalatnama or any other documents authorizing such advocate to act and to terminate such authority and to pay fees of such advocate.
9. To apply for and obtain electricity, water, sewerage, drainage , or any other connections or any other utilities in the said premises and also the occupancy/ completion certificate and other certificates from the Kolkata Municipal Corporation, Fire Brigade Authorities, CESC Ltd., Directorate of Electricity, lift license and/or other authorities and for that purpose, if required, to make alterations therein and/or have disconnection of the same and for that to sign, execute and applications, documents and plans and do












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all other acts deeds and things as may be deemed fit and proper by our said attorney to this effect.

10. To negotiate and to agree to and enter into and conclude agreement for sale, convey and transfer and/or lease of the flats/units/spaces of the Developers Allocation as morefully and particularly described in the **SCHEDULE B** hereunder written, and receive payments against sale of flats/units/spaces and car parking spaces of the Developer's Allocation in the building which will be constructed by (1) **PALASH MAZUMDER**, son of Late Bijan Bandhu Mazumder, aged about 49 years, by faith Hindu, by nationality Indian, residing at "Roopkatha", Block-A, Flat-3B, 27, Prantik Pally, P.S. - Kasba, P.O.-Bosepukur, Kolkata-700042 carrying on business from Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, (2) **LALIT BAID**, son of Late Sampat Mull Baid, aged about 55 years, by faith Hindu, by nationality Indian, residing at 117, Southern Avenue, P.S.- Rabindra Sarobar previously Lake, P.O-Sarat Bose Road, Kolkata-700029 carrying on business Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, both are Partners of **M/S SKYLINE PROJECTS**, a partnership firm having it's registered office at Skyline Profulla , 1st Floor - 1B, 3A P.C Sorcar Sarani , P.S. – Gariahat, P.O.- Ballygunge Kolkata-700019, in the said premises and to sign and execute and deliver such agreements for sale/transfer of land (undivided proportionate share) thereof or any other agreement for holding/delivering possession of the





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flats, commercial spaces/offices in the Developer's Allocation of the new building at the said premises.

11. In respect of the Developer's Allocation, to sign and execute and deliver deed(s) of conveyance or sale and all other instruments of transfer, undertakings, declarations, confirmations, hypothecation/mortgage deeds/agreements and to present the same and to admit the execution thereof and present for registration before the Registrar of Assurances, Kolkata or any other District Sub-Registrar or Additional District Sub-Registrar having jurisdiction concerning the said premises or before any Notary Public.
12. In respect of the Developer's Allocation, to deliver possession and/or make over the flats/portions and issue letter of possession and to do and perform all and everything that shall be necessary for completing the sale. To receive all moneys, advances and also the balance of the purchase money from the purchaser(s) and grant proper receipts in respect of the amounts to be received on sale and disposal of flats/portions etc. in respect of the Developer's Allocation in connection with the flats/apartments/car parking spaces in the new building at the Attorneys own responsibility.
13. In respect of the Developer's Allocation, to sign all documents that may be required to raise loans for construction of the building by mortgaging the Developer's Allocation with any Bank or Financial institution or organization.

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14. To retain and appropriate all money received by the attorneys for themselves in relation to the matter aforesaid and all other matters relating to the property morefully and particularly described in the Schedule B hereunder written at the Attorneys own responsibility.

AND to do all acts, deeds and things concerning the authorities as enumerated hereinabove hereby granted in respect of the said premises which we ourselves could have done lawfully under our own hand and seal if personally present.

AND we do hereby ratify and confirm and agree to ratify and confirm all and whatsoever our said Attorneys shall lawfully do or cause to be done in or about the said premises as contained hereinabove.

AND we do hereby agree that all acts deeds and things lawfully done by our said attorney shall be construed to as the acts, deeds and things done by the Owners and the owners undertake to ratify and confirm all and whatsoever that our said attorneys shall lawfully do or cause to be done for and on behalf of the owners in terms of the said Development Agreement by virtue of this power of attorney and also to perform the terms and conditions and to implement the said Development Agreement.

le h *SP. Amthugis* *SP* *MM* *enters* *dh* *h*



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SCHEDULE A ABOVE REFERRED TO :

(Premises Details)

