

01/12/23

L-13921/53



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AN 059750

22/11/2023

8002868635/2023
 I certify that the document is submitted for
 Registration. The signature sheets and the
 endorsement sheets attached with the
 documents are the part of this document.

District Sub-Registrar-IV
 Registrar U/S 7 (2) of
 Registration 1908
 Alipore, South 24 Parganas

22 NOV 2023

DEVELOPMENT POWER OF ATTORNEY

In respect of Premises No. 170/342, N.S.C. Bose Road, its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98.

These Development Power of Attorney made on this day, month and year written at last hereinafter.

BY

(1) SRI DIPAK CHANDRA BANERJEE, son of Late Ramesh Chandra Banerjee, having his PAN : ADKPB 3286 C, Aadhaar : 9058 3104 9459 and Mobile : 9433300367, by faith-Hindu, by nationality - Indian, by occupation - Retired, residing

at 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, **(2) SRI KRISANU BANDYOPADHYAY**, son of Late Barun Chandra Banerjee, having **PAN : AFMPB 8124 R**,

and **Mobile :9073990373.....**, by faith-Hindu, by nationality - Indian, by occupation - Service, presently residing at 2/5, Netaji Nagar,

P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, **(3) SMT. SABITA L**

BANERJEE, wife of Late Arun Banerjee, having **PAN : AUQPB 0812 A**,

Aadhaar : 4423 3046 6673 and **Mobile : 7890112870**, by faith-Hindu, by

nationality - Indian, by occupation - Housewife, residing at 2/5, Netaji

Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092 and

(4) SMT. SHOMA MENON, daughter of Late Arun Banerjee

and wife of Mr. Shashank Menon, having her **PAN : AVVPM 5650 L**,

Aadhaar : 4591 8734 0550 and **Mobile : 7596642196**, by faith-Hindu, by

nationality - Indian, by occupation - Service, residing at Block-401, S.N.

Ghosh Avinue, Elachi, P.S.-Narendrapur, P.O.-Narendrapur, Kolkata-

700103, hereinafter jointly called as the **LAND OWNERS / PRINCIPALS-**

CUM-APPOINTERS (which expression shall unless excluded by or

repugnant to the context be deemed to mean and include their heirs,

executors, administrators, legal representatives and assigns) **admitted**

and executed by self individually **and** hereinafter referred to as the

party of the **FIRST PART**.

AND

TARA MAA CONSTRUCTION, a proprietorship firm, having its **PAN : ARPPP 2861 A** and **Mobile : 9874844066**, its principal place of business at 2/50, Netaji Nagar, P.O. - Regent Estate, P.S. - Netaji

Atan Chandra Banerjee

Nagar, Kolkata-700092, represented by its proprietor namely **Sri Gora Chand Paul**, son of Late Mahendra Nath Paul, having **PAN : ARPPP 2861 A**, **Aadhar : 6895 0701 4546** and **Mobile : 9874844066**, by faith-Hindu, by nationality-Indian, by occupation - Business, residing at 2/50, Netaji Nagar, P.O. - Regent Estate, P.S. - Netaji Nagar, Kolkata-700092, hereinafter referred as the **DEVELOPER / CONSTITUTED ATTORNEY** (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, administrators, legal representatives and assigns) **admitted and executed** by self and hereinafter referred to as the party of the **SECOND PART**.

Send Greetings :

WHEREAS one **Sri Ramesh Chandra Banerjee**, son of Late Tripurari Banerjee, being a refugee displaced person came down from East Pakistan now called Bangladesh due to partition of India **and** settled in West Bengal and occupied a piece or parcel of a land measuring more or less 6K.-14Ch.-31sq.ft. **and** was residing alongwith his family members after constructing one storied residential building thereon **and** has been recorded the said occupied land with building before the competent authority of the then Calcutta Municipal Corporation which has been recorded as Premises No. 170/342, N.S.C. Bose Road, its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98 **and** as Owner Sri Ramesh Chandra Banerjee paid property tax regularly.

Ripak Chandra Banerjee

AND WHEREAS the said occupier Sri Ramesh Chandra Banerjee represented before the Refugee Relief & Rehabilitation Department, Government of West Bengal for grant of Indenture in respect of the said occupied property in favour of him **and** subsequently the Governor of the State of West Bengal as the Donor therein conferred absolute right, title and interest by way of 'deed of gift' of the said occupied property measuring more or less 6K.-14Ch.-31sq.ft. comprised in E.P. No. 705, S.P. No. 297, in C.S. Plot / Dag No. 4(P) & 559, Mouza - Raipur & Shibpur, J.L. No. 33 & 42, within the Police Station-Jadavpur, in the District of South 24 Pgs., lying and situated at Netaji Nagar Colony, Kolkata-700040, within the limits of the then Calcutta Municipal Corporation.

