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भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

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Additional Registrar of Assurances-IV, Kolkata

Certified that the Document is admitted of Registration. The SignatureSheet and the endorsement sheets attached to this document are the part this Documents

Additional Registrar of Assurances-IV, Kolkata

POWER OF ATTORNEY

- 1 DEC 2023

KNOW ALL MEN BY THESE presents that **WE**, **THAKUR SRI SRI RAJRAJESWAR JIU** having PAN: AAETT5482D, **THAKURANI SRI SRI LAKSHMIMATA** having PAN: AAETT5481A and **THAKUR SRI SRI GOPAL JIU** having PAN:AAETT5483C all represented by **MOHAN LAL DE** son of Madan Lal De PAN: ADNPD4073E Aadhaar 939729999802, residing at 4, Beadon Street, Post Office Beadon Street, Police Station Burtolla, Kolkata - 700006, **KALPANA DE** wife of Mohan Lal De, PAN: AWGPD6006K Aadhaar 374204930013, residing at 4, Beadon Street, Post Office Beadon Street, Police Station Burtolla, Kolkata - 700006, **MONOJIT DE** son of Mohan Lal De PAN: AWGPD6007J Aadhaar 281575703429 residing at 4, Beadon Street, Post Office Beadon Street, Police Station Burtolla, Kolkata – 700006 and **MONODIP DE** son of Mohan Lal De PAN:

Serial No. 20073

Name SANDERSONS & MORGANS ADVOCATES & SOLICITORS 5, Netaji Subhas Road KOLKATA - 700 001

Address

12 OCT 2023

Prop :- Srikant Tiwari
Licenced Stamp Vendor
BACHAN GANGA
2 3, Bankshall Street
Kolkata - 700 001

SANDERSONS & MORGANS
ADVOCATES & SOLICITORS
5, Netaji Subhas Road
KOLKATA - 700 001

12 OCT 2023

ADDITIONAL REGISTRAR OF ASSURANCES-IV, KOLKATA
- 1 DEC 2023

Identified by
Priyanka Mullick
Advocate
High Court, Calcutta

AWGPD5858H, Aadhaar 380233743646, residing at 4, Beadon Street, Post Office Beadon Street, Police Station Burtolla, Kolkata – 700006, the Trustees of the Trust created under the Deed of Settlement dated 17th March 1954 as modified by Deed dated 1st June 1973, 29th June 1995 and 20th January 2023, hereinafter collectively referred to as the "**Deities / Trustees**", (which term shall unless excluded by or repugnant to the subject or context be deemed to include their respective successors in office and the Trustee or Trustees for the time being of the said Trust) do hereby nominate, constitute and appoint the partners of **SATYA KRISHNA ENTERPRISE**, a partnership firm having PAN: ADNFS1451R, having its office at 145A/1, South Sinthee Road, Post Office Sinthee, Police Station Sinthee, Kolkata – 700050 namely **TAPENDRA NATH BANERJEE** son of Late Rajendra Nath Banerjee, PAN: ADFPB4057N, Aadhaar 964892646603 and **TIRTHANKAR BANERJEE** son of Tapendra Nath Banerjee PAN: BIJPB4015N, Aadhaar - 418496640314, both residing at 145A/2, South Sinthee Road, Post Office Sinthee, Police Station Sinthee, Kolkata – 700050 as our lawfully constituted '**Attorney**' for and on our behalf.

WHEREAS

A. By virtue of the Trust created under the Deed of Settlement dated 17th March 1954 executed by Notendra Lal Dey and registered in Book No. I, Volume No. 25, Pages 198 to 204, Being No. 1064 for the year 1954 at the office of the Registrar of Assurances Calcutta, as modified by Deeds dated 1st June 1973, 29th June 1995 and 20th January 2023, the Deities of Thakur Sri Sri Raj Rajeswar Jiu, Thakurani Sri Sri Lakshmimata and Thakur Sri Sri Gopal Jiu became the owners of ALL THAT piece and parcel of land measuring about 15 cottahs more or less situated at Premises No. 4, Beadon Street (now known as Dani Ghose Sarani) Kolkata 700006 in the town of Calcutta within Police Station Burtolla, Post Office Beadon Street, Ward No. 26 of Kolkata Municipal Corporation having Assessee No. 110260500090 TOGETHER WITH a 150 years old brick built two storied and partly three storied house measuring 5000 sq.ft. on the ground floor, 4000 sq.ft. on the first floor and 2000 sq.ft. on the second floor in dilapidated condition (hereinafter