ALL THAT piece or parcel of revenue free land measuring an area of 6 (Six) Cottahs 3 (Three) Chittaks 1 (One) Square Feet more or less alongwith three storied structures having a built up area of 2000 Sq.ft more or less per floor , situate and being Plot No. 405 of the surplus lands in Calcutta Improvement Scheme No. XXXIII, formed out of a portion. of old Municipal Premises no. 43, Mudiali Road, being a part of Holding No.39, Sub-Division T, Division VI, Dihi Panchannagram, District the then 24 Parganas now South 24 Parganas, lying situate at and being Premises no 34B, Lake Temple Road, Police Station - Tollygunge, Kolkata - 700029 having Assessee no 110871600387 with all easementary right attached thereto butted and bounded by :-

ON THE NORTH : By Premises No. 44 and 46 , Lake Avenue

ON THE EAST : By Premises No. 30 and 32, Lake Temple Road

ON THE SOUTH : By 40 feet wide Lake Temple Road and Premises no. 36, Lake Temple Road

ON THE WEST : By premises No 38 and 36 , Lake Temple Road

le *hm* *AB* *Amakhiya* *SB* *M.M.* *Amakhiya* *dh* *g*



District Sub Registrar-I
Alipore, South 24 Parganas
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SCHEDULE B ABOVE REFERRED TO :

(Developer's Allocation)

- I) The Developer's allocation shall mean and include:
- (a) 2 (two) flats on the first floor, 1 (one) flat on the front side (south facing) having a built up area of 900 Sq.ft. approximately and 1 (one) flat on the north east side having a built up area of 586 Sq.ft. approximately.
- (b) 2 (two) flats on the third floor, 1 (one) flat on the north east side having a built up area of 436 Sq.ft. approximately and 1 (one) flat on the north west side having a built up area of 532 Sq.ft. approximately. The Developer shall also be entitled to as Developer's allocation the entire ground floor except the car parking spaces and one store to be allotted to the Owners herein.

h *le* *22.0* *Amith* *SB* *M.H. Gaur* *dh* *h* *h*



District Sub Registrar II
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23 FEB 2024

IN WITNESS WHEREOF the Executants hereto has set and subscribed his hands and seals on this 23rd day of February 2024.

SIGNED, SEALED AND DELIVERED

in the presence of :

1. Sunny Yadav
S/o Late Suren Das Yadav
163/E Hossainpur
Kolkata - 700077

Sebastian Mukherjee
Ajita Mukherjee
Delagna Banerjee
Madhulagna Mukherjee
Saurabh Kumar Mitra
Dr. Mitra

Bikash Kumar Das

SIGNATURE OF THE OWNERS

2. Peu Sengupta
D/o Late Debnath Sengupta
2155 Bijoygarh
Tadoupur - 700032

For SKYLINE PROJECTS
Salish Hazra Partner
Law - Baid Partner

SIGNATURE OF THE ATTORNEYS

Drafted by

Subhasis Das Gupta

Advocate

Alipore Judges Court, Kolkata - 700027

WB 952 / 1989

for SKYLINE PROJECT

Printed

Copy



District Sub Registrar - B
Alipore, South 24 Parganas
23 FEB 2024



	Thumb	1st Finger	Middle Finger	Ring Finger	Small Finger
Left Hand					
Right Hand					

Name DEBASHIS MUKHOPADHYAY

Signature Debashis Mukhopadhyay



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Left Hand					
Right Hand					

Name Ajita Mukherjee

Signature Ajita Mukherjee



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Left Hand					
Right Hand					

Name SULAGNA BANERJEE

Signature Sulagna Banerjee



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Right Hand					

Name MADHULAGNA MUKHERJEE

Signature Madhulagna Mukherjee



District Sub Registrar II
Alipore, South 24 Parganas
23 FEB 2024



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Left Hand					
Right Hand					

Name DEBASHIS MUKHOPADHYAY

Signature Debashis Mukhopadhyay



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Left Hand					
Right Hand					

Name Ajita Mukherjee

Signature Ajita Mukherjee



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Left Hand					
Right Hand					

Name SULAGNA BANERJEE

Signature Sulagna Banerjee



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Left Hand					
Right Hand					

Name MADHULAGNA MUKHERJEE

Signature Madhulagna Mukherjee



District Sub Registrar-II
Alipore, South 24 Parganas
23 FEB 2024



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Left Hand					
Right Hand					

Name.....SAMIR KUMAR MITRA

Signature.....*Samir Kumar Mitra*



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Left Hand					
Right Hand					

Name.....ARJIT MITRA

Signature.....*Arjit Mitra*



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Left Hand					
Right Hand					

Name.....BIPIN KUMAR DUTT

Signature.....*Bipin Kumar Dutt*



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Left Hand					
Right Hand					

Name.....PARASH MAZUMDER

Signature.....*Parash Mazumder*



District Sub Registrar-II
Alipore, South 24 Parganas
23 FEB 2024



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Left Hand					
Right Hand					

Name.....LALIT BAID.....