WHEREAS during enjoying the aforesaid homestead land, the aforesaid occupier Sri Ramesh Chandra Banerjee, died intestate on 16-08-1974, a Hindu under Dayabhaga School of Hindu Law, leaving behind his three sons namely Sri Barun Chandra Banerjee, Sri Arun Chandra Banerjee and Sri Dipak Chandra Banerjee, who were become to enjoy the aforesaid occupied homestead land which left by deceased Ramesh Chandra Banerjee. Thereafter the Governor of the State of West Bengal as 'Donor' made three Deed of Gifts in favour of aforesaid occupiers namely Sri Barun Chandra Banerjee, Sri Arun Chandra Banerjee and Sri Dipak Chandra Banerjee as hereunder :-

(i) **Sri Dipak Chandra Banerjee** : by a Deed of Gift which was registered on 24th day of January, 1989, at Additional District Registration Office, Alipore and has been recorded in its Book No. I,

Dipak Chandra Banerjee

Volume No. 9, Pages from 261 to 264, being No. 666, for the year 1989, transferred, conveyed in favour of Sri Dipak Chandra Banerjee, son of Late Ramesh Chandra Banerjee for **all that** homestead land measuring an area of 2K.-5Ch.-10sq.ft. in E.P. No. 705, S.P. No. 297, in C.S. Plot No. 4 (P), Mouza - Raipur, J.L. No. 33, within the limit of Kolkata Municipal Corporation Ward No. 98 **and** said Sri Dipak Chandra Banerjee being 'Donee' accepted the said land by putting his signature in the said deed and also confirm his own possession **and** was enjoying at aforesaid homestead land with residential building thereon **which is being part of** Premises No. 170/342, N.S.C. Bose Road, part of its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, part of Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98 **and** not yet mutated his name before the Kolkata Municipal Corporation in respect of the said gifted property with building thereon, but paying property tax under the existing Assessee No. 23-098-06-0342-8.

(ii) **Sri Arun Chandra Banerjee** : by a Deed of Gift which was registered on 24th day of January 1989, at Additional District Registration Office, Alipore and has been recorded in its Book No. I, Volume No. 9, Pages from 253 to 256, being No. 664 for the year 1989, transferred, conveyed in favour of Sri Arun Chandra Banerjee, son of Late Ramesh Chandra Banerjee for **all that** homestead land measuring an area of 2K.-4Ch.-10sq.ft. in E.P. No. 705A, S.P. No. 297/1, in C.S. Plot No. 4 (P), Mouza - Raipur, J.L. No. 33, within the limit of Kolkata Municipal Corporation Ward No. 98 **and** said Sri Arun Chandra Banerjee being 'Donee' accepted the said land by putting his signature in the said deed and

Dipak Chandra Banerjee

also confirm his own possession **and** was enjoying at aforesaid homestead land with residential building thereon **which is being part of** Premises No. 170/342 N.S.C. Bose Road, part of its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, part of Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98 **and** not yet mutated his name before the Kolkata Municipal Corporation in respect of the said gifted property with building thereon, but paying property tax under the existing Assessee No. 23-098-06-0342-8 **and**

(iii) **Sri Barun Chandra Banerjee** : by a Deed of Gift which was registered on 24th day of January 1989, at Additional District Registration Office, Alipore and has been recorded in its Book No. I, Volume No. 9, Pages from 245 to 248, being No. 662, for the year 1989, transferred, conveyed in favour of Sri Barun Chandra Banerjee, son of Late Ramesh Chandra Banerjee for **all that** homestead land measuring an area of 2K.-5Ch.-11sq.ft. in E.P. No. 705B, S.P. No. 297/2, in C.S. Plot No. 4 (P) & 559(P), Mouza - Raipur, J.L. No. 33 & 42, within the limit of Kolkata Municipal Corporation Ward No. 98 **and** said Sri Barun Chandra Banerjee being 'Donee' accepted the said land by putting his signature in the said deed and also confirm his own possession **and** was enjoying at aforesaid homestead land with residential building thereon **which is being part of** Premises No. 170/342, N.S.C. Bose Road, part of its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, part of Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98 **and** not yet mutated his name before the Kolkata Municipal Corporation in respect of the said gifted property with building thereon, but paying property tax under the existing Assessee Nb. 23-098-06-0342-8.

Kipae Chandra Banerjee

AND WHEREAS be it mentioned here that **though** the three separate Deed of Gifts were made by the Governor of State of West Bengal as mentioned hereinabove, the aforesaid three individual owners namely Sri Barun Ch. Banerjee, Sri Arun Ch. Banerjee and Sri Dipak Ch. Banerjee **not yet demarkated** their aforesaid gifted individual landed property on the existing land i.e. **not yet separated** the existing land among themselves as per aforesaid three Deed of Gifts. **At the same time**, aforesaid three individual owners namely Sri Barun Ch. Banerjee, Sri Arun Ch. Banerjee and Sri Dipak Ch. Banerjee **not yet mutated** their individual name before the Kolkata Municipal Corporation for their aforesaid individual gifted property **but** paying property tax jointly under the existing Assessee No. 23-098-06-0342-8. i.e. there is no reflection in the assessment records of the Kolkata Municipal Corporation in respect of above mentioned three separate Deed of Gifts. **As a result** the existing land and building which was left by deceased Ramesh Ch. Banerjee is as it is **and** in the mean time, out of aforesaid three Owners, two of them namely Sri Barun Chandra Banerjee and Sri Arun Chandra Banerjee become death as follows :-

(i) **Sri Barun Chandra Banerjee** died intestate on 04-01-2016 (his wife Smt. Krishna Banerjee died on 29-11-2019) a Hindu under Dayabhaga School of Hindu Law, leaving behind their only legal heir **Sri Krisanu Bandyopadhyay**, part of the First Part herein, to inherit the entire property as per above mentioned Gift Deed being No. 662 for the year 1989 which left by deceased Barun Chandra Banerjee.