ADDL. REGISTRAR OF ASSURANCES
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referred to as "**the Said Property**") more fully and clearly written and described in the **Schedule** hereunder written where the Deities have been installed and Mohan Lal De, Kalpana De, Monojit De and Monodip De are the current trustees of the Trust.

B. The Deities / Trustees entered into a Development Agreement on 30/11/2023 with **Satya Krishna Enterprise**, a partnership firm having PAN: ADNFS1451R having its office at 145A/1, South Sinthee Road, Post Office Sinthee, Police Station Sinthee, Kolkata – 700050 (hereinafter referred to as "**the Developer**") and registered in the office of ARA-IV, Kolkata in Book -I, Deed No. 1904 – 16925 for the year 2023 whereby the Deities / Trustees granted an exclusive right of development and construction of multi-storied buildings at the Said Property to the Developer in accordance with the Plan/s to be sanctioned by the concerned Sanctioning Authority upon the terms and conditions contained therein (hereinafter referred to as "**the said Development Agreement**").

THAKUR SRI SRI GOPAL JIU
Mohan Lal De Kalpana De
Monojit De . Monodip De
TRUSTEE

THAKUR SRI SRI RAJRAJESWAR JIU
Mohan Lal De Kalpana De
Monojit De . Monodip De
TRUSTEE

C. For the purpose of facilitating the erection, construction, development and completion of such multi-storied buildings at the Said Property in terms of the said Development Agreement, **WE, the Deities / Trustees**, do hereby nominate, constitute, ~~irrevocably~~ appoint and empower jointly and severally the partners of **SATYA KRISHNA ENTERPRISE** namely **Mr. Tapendra Nath Banerjee** and **Mr. Tirthankar Banerjee**, to be our lawfully constituted Attorney to act and do all or any of the following acts, deeds and things in respect of the Said Property:

THAKURANI SRI SRI LAKSHMIMATA
Mohan Lal De Kalpana De
Monojit De . Monodip De
TRUSTEE

1. To appear for and represent the Deities / Trustees before all local, State or Central Government statutory bodies to all intents and purposes in connection with construction of the new buildings at the Said Property and to sign all letters, undertakings, indemnities etc. and submit the same as may be required or necessary for carrying out construction of the new buildings at the Said Property.

OF THE ADDL. REGISTRAR OF ASSURANCES
KOLKATA

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2. To represent the Deities / Trustees before the concerned Local Authority, West Bengal Fire Services Department, Urban Land (Ceiling & Regulation) Department, concerned Police Authority, Income Tax Authority, and all other government departments and to file necessary papers, documents, undertakings, indemnities in respect of any matter relating to construction of the new buildings at the Said Property.

3. To obtain permission / approval, on behalf of the Deities / Trustees, from the concerned Sanctioning and/or Planning Authority/Authorities and other Authorities as may be required for the development and construction of the new buildings in accordance with the Said Development Agreement and for that purpose to sign such applications, papers, writings, undertakings, appeals or any other petitions / letters / documents, as may be required.

4. To enter upon the Said Property with men and materials as may be required for the purpose of development work and erect the new buildings as per the Building Plan/s to be sanctioned by Kolkata Municipal Corporation (KMC) or any other Authority in conformity with the terms of the Said Development Agreement.

5. To sign all contracts and orders and other documents, letters, receipts, papers and writings whatsoever and to conclude all bargains and deals to accept all estimates, tenders, quotations etc. on such terms and conditions as the said Attorney shall deem fit and proper and to settle all disputes and differences in connection thereto for construction and completion of the new buildings at the Said Property.