Signature.....Lalit Baid.....



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Left Hand					
Right Hand					

Name.....

Signature.....



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Left Hand					
Right Hand					

Name.....

Signature.....



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Left Hand					
Right Hand					

Name.....

Signature.....



District Sub Registrar-II
Alipore, South 24 Parganas
23 FEB 2024



Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - I I SOUTH 24-PARGANAS, District Name :South 24-Parganas
Signature / LTI Sheet of Query No/Year 16028000455954/2024

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr DEBASHIS MUKHOPADHYAY Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24- Parganas, West Bengal, India, PIN:- 700029	Principal			<i>Debashis Mukhopadhyay</i> 23/2/24
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Mrs AJITA MUKHERJEE Prantik Pally, 165/A, City:- Not Specified, P.O:- Kasba, P.S:- Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042	Principal			<i>Ajita Mukherjee</i> 23/02/2024.
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mrs SULAGNA BANERJEE S R Das Road, 18, City:- Not Specified, P.O:- Sarat Bose Road, P.S:- Tollygunge, District:- South 24-Parganas, West Bengal, India, PIN:- 700026	Principal			

The undersigned, being a duly qualified and authorized person, do hereby certify that the above is a true and correct copy of the original as submitted to me by the applicant.

Signature of the
 District Sub-Registrar

(Signature)

Signature of the
 District Sub-Registrar







(Signature)






I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mrs MADHU LAGNA MUKHERJEE Old Ballygunge 2nd Lane, 39/2A, City:- Not Specified, P.O:- Ballygunge, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019	Principal			<i>Madhulagna Mukherjee</i> 23/02/2024
5	Mr DILIP KUMAR DUTT Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029	Principal			<i>Dilip Kumar Dutt</i> 23/02/2024
6	Mr SAMIR KUMAR MITRA Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:- Tollygunge, District:- South 24-Parganas, West Bengal, India, PIN:- 700029	Principal			<i>Samir Kumar Mitra</i> 23/02/2024

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
7	Mr ARIJIT MITRA Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029	Principal			<i>Arijit Mitra</i> 23/02/2024
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
8	Mr PALASH MAZUMDER P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019	Representative of Attorney [SKYLINE PROJECT S]			<i>Palash Mazumder</i> 23.02.2024
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
9	Mr LALIT BAID P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019	Representative of Attorney [SKYLINE PROJECT S]			<i>Lalit Baid</i> 23.02.2024.



Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr SUBHASIS DAS GUPTA Son of Mr . ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:- Alipore, District:- South 24-Parganas, West Bengal, India, PIN:- 700027	Mr DEBASHIS MUKHOPADHYAY, Mrs AJITA MUKHERJEE, Mrs SULAGNA BANERJEE, Mrs MADHU LAGNA MUKHERJEE, Mr DILIP KUMAR DUTT, Mr SAMIR KUMAR MITRA, Mr ARIJIT MITRA, Mr PALASH MAZUMDER, Mr LALIT BAID			

(Suman Basu)

DISTRICT SUB-
REGISTRAR

OFFICE OF THE D.S.R. -I
I SOUTH 24-PARGANAS
South 24-Parganas, West
Bengal

Sl. No.	Name of the person	Address	Signature	Remarks
1	Mr. [Name]	[Address]	[Signature]	[Remarks]
2	Mr. [Name]	[Address]	[Signature]	[Remarks]
3	Mr. [Name]	[Address]	[Signature]	[Remarks]
4	Mr. [Name]	[Address]	[Signature]	[Remarks]
5	Mr. [Name]	[Address]	[Signature]	[Remarks]
6	Mr. [Name]	[Address]	[Signature]	[Remarks]
7	Mr. [Name]	[Address]	[Signature]	[Remarks]
8	Mr. [Name]	[Address]	[Signature]	[Remarks]
9	Mr. [Name]	[Address]	[Signature]	[Remarks]
10	Mr. [Name]	[Address]	[Signature]	[Remarks]

1. [Text]
 2. [Text]
 3. [Text]
 4. [Text]
 5. [Text]
 6. [Text]
 7. [Text]
 8. [Text]
 9. [Text]
 10. [Text]



