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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL 0-8-301854/24 AB 310707

Certain document is admitted to
Registration, the above
Signature sheets attached to this document
are the part of this document

Advt. Dist. Sub-Registrar
TAMLUK

2 FEB 2024

POWER OF ATTORNEY

AFTER REGISTERED DEVELOPMENT AGREEMENT

THIS POWER OF ATTORNEY is made on this 2nd day of February, 2024 (Two Thousand Twenty Four).

KNOW ALL MEN BY THIS PRESENT THAT WE,

(1) SRI RABINDRA NATH SAMANTA (PAN: IEPPS3991H, AADHAAR No.- 2249 4938 6834), Son of Late Surendra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District- Purba Medinipur, PIN Code- 721636.

Attazra
Dol.

(2) **SRI SHAKTIPADA SAMANTA** (PAN: IQKPS5313A, AADHAAR No.- 9704 6722 2278), Son of Late Surendra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Dakshin Chara Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636.

(3) **SRI JOYDEV SAMANTA** (PAN: DRHPS8410P, AADHAAR No.- 9263 1069 7803), Son of Shaktipada Samanta, by faith: Hindu, by nationality: Indian, by occupation: Private Service, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636, hereinafter called the **PRINCIPAL** on one part.

AND

M/s. DROUPADI CONSTRUCTION, a Partnership Firm, PAN AAVFD7404L, having registered office at Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636 being represented by its partners viz. (1) **SRI JOYDEV SAMANTA** (PAN: DRHPS8410P, AADHAAR No.- 9263 1069 7803), Son of Shaktipada Samanta, by faith: Hindu, by nationality: Indian, by occupation: Private Service, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636. (2) **SRI BUDDHADEB SAMANTA** (PAN: ISFPS2595B, AADHAAR No.- 4232 7201 5681), Son of Rabindra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Town

K. H. S. R. A.
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Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636, hereinafter called the **ATTORNEY** which expression unless repugnant to the context shall mean and include its representatives, heirs, assigns, successors in office, administrators and executors on the other part.

WHEREAS Land measuring in aggregate about 19 decimal, be the same little more or less, in one plot of land, situate within Mouza- Sankarara, under Tamralipta Municipality, Police Station- Tamluk, District - Purba Medinipur more fully and particularly described in **SCHEDULE** herein below. Particulars of one plot of land owned by the **PRINCIPAL / EXECUTORS** herein are as below:

ALL THAT piece and parcel of free hold Land measuring about 19 **Decimal** (Nineteen Decimal), be the same a little more or less situate within Mouza- Sankarara, under Tamralipta Municipality, Block- Tamluk-I, J.L. No. 277, Khatian No. 659, 740 & 770, R.S. Plot No. 140, L.R. Plot No. 142.

THAT predecessor of Principals / Executors namely Surendra Nath Samanta was the owner of land area measuring 19 Decimal in R.S. Plot No.- 140, L.R. plot No.- 142 at Mouja- Sankarara, J.L. No.- 277, under Police Station- Tamluk.

Handwritten signature:
Sankarara
Adv.

WHEREAS Said Surendra Nath Samanta had been mutated his name in the Record of right and paid taxes in his name as the absolute Owner and he is/was in possession of the same without any interruption from any third party.

WHEREAS said Surendra Nath Samanta left behind his two sons namely Rabindra Nath Samanta i.e, Principal / Executor no-1 and Shaktipada Samanta i.e, Principal / Executor no-2 and one daughter namely Shrimati Samanta alias Shrimati Patra as his legal heirs. After demised of said Surendra Nath Samanta his sons & daughter are right title holders and possessors of his property absolutely as legal heirs of their father.

AND WHEREAS the Principal / Executor no-1 Rabindra Nath Samanta is absolutely seized and possessed of the land measuring **3.166 Dec.** situated at R.S. Plot No. 140, L.R. Plot No. 142, Mouza - Sankarara, JL No.- 277, under P.S.- Tamluk, Dist.- Purba Medinipur, by virtue of registered gift deed bearing No- 5360 execution on 03.10.2016 registered at ADSR Tamluk on 03.10.2016 from his sister Shrimati Samanta alias Shrimati Patra, wife of Goshtha Bihari Patra of Vill- Banamalikalua, P.S.- Tamluk, Dist.- Purba Medinipur.