Dipak Chandra Banerjee

(ii) **Sri Arun Chandra Banerjee** died intestate on 14-03-2007, a Hindu under Dayabhaga School of Hindu Law, leaving behind as legal heirs — his wife **Smt. Sabita Banerjee** and only daughter **Smt. Shoma Menon**, part of the First Part herein, to inherit the entire property as per above mentioned Gift Deed being No. 664 for the year 1989 which left by deceased Arun Chandra Banerjee.

AND WHEREAS thus by virtue of above mentioned Deed of Gift being No. being No. 666, for the year 1989 **and** by virtue of inheritance as per above mentioned recite of title history towards Deed of Gift being No. 664 for the year 1989 **and** by virtue of inheritance as per above mentioned recite of title history towards Deed of Gift being No. 662, for the year 1989 viz (i) Sri Dipak Chandra Banerjee, (ii) Sri Krisanu Bandyopadhyay, legal heir of deceased Barun Ch. Banerjee and (iiia) Smt. Sabita Banerjee and (iiib) Smt. Shoma Menon, legal heirs of deceased Arun Ch. Banerjee become joint owners of **all that** homestead land measuring an area of 6K.-14Ch.-31sq.ft. in E.P. No. 705, S.P. No. 297, in C.S. Plot / Dag No. 4(P) & 559, Mouza - Raipur & Shibpur, J.L. No. 33 & 42, Premises No. 170/342, N.S.C. Bose Road, its postal address 2/5, Netaji Nagar, P.S.-Netaji Nagar, P.O.-Regent Estate, Kolkata-700092, being the Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98, which is morefully explained in the **Schedule** hereunder written and hereinafter for the sake of brevity referred to as 'the **said land and premises**', free from all encumbrances, charges, liens, mortgage and/or any ohter nature of attachments whatsoever and have no acquisition or

Dipak Chandra Banerjee

requisition or any case or proceedings both in civil and criminal nature is/are pending of the respective Learned Court or elsewhere.

AND WHEREAS the First Part herein, were not in a position to develop the said land and premises of Schedule hereunder written to construct a new building after demolishing the existing old and dilapidated structure standing thereon and thereafter the First Part herein made and registered a development agreement under various clauses including power of attorney on 27-02-2023, at the office of DSR-IV, Alipore, South 24 Pgs. and has been recorded in its Book No. I, Volume No. 1604-2023, being No.160413923..... for the year 2023, with the Developer of Second Part '**Tara Maa Construction**', a proprietorship firm, having its principal place of business at 2/50, Netaji Nagar, P.O. - Regent Estate, P.S. - Netaji Nagar, Kolkata-700092, represented by its proprietor namely **Sri Gora Chand Paul**, son of Late Mahendra Nath Paul, having **PAN** : ARPPP 2861 A, **Aadhar** : 6895 0701 4546 and **Mobile** : 9874844066, by faith-Hindu, by nationality-Indian, by occupation - Business, residing at 2/50, Netaji Nagar, P.O. - Regent Estate, P.S. - Netaji Nagar, Kolkata-700092, regarding development of the said land and premises of Schedule-**'A'** with terms and conditions mentioned therein and hereinafter referred to as 'the said **registered development agreement**' with absolute right of power on difference subject matters which were clearly mentioned in the 'Article-IV' of the aforesaid registered development agreement.

AND WHEREAS due to **Office Circular No. 15 of 2021-2022**, dated 26-02-2022, issued by The Kolkata Municipal Corporation, Building

Sripak Anon Roy

Department, the aforesaid registered development power of attorney shall not be considered **and** as per above circular, it is clearly mentioned that in accordance with law shall be undertaken considering the registered power of attorney alone submitted in terms of item 25 of Schedule-I under rule 4(2) of the KMC Building Rules 2009. Under this circumstances, it is need to make registration one separate power of attorney in favour of the party of the Second Part herein.