6. To appoint and terminate the appointment of Architects, Engineers, Surveyors and others for survey and soil testing and also for preparation of plans for construction of the new buildings at the Said Property.

7. To prepare, apply for and submit plans with KMC and any other Authority/Authorities as may be required for sanction of the

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building plans and if required, to have the same modified and/or altered from time to time.

8. To have the Said Property surveyed and to have the soil tested for the proposed construction and development of the new buildings.

9. To pay all fees and expenses and obtain sanction and such other order or orders or permissions or consents or NOCs from the appropriate and concerned authorities and to do all other necessary acts deeds and things as may be expedient for sanction, modification and/or alteration of the plans in respect of the new buildings.

10. To apply for and obtain electricity, gas, water, sewerage, drainage, lift, and/or other connections of any other utility or facility in the Said Property from the CESC Ltd., KMC and/or other appropriate Authority/authorities and/or to make alteration therein and to close down and/or have disconnected the same.

11. To do all necessary acts deeds and things for the purpose of complying with all laws, rules, regulations, bye-laws, ordinance etc. for the time being in force with regard to sanctioning modifications and/or alteration of the plans in respect of the new buildings.

12. To appoint architects, contractors, sub-contractors consultants, and surveyors as may be required without having any financial or other obligation upon the Deities / Trustees and to supervise the development and construction work of the new buildings on the Said Property.

13. To prepare plan and signing it for sanction by the appropriate Authorities,

14. To apply for and obtain sanction of the building plan from Kolkata Municipal Corporation,

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OF ASSURANCES-IV, KOLKATA
- 1 DEC 2023

15. To apply for modifications/alterations/rectifications of the Building Plans in respect of the new buildings from time to time as may be required.

16. To construct the proposed new buildings on the Said Property at the cost and expenses of the Developer.

17. To apply for and obtain temporary and permanent connection of water, electricity power, gas, telephone, drainage, sewerage, etc., to the new buildings and other inputs and facilities required for the construction of the new buildings.

18. To approach the concerned authorities for the purpose of obtaining 'No Objection' from Competent Authority under the West Bengal Urban Land (Ceiling & Regulation) Act, 1976 in order to enable the development and construction of the new buildings on the Said Property.

19. To apply for and obtain, in the name of the Deities / Trustees, the service connections including water, sewerage and electricity for carrying out and completing the development of the Said Property.

20. To make payments and deposits with KMC, plan sanction fees and all other fees payable in connection with sanction of building plans and also to make payment of all other fees and expenses to all other appropriate Authorities for the purpose of carrying out the development work and construction of the new buildings on the Said Property and to claim refunds of such deposits and to give valid and effectual receipts and discharge on behalf of the Deities / Trustees in connection therewith.

21. After completion of the construction of the new buildings, to apply for and obtain completion certificate in respect thereof from KMC or any other concerned Sanctioning and/or Planning Authorities.

22. To enter into agreements for sale/lease with the prospective buyers / lessees in respect of the flats/units along with car parking spaces as well as other saleable spaces comprised in

OF THE ADDL REGISTRAR OF ASSURANCES
KATA

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OF ASSURANCES-IV, KOLKATA
- 1 DEC 2023

the Developer's allocation, as defined under the Said Development Agreement, together with proportionate undivided impartible share in the Common Areas, Common Amenities and Facilities and Common Portions comprised in the new building as well as the Said Property attributable to Developer's allocation together with proportionate undivided impartible share in the land comprised in the Said Property which would fall within the Developer's allocation, on such terms and conditions as the Attorney in his absolute discretion may think fit and proper.

23. To execute from time to time all deeds of transfer, conveyances in respect of flats/units along with car parking spaces as well as other saleable spaces which would fall within the Developer's allocation in the Said Property, as defined under the Said Development Agreement, together with the proportionate undivided impartible share in the Common Areas, Common Amenities and Facilities and Common Portions comprised in the new building together with the proportionate undivided impartible share in the land comprised in Developer's allocation of the Said Property, on such terms and conditions as the Attorney in his absolute discretion may think fit and proper AND TO receive consideration, rents, deposits thereof and grant valid and effectual receipts to the payer and present the above documents/instruments for registration and admit the execution of such documents/instruments before the appropriate registration authority.