AND WHEREAS the Principal / Executor no-2 Shaktipada Samanta is absolutely seized and possessed of the land measuring **3.166 Dec.** situated at R.S. Plot No. 140, L.R. Plot No. 142, Mouza - Sankarara, JL No.- 277, under P.S.- Tamluk, Dist.- Purba Medinipur, by virtue of

K. Hazra
Adv.

registered gift deed bearing No- 27/2017 execution on 03.10.2016 registered at ADSR Tamluk on 03.10.2016 from his sister Shrimati Samanta alias Shrimati Patra, wife of Goshtha Bihari Patra of Vill- Banamalikalua, P.S.- Tamluk, Dist.- Purba Medinipur.

AND WHEREAS the Principal / Executor no-3 Joydev Samanta is absolutely seized and possessed of the land measuring **2 Dec.** situated at R.S. Plot No. 140, L.R. Plot No. 142, Mouza - Sankarara, JL No.- 277, under P.S.- Tamluk, Dist.- Purba Medinipur, by virtue of registered gift deed bearing No- 193 execution on 16.01.2017 registered at ADSR Tamluk on 16.01.2017 from his father Shaktipada Samanta.

AND WHEREAS the Principals / Executors by virtue above mentioned gift deed and way of inheritance they are the owners, right title holders and possessors and absolutely seized and possessed the above mentioned landed property which is clearly mentioned and hereinafter referred to as the said land and more particularly described in the **Schedule** Hereunder written;

AND

THAT the ATTORNEY is a skilled developer of multistoried building for residential / commercial and said Attorney desirous to develop the property and the PRINCIPALS intended to make construction of a multi-storied building including residential flat / commercial flat and accordingly to develop over the land as mentioned in the Schedule below through the Developer. The ATTORNEY on proper enquiry became satisfied about the ownership of the PRINCIPAL of the land in question and there is now no

Handwritten signature:
A. Hazra
Adv.

dispute in between the parties hereunto about the land in question and the PRINCIPAL on being satisfied about the genuineness of the qualitative activities of the ATTORNEY, has agreed to appoint the ATTORNEY for construction of the said multi-storied residential building on their land under certain terms and conditions. Accordingly We, the PRINCIPALS, have entered into a development agreement registered in the office A.D.S.R Tamluk, bearing No- 759/2024 Execution Dated 31.01.2024 and the ATTORNEY thereby authorising and allowing the ATTORNEY to develop, construct and build multi-storied building there with provisions for residential/commercial use.

And Whereas We are desirous of appointing attorney to act for and represent us in all affairs and concerned relating to the construction and sale, transfer, mortgage, execute any Sale Agreement of the flats in the schedule land and investing them with full power and authority.

Now Know by these present We (1) **SRI RABINDRA NATH SAMANTA** (PAN: IEPPS3991H, AADHAAR No.- 2249 4938 6834), Son of Late Surendra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636. (2) **SRI SHAKTIPADA SAMANTA** (PAN: IQKPS5313A, AADHAAR No.- 9704 6722 2278), Son of Late Surendra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Dakshin Chara Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636. (3) **SRI JOYDEV SAMANTA** (PAN: DRHPS8410P,

Handwritten signature:
A. Hazra
D.D.

AADHAAR No.- 9263 1069 7803), Son of Shaktipada Samanta, by faith: Hindu, by nationality: Indian, by occupation: Private Service, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636, do hereby constitute and appoint **M/s. DROUPADI CONSTRUCTION**, a Partnership Firm, bearing PAN- AAVFD7404L, having registered office at Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636. being represented by its partners viz. (1) **SRI JOYDEV SAMANTA** (PAN: DRHPS8410P, AADHAAR No.- 9263 1069 7803), Son of Shaktipada Samanta, by faith: Hindu, by nationality: Indian, by occupation: Private Service, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636. (2) **SRI BUDDHADEB SAMANTA** (PAN: ISFPS2595B, AADHAAR No.- 4232 7201 5681), Son of Rabindra Nath Samanta, by faith: Hindu, by nationality: Indian, by occupation: Business, at present residing at: Village- Town Sankarara, Post & P.S.- Tamluk, District: Purba Medinipur, PIN Code: 721636, as our true and lawful attorney for us to act in our name and/or in the name of the said attorney make perform execute all or any of the several deeds, power, authorities matters and things that is to say we have delivered possession of our property to our ATTORNEY and now we further authorise our ATTORNEY to do the following works:-

1. Enter into the property, measure the same, demarcate the same by putting pillars and posts.

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2. To construct the multi-storied residential/ commercial building by taking delivery of the land in question into their possession with all rights of making permanent construction therein at their own expenses exclusively.