AND WHEREAS we, the Principals / Appointers herein have hereby intended & agreed to nominate, constitute and appoint said Developer of Second Part **Tara Maa Construction**, a proprietorship firm, represented by its proprietor namely **Sri Gora Chand Paul**, son of Late Mahendra Nath Paul, having **PAN : ARPPP 2861 A**, **Aadhar : 6895 0701 4546** and **Mobile : 9874844066**, by faith-Hindu, by nationality-Indian, by occupation - Business, residing at 2/50, Netaji Nagar, P.O. - Regent Estate, P.S. - Netaji Nagar, Kolkata-700092, as our true and lawful **Constituted Attorney** by execution of this power of attorney to do the following acts, deeds and things on and from the day of commencement of the development agreement till the completion of the venture and shall remain in force till the completion of the venture, **that is to say :-**

(a) **that** to raise, erect, built the new residential building on the said land and premises of Schedule hereunder as per building plan and as per terms & conditions of the aforesaid registered development agreement.

(b) **that** to obtain clearances from government departments and authorities including Fire Brigade, the Kolkata Municipal Corporation, Police and/or any other competent authorities as may be necessary.

Sri Gora Chand Paul

(c) **that** to appoint engineers, surveyors, architects and other experts for smooth construction of the new residential building.

(d) **that** to appoint and engage or suspend any worker for the construction work as per aforesaid registered development agreement.

(e) **that** to settle any dispute arising in respect of the said premises.

(f) **that** to represent before any court of law whether civil, criminal, taxation and/or tribunal whenever required. To sign and verify complaints and written statements, petitions, objections, memo of appeals, affidavits and applications of all kind and file those in any court of law. To engage and appoint any advocate or counsel wherever required.

(g) **that** to settle, compromise of suits of disputes arising out of and/or in connection with aforesaid land & premises on such terms and conditions as the constituted attorney which think fit and proper and to execute such compromise petition for and on our behalf.

(h) **that** to appear and represent before the competent authority of Kolkata Municipal Corporation or any other authority concerned on our behalf as and when our said attorney shall deem fit & proper and also to apply for & to effect mutation of the said land & premises in the record of the Kolkata Municipal Corporation and/or Land Revenue department in favour of our names and to sign all application thereof.

(i) **that** to take all necessary steps for preparing plan/s and to sign all the said plan/s including revised plan, modified plan **and** to get the same sanctioned from competent authority of KMC and to complete all relating works according to said plan and sign any type of declaration and / or affidavit on my behalf in connection with the same and registered any kinds of declaration thereto i.e. attorney has empower to sign & register the boundary declaration and all other declarations for

S. Parkash Chandra Bhatnagar

sanction of building plan **and** the attorney has also empower to sign on the proposed building plan on behalf of us which to be sanctioned, if necessity by the competent authority of building department of KMC.

(j) **that** to sign and apply for sanction of drainage/sewerage connection, to obtain electricity, gas, water, telephone or any other nature in the said land and premises of schedule and/or to make alteration therein and to choose down and/or have disconnected the same and for that to sign, execute and submit all papers, applications, documents and plans and to do all other act, deeds, and things as may be deem fit proper.

(k) **that** to negotiate on terms for and to agree to and enter into and conclude any agreement for sale for the Developer's allocation as per aforesaid registered development agreement and sell the same alongwith undivided proportionate share of land attributable thereto in the said premises and/or part thereof to any purchaser or purchasers at such price under absolute discretion of said attorney which the attorney think proper and/or to cancel and/or repudiate the same.

(l) **that** to receive from the intending purchaser or purchasers any earnest money and/or advance or advances and also the balance of purchase money against the said sell of Developer's allocation as per aforesaid registered development agreement alongwith undivided proportionate share of land attributable thereto in the said premises and/or part thereof and to give good, valid receipt and discharge for the same which will protect the purchaser or purchasers. Upon such receipt as aforesaid, to sign, execute and deliver any conveyance or conveyances of the said property and/or part thereof in favour of the said purchaser or nominee or assignee.

Kipax Cudon Moya

(m) **that** to sign and execute all other deeds, instruments and assurances which our attorney shall consider necessary and to enter into and/or agree to such covenants and conditions as may be required for fully and effectually conveying the said allocation of Developer as per aforesaid registered development agreement alongwith undivided proportionate share of land attributable thereto in the said premises and/or part thereof. To present any such conveyance or conveyances in respect of said allocation of Developer alongwith undivided proportionate share of land attributable thereto in the said premises and/or part thereof for registration and to admit execution before the competent registration authority for and to have the said conveyance registered and to all acts, deeds and things which said attorney shall consider necessary for sale of the said property and/or part thereof to the purchasers as fully and effectually in all respects.

(n) **that** the Developer herein is hereby empowered to obtain financial assistance at its own risk and responsibility from any private bank, nationalised bank and/or financial institution for the purpose of the completion of the said construction of the new building by virtue of strength of the Developer's allocation as envisaged in the aforesaid registered development agreement and the Land Owners shall not raise any objection in this respect. It is however clarified that in this respect the Land Owners' allocation as envisaged above shall not be utilised or be hold liable for such loan amount and the liabilities in regard to the said loan in no way shall create any liability or responsibility upon the Land Owners and their family members in any manner whatsoever. It is also assured by the Developer that the original title deed and other original

Sipakendra Bora

documents in respect of the property of schedule hereunder written shall not be handed over to anybody or any bank or any financial institution but if necessity arises, the Developer shall take prior permission from the Land Owners on written assurance that the Land Owners' allocation shall not be utilised for such hypothecation at the financial institution.