24. To accept any service of writ of summons or other legal process on behalf of and in the name of the Deities / Trustees and to appear in any court or authority as the said Attorney shall deem appropriate and to commence, prosecute and/or defend any action or legal proceedings relating to development of the Said Property in any court or before any authority as the Attorney may think fit and proper and for such purpose to appoint any Solicitor, Advocate, Lawyer in the name and on behalf of the Deities / Trustees or in the name of the Deities / Trustees and pay the costs, expenses, fee and other outgoings. Further to depose

ADDL. REGISTRAR OF ASSURANCE

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OF INSURANCE, KOLKATA

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in the court of law or authority, sign vakalatnama, sign and verify the plaint, written statement, affidavits, petitions, applications, appeals etc., and any other document or documents to protect the Said Property in furtherance of the said objective. Provided always that this authority shall be available to and exercised by the Developer strictly only in cases where such litigation would touch or concern the Said Property and the development thereat.

25. To appoint and engage on behalf of the Deities / Trustees pleaders, attorney, counsel and other legal agents as the said Attorney may think fit and proper and to discharge and reappoint them and pay and settle their fees and remuneration.

26. To deposit on behalf and account of the Deities / Trustees all moneys including court fees etc. and to receive on behalf of the Deities / Trustees refund of the excess amount if any, paid and to give valid and effectual receipts in respect thereof.

27. To do and perform all acts, deeds, matters and things necessary for all or any of the purposes aforesaid and for giving full effect to the powers and authorities herein before contained, as fully and effectually as the Deities / Trustees could do in person.

28. To do all such acts, deeds and things as may be required to be done for the purpose of accomplishment of the terms, goals and objectives of the Said Development Agreement.

29. To hold, protect and maintain the Said Property.

30. To negotiate and make settlement with tenants / occupants of the Said Property on such terms and conditions as may be agreed upon by my Attorneys with the said tenants / occupants and to obtain possession from them and to grant proper and effectual receipts in respect thereof and also to obtain surrender of the tenancy / occupancy right and/or right, title and interest of the tenants / occupants

OF THE ADDL. REGISTRAR OF

ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

- 1 DEC 2023

31. To sign any application, affidavit, declaration and represent the Deities / Trustees before the Kolkata Municipal Corporation or any other authority or authorities,

32. To comply strictly with the provisions of Real Estate (Regulation and Development) Act, 2016 read with West Bengal Real Estate (Regulation and Development) Rules, 2021

33. To deliver possession of the Developer's allocation to the prospective buyers / lessees or any other person only after delivery of possession of Deity's Allocation to the Trustees in terms of the said Development Agreement, duly constructed in all respect, and signing, executing and registering sale and transfer deeds, conveyances and other related documents relating to Developer's allocation Provided However the Developer shall be entitled to enter into agreement/s for sale with the intended buyers for sale of the Developer's allocation to intending buyers together with right to receive and realise all such advances, earnest moneys and other payments from the said purchasers and to deposit in the designated account of the Developer in accordance with the provisions of Real Estate (Regulation and Development) Act, 2016 read with The West Bengal Housing Real Estate (Regulation and Development) Rules, 2021 and the said Power of Attorney shall remain valid until completion of the said new buildings and transfer of the Developer's allocation provided there is no breach or default on the part of the Developer in respect of the terms and conditions contained in this Agreement. However the Developer undertakes not to cause to be done any act, deed or thing which may in any way misuse, contravene any rule, law or regulation or to misuse the powers which may be conferred upon the Developer by the Trustees and confer any financial or personal obligations upon the Trustees.

34. Be it noted that this Power of Attorney is being granted in favour of the Attorney without any consideration.

35. Be it further noted that this Power of Attorney shall remain valid so long as the said Development Agreement subsists.