3. That our ATTORNEY can apply for getting compatibility certificate from concern authority & for that purpose deposit fees, prepare plans and maps, apply, sign & comply all formalities.

4. That our ATTORNEY will get development plan and building plan sanctioned by the Municipality, Zilla Parisad or other competent authority and if in future there is any change or increase or decrease in the floor area ratio our ATTORNEY shall do the same as per their convenience.

5. That for the purpose of such construction developer / attorney will appoint architect for the purpose of drawing and preparing plans, designs, drains and elevations of the intended building complex with the specifications of the works to be done and of the materials to be provided for the said building complex of good quality of ISI standard.

6. That our ATTORNEY shall submit the building plan prepared by the said architect to the Municipality and development authority and other authorities in the name of the Builder/ Developer/ATTORNEY.

7. To appoint engineer and to have surveyed and the soil tested of the said land and for that to make all correspondence with them and do all other acts, deeds & things.

Atazra
Adv.

8. To prepare site plan by engaging qualified engineer approved from Municipality or other competent authority.
9. To Prepare and get approved the plan for construction of multistoried residential complex from appropriate authorities.
10. To sign, execute and submit all papers, documents, statement, undertaking, declarations and plans as may be required to have the sanctioned plan modified and/or altered by the appropriate authority for construction of building or buildings on the said premises.
11. To appear and represent the owner before the appropriate authorities in connection with the sanction, modification and/or alteration of the plans.
12. To pay fees, obtain such orders & permissions from the necessary authorities as be expedient for modification and/or alteration of plans and also to submit and take delivery of the title deeds concerning the said premises and other papers and documents as be required by the appropriate authorities.
13. To receive the refund of the excess amount of fees, if any paid for the purpose of modification and/or alteration of the plan to any authority or authorities.

K. H. H. H.
Adv.

15. Apply for getting finance from any Bank and for the purpose of creation of security take the original deeds and documents of title from us and after verification by lawyer and evaluation by valuer deposit the same with the bank for the purpose of mortgage as per provisions of law in force for the time being for us and on our behalf and tender and deposit thus made by them shall be treated as made by us with all legal incidents and commitments and the bank as the case may be shall hold the documents as duly mortgaged for satisfaction of their dues to the extent as agreed between us and attorney as per development agreement and after repayment of bank loans shall hold the original documents by the principals.

16. To enter into any agreement with bank or private persons regarding sale of the flats etc., take advance, deposit the same in bank account, constructing the flats allocate those for sale.

17. The power hereby given includes the authority to the ATTORNEY to sell, transfer, lease rent and/or enter into agreement for sale and transfer on lease rent of various constructed units viz, apartments, garage etc., and to execute deeds, documents, present the same for registration, fix up valuation, receive consideration money, grant receipt in the portion of Developer's Allocation.

18. That the said ATTORNEY shall be able to appear before Municipal Authority, Zilla Parishad authority, development authority, Fire Service, Local Police, B.L. & L.R.O. Office, Registration office and all concerned offices for the purpose of deposit fees, make application, arrange for inspection of the site and all other necessary work for completing the project.

19. To apply for and obtain electricity, gas, water, sewerage, drainage, telephone or connections of any other utility in the said premises and/or to make alterations therein and to close down and/or have disconnected the same and for that to sign, execute and submit all papers, application, documents and plans and do all other deeds and things as may be deemed fit and proper by the attorney.

20. To appear and represent the owner before all authorities for fixation and/or finalization of the annual valuation of the said premises and for that to sign, execute and submit all papers and documents and all other acts, deeds things as the said ATTORNEY may deem fit and proper.

21. To file and submit declaration, statements, applications, and/or returns to the necessary authorities in connection with the matters therein contained.

22. To appear and represent the owner before Notary Public, Registrar of Assurances, Magistrate and other officer or officers of authority or authorities having jurisdiction and to present for registration and to

Attor
Adv.

acknowledge and register or have registered and perfect all deeds, instruments and writings executed and signed by the said attorney in any manner concerning the various flats / apartments / garage / units forming part of the developer's allocation.