AND we the Land Owners hereby agreed that all acts, deeds and things lawfully done by said attorney by virtue of registered general power of attorney shall be deemed as acts, deeds and things done by Land Owners personally and the Land Owners undertake to ratify and confirm all those acts, deeds and things.

AND we the Land Owners hereby confirm that this power is irrevocable and shall remain in force till the completion of the venture mentioned without violation of the terms of the said development agreement. **Be it mentioned here that this power does not create, constitute or assume any right & interest on Ownership to the Developer on the schedule of land and premises morefully describe hereinbelow.**

AND specifically stated that the schedule mentioned property of land and premises hereinbelow **is not situated** within the Notified and Cantonment area. The schedule mentioned property have **no embargo** and/or restriction imposed by the Local Authority/Competent Authority / Govt. Authority for transferring the land/flat in-question and if restriction previls, in that event Land Owners will be held responsible for that but the aforesaid problem shall be solved by the decission of the both parties.

AND after completion of the venture mentioned in the said registered development agreement i.e. after registering and handover of

Kiran Kumar Bora

Developer's allocation in favour of intending buyers, these power of attorney **shall be considered as revoked.**

AND we the Land Owners hereby ratify and confirm all and whatsoever other act or acts our said attorney shall lawfully do, execute or perform or cause to be done, executed or performed in connection with the transfer of Developer's allocated area as per aforesaid registered development agreement under and by virtue of this power of attorney.

SCHEDULE ABOVE REFERRED TO

(the said land and premises)

ALL THAT homestead **land** measuring an area of little more or less **6K.-14Ch.-31sq.ft.** with one storied **residential building** measuring little more or less **900 sq.ft.** covered area in E.P. No. 705, S.P. No. 297, in C.S. Plot / Dag No. 4(P) & 559, Mouza - Raipur & Shibpur, J.L. No. 33 & 42, **Premises No. 170/342, N.S.C. Bose Road**, its postal address **2/5, Netaji Nagar**, Kolkata-700092, **P.S.-Netaji Nagar, P.O.-Regent Estate**, Assessee No. 23-098-06-0342-8, K.M.C. Ward No. 98, District - South 24 Parganas, S.R. & D.R. Office at Alipore, **and** the property butted and bounded in the manner following : -

- On the North - 115, Regent Park
- On the South - 2/6, Netaji Nagar / E.P. No. 703 & 704
- On the East - 2/4, Netaji Nagar / E.P. No. 709
- On the West - **15' wide road**

Shipak Chandra Banerjee

SCHEDULE ABOVE REFERRED TO

**(Land Owners' allocation – on which Constituted Attorney
'Tara Maa Construction' shall have no right to sell and thereafter
to make registration on the strength of this power)**

Save and except the Developer's allocation as described hereunder, the Land Owners herein **Sri Dipak Chandra Banerjee, Sri Krisanu Bandyopadhyay, Smt. Sabita Banerjee and Smt. Shoma Menon** are jointly entitled to hold and enjoy six (6) residential flats on different floors and three (3) car parking spaces on the ground floor under the front-back adjustment system at the new G+IV storied residential building, six flats out of which **(i)** one flat on the 1st floor from south-west side measuring about 880 sq.ft. build-up area, **(ii)** one flat on the 3rd floor from south-west side measuring about 880 sq.ft. build-up area **(iii)** one flat on the 2nd floor from north-west side measuring about 880 sq.ft. build-up area, **(iv)** one flat on the 2nd floor from south-west side measuring about 880 sq.ft. build-up area, **(v)** one flat on the 4th floor from east-south side measuring about 880 sq.ft. build-up area and **(vi)** one flat on the 4th floor from north-west side measuring about 880 sq.ft. build-up area **togetherwith** undivided proportionate share in the land hereinabove **togetherwith** rights on common portions of the building/premises **togetherwith** liabilities to pay the proportionate cost on common portions of the building/premises **togetherwith** common restrictions which are restricted for all flat owners / occupier of the building.

Dipak Chandra Banerjee

SCHEDULE ABOVE REFERRED TO

(Developer's allocation – on which Constituted Attorney
'Tara Maa Construction' shall have right to sell and
thereafter to make registration the deed of conveyance
on the strength of this power of attorney)

Save and except the Land Owners' allocation as described hereinabove, the Developer is entitled to hold and enjoy six (6) residential flats on different floors and three (3) car parking spaces on the ground floor under the front-back adjustment system at the new G+IV storied residential building, six flats out of which (i) one flat on the 1st floor from north-west side measuring about 880 sq.ft. build-up area, (ii) one flat on the 1st floor from south-east side measuring about 880 sq.ft. build-up area, (iii) one flat on the 2nd floor from south-east side measuring about 880 sq.ft. build-up area, (iv) one flat on the 3rd floor from south-east side measuring about 880 sq.ft. build-up area, (v) one flat on the 3rd floor from north-west side measuring about 880 sq.ft. build-up area and (vi) one flat on the 4th floor from south-west side measuring about 880 sq.ft. build-up area **togetherwith** undivided proportionate share in the land hereinabove **togetherwith** rights on common portions of the building/premises **togetherwith** liabilities to pay the proportionate cost on common portions of the building/premises **togetherwith** common restrictions which are restricted for all flat owners / occupier of the building.