Major Information of the Deed

Deed No :	I-1602-02896/2024	Date of Registration	28/02/2024
Query No / Year	1602-8000455954/2024	Office where deed is registered	
Query Date	19/02/2024 5:12:33 PM	D.S.R. -I I SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Subhasis Dasgupta Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9830049174, Status :Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
Rs. 3,10,00,000/-		Rs. 4,10,99,849/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 50/- (Article:48(g))		Rs. 39/- (Article:E, M(b),)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160202325/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



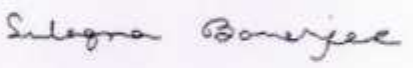
District: South 24-Parganas, P.S:- Lake, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Lake Temple Road, , Premises No: 34B, , Ward No: 087 Pin Code : 700029

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	6 Katha 3 Chatak 1 Sq Ft	3,00,00,000/-	3,65,09,849/-	Width of Approach Road: 40 Ft.,
Grand Total :				10.2117Dec	300,00,000 /-	365,09,849 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	6000 Sq Ft.	10,00,000/-	45,90,000/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 2000 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 2000 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 2, Area of floor : 2000 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		6000 sq ft	10,00,000 /-	45,90,000 /-	

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Mr DEBASHIS MUKHOPADHYAY Son of Late Jatindra Chandra Mukhopadhyay Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AExxxxxx7M, Aadhaar No: 81xxxxxxxx7123, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence			
2	Mrs AJITA MUKHERJEE Wife of Late Dipendra Chandra Mukhopadhyay Prantik Pally, 165/A, City:- Not Specified, P.O:- Kasba, P.S:- Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ALxxxxxx8J, Aadhaar No: 46xxxxxxxx7026, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence			
3	Mrs SULAGNA BANERJEE Daughter of Late Dipendra Chandra MUKHOPADHYAY Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 28/02/2024 ,Place : Office	 28/02/2024	 LTI 28/02/2024	 28/02/2024
	S R Das Road, 18, City:- Not Specified, P.O:- Sarat Bose Road, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700026 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BLxxxxxx1M, Aadhaar No: 64xxxxxxxx8329, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 28/02/2024 ,Place : Office			
4	Mrs MADHU LAGNA MUKHERJEE Daughter of Late Dipendra Chandra Mukherjee Old Ballygunge 2nd Lane, 39/2A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AJxxxxxx8A, Aadhaar No: 36xxxxxxxx3854, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence			
5	Mr DILIP KUMAR DUTT Son of Late Naba Kumar DUTT Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Professionals, Citizen of: India, PAN No.:: ACxxxxxx5G, Aadhaar No: 84xxxxxxxx7112, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence			

6	Mr SAMIR KUMAR MITRA Son of Late Chandhi Charan Mitra Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Professionals, Citizen of: India, PAN No.:: AExxxxxx0M,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence
7	Mr ARIJIT MITRA Son of Late Subir Kumar Mitra Lake Temple Road, 34B, City:- Not Specified, P.O:- Sarat Bose Road, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AKxxxxxx8L,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 23/02/2024 , Admitted by: Self, Date of Admission: 23/02/2024 ,Place : Pvt. Residence




Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	SKYLINE PROJECTS P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 , PAN No.:: ABxxxxxx7H,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr PALASH MAZUMDER (Presentant) Son of Late Bijan Bandhu Mazumder P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AHxxxxxx5G, Aadhaar No: 96xxxxxxxx6994 Status : Representative, Representative of : SKYLINE PROJECTS (as Partner)
2	Mr LALIT BAID Son of Late Sampat Mull BAID P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx0E, Aadhaar No: 57xxxxxxxx7204 Status : Representative, Representative of : SKYLINE PROJECTS (as Partner)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SUBHASIS DAS GUPTA Son of Mr ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24 -Parganas, West Bengal, India, PIN:- 700027		 Captured	
	28/02/2024	28/02/2024	28/02/2024
Identifier Of Mr DEBASHIS MUKHOPADHYAY, Mrs AJITA MUKHERJEE, Mrs SULAGNA BANERJEE, Mrs MADHU LAGNA MUKHERJEE, Mr DILIP KUMAR DUTT, Mr SAMIR KUMAR MITRA, Mr ARIJIT MITRA, Mr PALASH MAZUMDER, Mr LALIT BAID			


Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr DEBASHIS MUKHOPADHYAY	SKYLINE PROJECTS-1.45881 Dec
2	Mrs AJITA MUKHERJEE	SKYLINE PROJECTS-1.45881 Dec
3	Mrs SULAGNA BANERJEE	SKYLINE PROJECTS-1.45881 Dec
4	Mrs MADHU LAGNA MUKHERJEE	SKYLINE PROJECTS-1.45881 Dec
5	Mr DILIP KUMAR DUTT	SKYLINE PROJECTS-1.45881 Dec
6	Mr SAMIR KUMAR MITRA	SKYLINE PROJECTS-1.45881 Dec
7	Mr ARIJIT MITRA	SKYLINE PROJECTS-1.45881 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr DEBASHIS MUKHOPADHYAY	SKYLINE PROJECTS-857.14285714 Sq Ft
2	Mrs AJITA MUKHERJEE	SKYLINE PROJECTS-857.14285714 Sq Ft
3	Mrs SULAGNA BANERJEE	SKYLINE PROJECTS-857.14285714 Sq Ft
4	Mrs MADHU LAGNA MUKHERJEE	SKYLINE PROJECTS-857.14285714 Sq Ft
5	Mr DILIP KUMAR DUTT	SKYLINE PROJECTS-857.14285714 Sq Ft
6	Mr SAMIR KUMAR MITRA	SKYLINE PROJECTS-857.14285714 Sq Ft
7	Mr ARIJIT MITRA	SKYLINE PROJECTS-857.14285714 Sq Ft

Endorsement For Deed Number : I - 160202896 / 2024

On 19-02-2024

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 4,10,99,849/-



Suman Basu
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 23-02-2024

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

Presented for registration at 15:45 hrs on 23-02-2024, at the Private residence by Mr PALASH MAZUMDER ,.

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

Execution is admitted on 23/02/2024 by 1. Mr DEBASHIS MUKHOPADHYAY, Son of Late Jatindra Chandra Mukhopadhyay, Lake Temple Road, 34B, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Retired Person, 2. Mrs AJITA MUKHERJEE, Wife of Late Dipendra Chandra Mukhopadhyay, Prantik Pally, 165/A, P.O: Kasba, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession House wife, 3. Mrs MADHU LAGNA MUKHERJEE, Daughter of Late Dipendra Chandra Mukherjee, Old Ballygunge 2nd Lane, 39/2A, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by Profession Service, 4. Mr DILIP KUMAR DUTT, Son of Late Naba Kumar DUTT, Lake Temple Road, 34B, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Professionals, 5. Mr SAMIR KUMAR MITRA, Son of Late Chandi Charan Mitra, Lake Temple Road, 34B, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Professionals, 6. Mr ARIJIT MITRA, Son of Late Subir Kumar Mitra, Lake Temple Road, 34B, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Service Indetified by Mr SUBHASIS DAS GUPTA, , Son of Mr ., ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

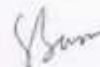
Admission of Execution (Under Section 58, W.B. Registration Rules, 1962) [Representative]

Execution is admitted on 23-02-2024 by Mr PALASH MAZUMDER, Partner, SKYLINE PROJECTS, P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019

Indetified by Mr SUBHASIS DAS GUPTA, , Son of Mr ., ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 23-02-2024 by Mr LALIT BAID, Partner, SKYLINE PROJECTS, P C SORCAR SARANI, 3A, City:- Not Specified, P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019

Indetified by Mr SUBHASIS DAS GUPTA, , Son of Mr ., ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate



Suman Basu
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 28-02-2024

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.

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

Execution is admitted on 28/02/2024 by Mrs SULAGNA BANERJEE, Daughter of Late Dipendra Chandra MUKHOPADHYAY, S R Das Road, 18, P.O: Sarat Bose Road, Thana: Tollygunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700026, by caste Hindu, by Profession Service

Indetified by Mr SUBHASIS DAS GUPTA, , , Son of Mr . , ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39.00/- (E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 39.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 713658, Amount: Rs.50.00/-, Date of Purchase: 07/02/2024, Vendor name: WASHIM GAZI



Suman Basu
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I | SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2024, Page from 102175 to 102204

being No 160202896 for the year 2024.



Suman

Digitally signed by Suman Basu
Date: 2024.03.01 17:20:51 +05:30
Reason: Digital Signing of Deed.

(Suman Basu) 01/03/2024

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - I I SOUTH 24-PARGANAS

West Bengal.