23. To commence, prosecute, enforce, defend, answer and oppose all actions and other legal proceedings and demands touching any of these matters concerning the said premises or any part thereof including acquisition and/or requisition in respect of the said premises or any part thereof by any state or central authority and if thought fit to compromise, settle, refer to arbitration, abandon submit to judgment or become non-suited in any action or proceedings as aforesaid before any Court, Civil / Criminal / Revenue / Land Acquisition Department.

24. To appear in any Suit or Appeal or Misc. Case or any case either Civil or Criminal if filed against us by anybody and to contest the same by appointing Lawyer, Advocate or Law Clerks and to file any Civil or Criminal Cases or Appeal or Revision or Review or J. Misc. Case in our name in connection with the schedule land.

25. For all or any purpose hereinbefore stated to appear and represent the owners before all authorities having jurisdiction and to sign all papers, documents, affidavits, etc. to give meaningful effect to the development agreement.

K. H. Azra
Adv.

26. To appoint and to empower, substitutes and to delegate such of the powers or authorities as the said attorney in his absolute discretion shall think fit and proper and upon such substitution and/or delegation of such powers of authorities to such substitute shall be deemed to have given by the owner to that effect in favour of such delegate or delegates or substitute or substitutes as the case may be.

AND

To do all acts, deeds, things concerning the authorities hereby granted in respect of the said premises which we the owners could have done lawfully under our own hands and seals in personally.

AND

To do all other acts necessary for regular and peaceful construction of multi-storied building.

AND

The instant Power of Attorney is irrevocable and the Owner shall not be able to revoke the same unilaterally and the same can be cancelled only with the consent of both the parties i.e. mutually;

AND

We do hereby ratify and confirm and agree to ratify and confirm all and whatever my said ATTORNEY or his substitute or substitutes and/or delegate or delegates shall lawfully do or cause to be done in or about the premises aforesaid;

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Adv.

AND

ALL such things, acts and deeds so to be done by our ATTORNEY shall be construed to be our own act;

DETAILS OF SCHEDULE LAND

ALL THAT piece and parcel of land measuring more or less 19 Decimal in R.S. plot No. 140, L.R. plot no- 142 lying and situated under L.R. Khatian No.- 659, 740 & 770 of Mouza- Sankarara, J.L. No.- 277, under police station- Tamluk, Dist.- Purba Medinipur which is butted and bounded by :

Boundary of the land

ON THE NORTH : Boundary wall of Santanamayee Girls High School.

ON THE SOUTH : Pitch Road.

ON THE EAST : Land of Amiya Jana & Swapan Samanta.

ON THE WEST : Boundary wall of Tamluk Medical College & Hospital.

K Hazra.
Adv.

In witness whereof I, the PRINCIPAL, do hereby subscribe my hands and seals on the 2nd day of February, 2024 in physically fit and mentally alert condition.

Drafted by me:

Amit Hazra
Advocate

Tamuk Court

Enrolment no. F/1192/1180/15

Typed by:

Dhananjoy Patra

Dhananjoy Patra

Vill- Bankurachak

P.O.- Ramtarakhata

P.S- Kolaghat

Dist.- Purba Medinipur

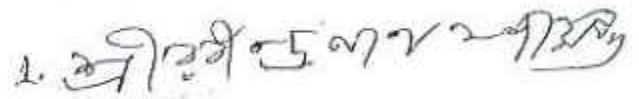
Witness:

1. Bishnu Samanta
Vill- Toun Samkara

2. Sunita Mondal
Vill- Samkara

3. Manoj Halder
Vill- Salgechia

Signature of Executors

1. 

2. 

3. Joydev Samanta

Signature of Attorney

DROUPADI CONSTRUCTION

Joydev Samanta
Partner

DROUPADI CONSTRUCTION

Buddhadeb Samanta
Partner

This power of attorney complete by total 18 Pages in presence of 03
Witness.

Executor- (1) Mr. Rabindra Nath Samanta:



শ্রী রবীন্দ্র নাথ সামন্ত

	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H. F					
R.H. F					

শ্রী রবীন্দ্র নাথ সামন্ত

Executor- (2) Mr. Shaktipada Samanta:



শ্রী শক্তি পদ সামন্ত

	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H. F					
R.H. F					

শ্রী শক্তি পদ সামন্ত

Atasra
Sdv.