Sipar Candra Karyi

IN WITNESS we, the parties herein have hereto put our signatures on this the 22nd day of November 2023.

Signed, sealed and delivered in the presence of following witness.

Full signature with complete address of the following witness.

1. Sraboni Ghosh
9/29, Netaji Nagar
Kol-92.

2. Punyabrata Roy Chowdhury
8A, Palli Sree
Kol-750092

1. Sri Dipak Chandra Banerjee
2. Krisanu Bandyopadhyay
3. Sabita Banerjee
4. Shoma Menon

**Signature of the land Owners /
Principals-cum-Appointers**
First Part herein
Sri Dipak Chandra Banerjee
Sri Krisanu Bandyopadhyay
Smt. Sabita Banerjee
Smt. Shoma Menon

Gorachand Paul

**Signature of the Developer /
Constituted Attorney**
Second Part herein
'Tara Maa Construction'
signed by its proprietor
Sri Gora Chand Paul

As per available documents and
informations supplied by parties herein
Drafted by me at my office :

P. Chowdhury
Mr. Punyabrata Roy Chowdhury
Senior Advocate

Enrollment No. WB/1422/1980
Alipore Judges' Court
Office : 8A, Pallisree, Kol-92,
Mobile : 98303 29585

Compared the drafting by me with the
relevant documents supplied by parties
herein and readover before the parties.

S. Ghosh
Miss. Sraboni Ghosh
Advocate

Enrollment No : F/1396/1073 of 2019
Alipore Judges' Court
Office : 9/29 Netaji Nagar, Kol-92
Mobile : 8697502211



Government of West Bengal
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	8002868635/2023	Office where deed will be registered
Query Date	22/11/2023 1:40:40 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	SRABONI GHOSH ALIPORE, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8697502211, Status : Advocate	
Transaction	Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]	
Set Forth value	Market Value	
Rs. 4/-	Rs. 94,66,656/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 70/- (Article:48(g))	Rs. 53/- (Article:E, E, M(b))	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160413923/2023	

Land Details :

District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: N S C Bose Road (Netaji Nagar Colony), , Premises No: 170/342, , Ward No: 098 Pin Code : 700092

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	6 Katha 14 Chatak 31 Sq Ft	2/-	88,59,156/-	Width of Approach Road: 15 Ft., , Project Name :
Grand Total :				11.4148Dec	2 /-	88,59,156 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	900 Sq Ft.	2/-	6,07,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		900 sq ft	2 /-	6,07,500 /-	



Query No: 8002868635 of 2023, Printed On :
Nov 22 2023 1:44PM, Generated from
Registration office

Principal Details :

	Name & address	Status	Execution Admission Details :
1	Mr DIPAK CHANDRA BANERJEE Son of Late RAMESH CHANDRA BANERJEE2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ADxxxxxx6C,Aadhaar No Not Provided, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
2	Mr KRISANU BANDYOPADHYAY Son of Late BARUN CHANDRA BANERJEE2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AFxxxxxx4R,Aadhaar No Not Provided, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
3	Smt SABITA BANERJEE Wife of Late ARUN BANERJEE2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AUxxxxxx2A,Aadhaar No Not Provided, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
4	Smt SHOMA MENON Daughter of Late ARUN BANERJEEBLOCK 401, S.N. GHOSH AVENUE, ELACHI, City:- , P.O:- NARENDRAPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700103 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AVxxxxxx0L,Aadhaar No Not Provided, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

Attorney Details :

Sl No	Name & address	Status	Execution Admission Details :
1	TARA MAA CONSTRUCTION 2/50, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 PAN No.:: ARxxxxxx1A,Aadhaar No Not Provided, Status :Organization, Executed by: Representative	Organization	Executed by: Representative



Representative Details :

Name & Address	Representative of
<p>Mr GORA CHAND PAUL Son of Late MAHENDRA NATH PAUL 2/50, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ARxxxxxx1A,Aadhaar No Not Provided</p>	TARA MAA CONSTRUCTION (as SOLE PROPRIETOR)

Identifier Details :

Name & address
<p>Miss SRABONI GHOSH Daughter of Mr BASUDEB GHOSH ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027, Sex: Female, By Caste: Hindu, Occupation: Advocate, Citizen of: India, , Identifier Of Mr DIPAK CHANDRA BANERJEE, Mr KRISANU BANDYOPADHYAY, Smt SABITA BANERJEE, Smt SHOMA MENON, Mr GORA CHAND PAUL</p>

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr DIPAK CHANDRA BANERJEE	TARA MAA CONSTRUCTION-2.8537 Dec
2	Mr KRISANU BANDYOPADHYAY	TARA MAA CONSTRUCTION-2.8537 Dec
3	Smt SABITA BANERJEE	TARA MAA CONSTRUCTION-2.8537 Dec
4	Smt SHOMA MENON	TARA MAA CONSTRUCTION-2.8537 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr DIPAK CHANDRA BANERJEE	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
2	Mr KRISANU BANDYOPADHYAY	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
3	Smt SABITA BANERJEE	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
4	Smt SHOMA MENON	TARA MAA CONSTRUCTION-225.00000000 Sq Ft

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 22-12-2023) for e-Payment. Assessed market value & Query is valid for 30 days.(i.e. upto 22-12-2023)
3. Standard User charge of Rs. 300/- (Rupees Three hundred) only includes all taxes per document upto 17 (seventeen) pages and Rs 9/- (Rupees Nine) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.



Query No: 8002868635 of 2023, Printed On :
Nov 22 2023 1:44PM, Generated from
Registration office

Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required

Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.

Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.



Major Information of the Deed

Deed No.:	1-1504-13531/2023	Date of Registration	22/11/2023
Query No./Year	1504-8002668635/2023	Office where deed is registered	
Query Date	22/11/2023 1:40:40 PM	D.S.R. - N. SOL TH 24-PARGANAS District South 24-Parganas	
Applicant Name, Address & Other Details	SRABON GHOSH ALPORE Thana Alipore District South 24-Parganas WEST BENGAL PIN - 700027. Mobile No. : 9657502211, Status : Advocate		
Transaction	Additional Transaction		
(T/CB) Sale, Development Power of Attorney after Registered Development Agreement	(4306) Other than Immovable Property Agreement (No of Agreement : 2)		
Set Forth value	Market Value		
Rs. 4/-	Rs. 24,85,156/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article 45(g))	Rs. 53/- (Article E, E, M(3))		
Remarks	Development Power of Attorney after Registered Development Agreement of (Deed No Year) - 1504-13531/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assentment slip.(Urban area)		

Land Details :









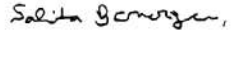
District: South 24-Parganas P.S - Jatepukur Corporation, KOLKATA MUNICIPAL CORPORATION, Road: N S C Bose
Road (Netai Nagar Colony), Premises No: 170342, Ward No: 098 Pin Code : 700092




Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
1			Basul	8 Katha 14 Chatak 31 Sq Ft	2/-	88,59,156/-	Width of Approach Road: 15 Ft., Project Name :
Grand Total :				11.4148Dec	2/-	88,59,156/-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
51	On Land L1	900 Sq Ft.	2/-	6,07,500/-	Structure Type: Structure
Gr. Floor: Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca. Extent of Completion: Complete					
Total :		900 sq ft	2/-	6,07,500/-	

Principal Details :



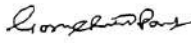


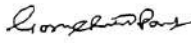


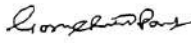
Sl No	Name,Address,Photo,Finger print and Signature			
	Name	Photo	Finger Print	Signature
1	Mr DIPAK CHANDRA BANERJEE (Presentant) Son of Late RAMESH CHANDRA BANERJEE Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office	 22/11/2023	 LTI 22/11/2023 Captured	 22/11/2023
2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ADxxxxxx6C,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office				
2	Mr KRISANU BANDYOPADHYAY Son of Late BARUN CHANDRA BANERJEE Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office	 22/11/2023	 LTI 22/11/2023 Captured	 22/11/2023
2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AFxxxxxx4R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office				
3	Smt SABITA BANERJEE Wife of Late ARUN BANERJEE Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office	 22/11/2023	 LTI 22/11/2023 Captured	 22/11/2023
2/5, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AUxxxxxx2A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office				

Name	Photo	Finger Print	Signature
Smt SHOMA MENON Daughter of Late ARUN BANERJEE Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office	 22/11/2023	 Captured 22/11/2023	 22/11/2023
BLOCK 401, S.N. GHOSH AVENUE, ELACHI, City:- , P.O:- NARENDRAPUR, P.S:-Sonarpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700103 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: AVxxxxxx0L,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/11/2023 , Admitted by: Self, Date of Admission: 22/11/2023 ,Place : Office			


Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	TARA MAA CONSTRUCTION 2/50, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 , PAN No.: ARxxxxxx1A,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> Mr GORA CHAND PAUL Son of Late MAHENDRA NATH PAUL Date of Execution - 22/11/2023, , Admitted by: Self, Date of Admission: 22/11/2023, Place of Admission of Execution: Office </td> <td>  Nov 22 2023 1:55PM </td> <td>  Captured 22/11/2023 </td> <td>  22/11/2023 </td> </tr> </tbody> </table> 2/50, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ARxxxxxx1A,Aadhaar No Not Provided Status : Representative, Representative of : TARA MAA CONSTRUCTION (as SOLE PROPRIETOR)	Name	Photo	Finger Print	Signature	Mr GORA CHAND PAUL Son of Late MAHENDRA NATH PAUL Date of Execution - 22/11/2023, , Admitted by: Self, Date of Admission: 22/11/2023, Place of Admission of Execution: Office	 Nov 22 2023 1:55PM	 Captured 22/11/2023	 22/11/2023
Name	Photo	Finger Print	Signature						
Mr GORA CHAND PAUL Son of Late MAHENDRA NATH PAUL Date of Execution - 22/11/2023, , Admitted by: Self, Date of Admission: 22/11/2023, Place of Admission of Execution: Office	 Nov 22 2023 1:55PM	 Captured 22/11/2023	 22/11/2023						