Executor- (3) Mr. Joydev Samanta:



Joydev Samanta

	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H.F					
R.H.F					

Joydev Samanta

Attorney- Droupadi Construction Represented by
its partner Joydev Samanta



Joydev Samanta

	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H.F					
R.H.F					

Atbara
Adv.

DROUPADI CONSTRUCTION
Joydev Samanta
Partner

Attorney- Droupadi Construction Represented by
its partner Buddhadeb Samanta

Buddhadeb Samanta



	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H. F					
R.H.F					

DROUPADI CONSTRUCTION
Buddhadeb Samanta
Partner



Identifier- Mr. Dhananjoy Patra

Dhananjoy Patra

	Thumb	Index finger	Middle finger	Ring finger	Little finger
L.H. F					
R.H.F					

Dhananjoy Patra

*Attazra
Adv.*



Govt. of West Bengal
Directorate of Registration & Stamp
Revenue
GRIPS eChallan



192023240368356558

GRN Details

GRN:	192023240368356558	Payment Mode:	SBI Epay
GRN Date:	02/02/2024 14:12:28	Bank/Gateway:	SBIePay Payment Gateway
BRN :	8264496493017	BRN Date:	02/02/2024 14:13:33
Gateway Ref ID:	IGAQUNPDL0	Method:	State Bank of India NB
GRIPS Payment ID:	020220242036835654	Payment Init. Date:	02/02/2024 14:12:28
Payment Status:	Successful	Payment Ref. No:	8000301854/5/2024
			[Query No*/Query Year]

Depositor Details

Depositor's Name:	Mr Dhananjay Patra
Address:	bankurachak
Mobile:	8016159868
Period From (dd/mm/yyyy):	02/02/2024
Period To (dd/mm/yyyy):	02/02/2024
Payment Ref ID:	8000301854/5/2024
Dept Ref ID/DRN:	8000301854/5/2024

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	8000301854/5/2024	Property Registration- Registration Fees	0030-03-104-001-16	7
Total				7

IN WORDS: SEVEN ONLY.

PAID

Major Information of the Deed

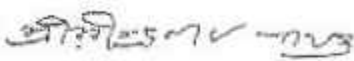
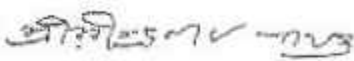
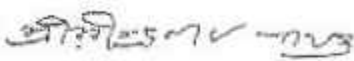
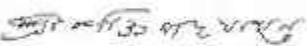
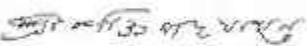
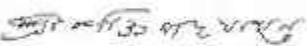
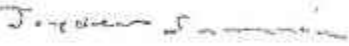
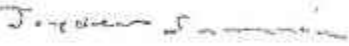
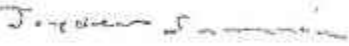
Deed No :	I-1103-00773/2024	Date of Registration	02/02/2024
Query No / Year	1103-8000301854/2024	Office where deed is registered	
Query Date	02/02/2024 1:47:03 PM	A.D.S.R. TAMLUK, District: Purba Midnapore	
Applicant Name, Address & Other Details	Dhananjoy Patra Bankurachak,Thana : Kolaghat, District : Purba Midnapore, WEST BENGAL, Mobile No. : 8016159868, Status :Attorney of Executant		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
		Rs. 2,82,15,000/-	
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]:- 110300759/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip.(Urban area)		

Land Details :

District: Purba Midnapore, P.S:- Tamluk, Municipality: TAMLUK, Road: Mecheda Haldia Road, Road Zone : (Shankarara -) , Mouza: Shankararah, Pin Code : 721636

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-142	LR-659	Commercial	Bastu	9.5 Dec		1,41,07,500/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L2	LR-142	LR-740	Commercial	Bastu	8.333 Dec		94,04,505/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L3	LR-142	LR-770	Commercial	Bastu	3.167 Dec		47,02,995/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			19Dec	0 /-	282,15,000 /-	
	Grand Total :				19Dec	0 /-	282,15,000 /-	

Principal Details :