Identifier Details :

Name	Photo	Finger Print	Signature
Miss SRABONI GHOSH Daughter of Mr BASUDEB GHOSH ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24 -Parganas, West Bengal, India, PIN:- 700027	 22/11/2023	 Captured 22/11/2023	 22/11/2023

Identifier Of Mr DIPAK CHANDRA BANERJEE, Mr KRISANU BANDYOPADHYAY, Smt SABITA BANERJEE, Smt SHOMA MENON, Mr GORA CHAND PAUL

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr DIPAK CHANDRA BANERJEE	TARA MAA CONSTRUCTION-2.8537 Dec
2	Mr KRISANU BANDYOPADHYAY	TARA MAA CONSTRUCTION-2.8537 Dec
3	Smt SABITA BANERJEE	TARA MAA CONSTRUCTION-2.8537 Dec
4	Smt SHOMA MENON	TARA MAA CONSTRUCTION-2.8537 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr DIPAK CHANDRA BANERJEE	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
2	Mr KRISANU BANDYOPADHYAY	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
3	Smt SABITA BANERJEE	TARA MAA CONSTRUCTION-225.00000000 Sq Ft
4	Smt SHOMA MENON	TARA MAA CONSTRUCTION-225.00000000 Sq Ft

Endorsement For Deed Number : I - 160413931 / 2023

On 22-11-2023

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 13:45 hrs on 22-11-2023, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mr DIPAK CHANDRA BANERJEE , 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 94,66,656/-

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

Execution is admitted on 22/11/2023 by 1. Mr DIPAK CHANDRA BANERJEE, Son of Late RAMESH CHANDRA BANERJEE, 2/5, NETAJI NAGAR, P.O: REGENT ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by Profession Others, 2. Mr KRISANU BANDYOPADHYAY, Son of Late BARUN CHANDRA BANERJEE, 2/5, NETAJI NAGAR, P.O: REGENT ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by Profession Service, 3. Smt SABITA BANERJEE, Wife of Late ARUN BANERJEE, 2/5, NETAJI NAGAR, P.O: REGENT ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by Profession House wife, 4. Smt SHOMA MENON, Daughter of Late ARUN BANERJEE, BLOCK 401, S.N. GHOSH AVENUE, ELACHI, P.O: NARENDRAPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by Profession Service

Indetified by Miss SRABONI GHOSH, , , Daughter of Mr BASUDEB GHOSH, 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 22-11-2023 by Mr GORA CHAND PAUL, SOLE PROPRIETOR, TARA MAA CONSTRUCTION, 2/50, NETAJI NAGAR, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092

Indetified by Miss SRABONI GHOSH, , , Daughter of Mr BASUDEB GHOSH, 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 53.00/- (E = Rs 21.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 53.00/-

Payment of Stamp Duty







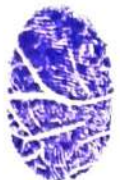

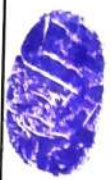


Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 6581, Amount: Rs.100.00/-, Date of Purchase: 07/02/2023, Vendor name: SUBHANKAR DAS


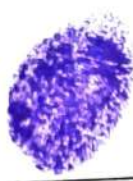

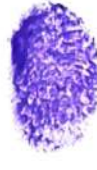

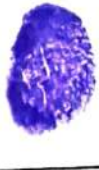
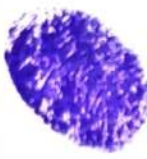

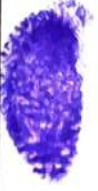




Anupam Halder
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					





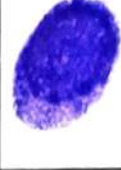




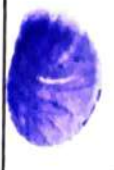

Name... DIPAK CHANDRA BANERJEE

Signature... Dipak Chandra Banerjee

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name... KRISANU BANDYOPADHYAY

Signature... Krikanu Bandyopadhyay

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					












Name... SABITA BANERJEE

Signature... Sabita Banerjee

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					












Name.....

Signature.....

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name... SHONA MENON

Signature... Shona Menon

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name... GORA CHAND PAUL

Signature... Gora Chand Paul

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2023, Page from 437284 to 437313

being No 160413931 for the year 2023.



(Signature)

Digitally signed by Anupam Halder
Date: 2023.11.28 16:36:23 +05:30
Reason: Digital Signing of Deed.

(Anupam Halder) 28/11/2023

DISTRICT SUB-REGISTRAR

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

West Bengal.