Sl 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 Rabindra Nath Samanta (Presentant) Son of Late Surendra Nath Samanta Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>02/02/2024</td> <td></td> <td>LTI 02/02/2024</td> <td>02/02/2024</td> </tr> </tbody> </table> Village:- Town Sankarara, P.O:- Tamluk, P.S:-Tamluk, District:-Purba Midnapore, West Bengal, India, PIN:- 721636 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: IExxxxxx1H,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office	Name	Photo	Finger Print	Signature	Mr Rabindra Nath Samanta (Presentant) Son of Late Surendra Nath Samanta Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office		 Captured		02/02/2024		LTI 02/02/2024	02/02/2024
Name	Photo	Finger Print	Signature										
Mr Rabindra Nath Samanta (Presentant) Son of Late Surendra Nath Samanta Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office		 Captured											
02/02/2024		LTI 02/02/2024	02/02/2024										
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr Shaktipada Samanta Son of Late Surendra Nath Samanta Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>02/02/2024</td> <td></td> <td>LTI 02/02/2024</td> <td>02/02/2024</td> </tr> </tbody> </table> Village:- Dakshin Chara Shankarara, P.O:- Tamluk, P.S:-Tamluk, District:-Purba Midnapore, West Bengal, India, PIN:- 721636 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: IQxxxxxx3A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office	Name	Photo	Finger Print	Signature	Mr Shaktipada Samanta Son of Late Surendra Nath Samanta Executed by: Self, Date of Execution: 02/02/2024 , Admitted by: Self, Date of Admission: 02/02/2024 ,Place : Office		 Captured		02/02/2024		LTI 02/02/2024	02/02/2024
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02/02/2024		LTI 02/02/2024	02/02/2024										

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Droupadi Construction Village:- Town Sankarara, P.O:- Tamluk, P.S:-Kolaghat, District:-Purba Midnapore, West Bengal, India, PIN:- 721636, PAN No.:: AAxxxxxx4L,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

Representative Details :				
SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mr Joydev Samanta Son of Mr Shaktipada Samanta Date of Execution - 02/02/2024, , Admitted by: Self, Date of Admission: 02/02/2024, Place of Admission of Execution: Office	Photo  Feb 2 2024 3:00PM	Finger Print  Captured LTI 02/02/2024	Signature  02/02/2024
Village:- Town Sankarara, P.O:- Tamluk, P.S:-Tamluk, District:-Purba Midnapore, West Bengal, India, PIN:- 721636, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: DRxxxxxx0P,Aadhaar No Not Provided Status : Representative, Representative of : Droupadi Construction (as Partner)				
2	Name Mr Buddhadeb Samanta Son of Mr Rabindra Nath Samanta Date of Execution - 02/02/2024, , Admitted by: Self, Date of Admission: 02/02/2024, Place of Admission of Execution: Office	Photo  Feb 2 2024 3:03PM	Finger Print  Captured LTI 02/02/2024	Signature  02/02/2024
Village:- Town Sankarara, P.O:- Tamluk, P.S:-Tamluk, District:-Purba Midnapore, West Bengal, India, PIN:- 721636, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ISxxxxxx5B,Aadhaar No Not Provided Status : Representative, Representative of : Droupadi Construction (as Partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Dhananjoy Patra Son of Mr. Bharat Patra Village:- Bankurachak, P.O:- Ramtarakhat, P.S:-Kolaghat, District:-Purba Midnapore, West Bengal, India, PIN:- 721151		 Captured 02/02/2024	 02/02/2024
Identifier Of Mr Rabindra Nath Samanta, Mr Shaktipada Samanta, Mr Joydev Samanta, Mr Joydev Samanta, Mr Buddhadeb Samanta			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr Rabindra Nath Samanta	Droupadi Construction-9.5 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	Mr Shaktipada Samanta	Droupadi Construction-6.333 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	Mr Shaktipada Samanta	Droupadi Construction-1.167 Dec
2	Mr Joydev Samanta	Droupadi Construction-2 Dec

Land Details as per Land Record

District: Purba Midnapore, P.S:- Tamluk, Municipality: TAMLUK, Road: Mecheda Haldia Road, Road Zone : (Shankarara --), Mouza: Shankararah, Pin Code : 721636

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 142, LR Khatian No:- 659	Owner: ଶ୍ରୀରାମ ସାମନ୍ତ, Gurdian: ଶ୍ରୀରାମ, Address: ଖିଲି, Classification: ଏସ, Area: 9.49300000 Acre,	Owner Name not selected by applicant.
L2	LR Plot No:- 142, LR Khatian No:- 740	Owner: ଶ୍ରୀ ରାମ, Gurdian: ଶ୍ରୀରାମ, Address: ଖିଲି, Classification: ଏସ, Area: 6.33270000 Acre,	Owner Name not selected by applicant.
L3	LR Plot No:- 142, LR Khatian No:- 770	Owner: ଶ୍ରୀରାମ ସାମନ୍ତ, Gurdian: ଶ୍ରୀରାମ, Address: ଖିଲି, Classification: ଏସ, Area: 3.17270000 Acre,	Owner Name not selected by applicant.

Endorsement For Deed Number : I - 110300773 / 2024

On 02-02-2024

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.

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

Presented for registration at 14:51 hrs on 02-02-2024, at the Office of the A.D.S.R. TAMLUK by Mr Rabindra Nath Samanta, 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 2,82,15,000/-

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

Execution is admitted on 02/02/2024 by 1. Mr Rabindra Nath Samanta, Son of Late Surendra Nath Samanta, P.O: Tamluk, Thana: Tamluk, , Purba Midnapore, WEST BENGAL, India, PIN - 721636, by caste Hindu, by Profession Business, 2. Mr Shaktipada Samanta, Son of Late Surendra Nath Samanta, P.O: Tamluk, Thana: Tamluk, , Purba Midnapore, WEST BENGAL, India, PIN - 721636, by caste Hindu, by Profession Business, 3. Mr Joydev Samanta, Son of Mr Shaktipada Samanta, P.O: Tamluk, Thana: Tamluk, , Purba Midnapore, WEST BENGAL, India, PIN - 721636, by caste Hindu, by Profession Business

Indetified by Mr Dhananjoy Patra, . . Son of Mr Bharat Patra, P.O: Ramtarakhat, Thana: Kolaghat, , Purba Midnapore, WEST BENGAL, India, PIN - 721151, by caste Hindu, by profession Cultivation

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

Execution is admitted on 02-02-2024 by Mr Joydev Samanta, Partner, Droupadi Construction, Village:- Town Sankarara, P.O:- Tamluk, P.S:-Kolaghat, District:-Purba Midnapore, West Bengal, India, PIN:- 721636

Indetified by Mr Dhananjoy Patra, . . Son of Mr Bharat Patra, P.O: Ramtarakhat, Thana: Kolaghat, , Purba Midnapore, WEST BENGAL, India, PIN - 721151, by caste Hindu, by profession Cultivation

Execution is admitted on 02-02-2024 by Mr Buddhadeb Samanta, Partner, Droupadi Construction, Village:- Town Sankarara, P.O:- Tamluk, P.S:-Kolaghat, District:-Purba Midnapore, West Bengal, India, PIN:- 721636

Indetified by Mr Dhananjoy Patra, . . Son of Mr Bharat Patra, P.O: Ramtarakhat, Thana: Kolaghat, , Purba Midnapore, WEST BENGAL, India, PIN - 721151, by caste Hindu, by profession Cultivation

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 0.00/-, by online = Rs 7/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 02/02/2024 2:13PM with Govt. Ref. No: 192023240368356558 on 02-02-2024, Amount Rs: 7/-, Bank: SBI EPay (SBIPay), Ref. No. 8264496493017 on 02-02-2024, Head of Account 0030-03-104-001-16

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/-, by online = Rs 0/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 1, Amount: Rs.50.00/-, Date of Purchase: 01/02/2024, Vendor name: Amirul Rahaman Khan

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 02/02/2024 2:13PM with Govt. Ref. No: 192023240368356558 on 02-02-2024, Amount Rs: 0/-, Bank: SBI EPay (SBIPay), Ref. No. 8264496493017 on 02-02-2024, Head of Account



Kaushik Bhattacharya
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. TAMLUK
Purba Midnapore, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1103-2024, Page from 14543 to 14568

being No 110300773 for the year 2024.



Digitally signed by KAUSHIK BHATTACHARYYA
Date: 2024.02.02 15:47:18 +05:30
Reason: Digital Signing of Deed.

(Kaushik Bhattacharya) 02/02/2024
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. TAMLUK
West Bengal.