OF THE ADDL REGISTRAR OF ASSURANCES
KOLKATA

PROVISIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

- 1 DEC 2023

AND GENERALLY to do all acts deeds and things for better exercise of the authorities herein contained which the Deities / Trustees could have lawfully done under its hands and seals, if personally present.

AND WE the Deities / Trustees do hereby ratify and confirm and agree to ratify and confirm all and whatever the said Attorney shall lawfully do or cause to be done in or about the Said Property aforesaid in conformity with the terms and conditions mentioned in the Said Development Agreement.

THE SCHEDULE ABOVE REFERRED TO:
(The Said Property)

ALL THAT piece and parcel of land measuring about 15 cottahs more or less situated at Premises No. 4, Beadon Street (now known as Dani Ghose Sarani) Kolkata 700006 in the town of Calcutta within Police Station Burtolla, Post Office Beadon Street, Ward No. 26 of Kolkata Municipal Corporation having Assessee No. 110260500090 **TOGETHER WITH** a 150 years old brick built two storied and partly three storied house measuring 5000 sq.ft. on the ground floor, 4000 sq.ft. on the first floor and 2000 sq.ft. on the second floor in dilapidated condition and butted and bounded as follows:-

On the North	:	By Dani Ghose Sarani
On the East	:	Partly by No. 1, Umesh Dutt Lane and partly by No. 4/1, Dani Ghose Sarani
On the South	:	By a filled up sewered ditch being a public passage
On the West	:	Partly by No. 3/1B, Dani Ghose Sarani and partly by Nos. 13, 13/1 and 14, Ram Krishna Bagchi Lane

ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

- 1 DEC 2023

IN WITNESS WHEREOF, we, the Deities / Trustees have hereunto set and subscribed our hands and seals on this 1st day of DECEMBER, 2023.

SIGNED, SEALED and **DELIVERED** for and on behalf of **Thakur Sri Sri Raj Rajeswar Jiu, Thakurani Sri Sri Lakshmimata and Thakur Sri Sri Gopal Jiu Trust** by **Mohan Lal De, Kalpana De, Monojit De** and **Monodip De**, its Trustees in the presence of :

THAKUR SRI SRI RAJRAJESWAR JIU
Mohan Lal De Kalpana De.
Monojit De. Monodip De
TRUSTEE

THAKURANI SRI SRI LAKSHMIMATA
Mohan Lal De Kalpana De.
Monojit De. Monodip De
TRUSTEE

THAKUR SRI SRI GOPAL JIU
Mohan Lal De Kalpana De.
Monojit De. Monodip De
TRUSTEE

1. Priyanka Mullick
Advocate
5, N. S. Road,
Kol - 1
2. Bandeb Chatterjee
15E, Sarani Sarani
Kolkata - 50

SIGNED AND ACCEPTED by the said **Attorney** at Kolkata in the presence of:

SATYA KRISHNA ENTERPRISE
Srikanta Banerjee
Partner

1. Priyanka Mullick
Advocate

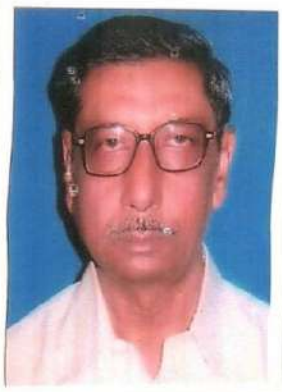
2. Bandeb Chatterjee
15E, Sarani Sarani
Kolkata - 50.

Drafted by
Priyanka Mullick
Advocate
High Court, Calcutta
WB/178/2009

SEAL OF THE ADDL. REGISTRAR
KOLKATA

ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
- 1 DEC 2023

SPECIMEN FORM FOR TEN FINGER PRINT



Mohan Kaste

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Kalpana De.

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Monesit De.

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Monodip De

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RIGHT HAND PRINT				

SEAL OF THE ADDL. REGISTRAR OF ASSURANCES
KOLKATA

ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

- 1 DEC 2023

SPECIMEN FORM FOR TEN FINGER PRINT

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SEAL OF THE ADDL REGISTRAR OF ASSURANCES
KOLKATA

ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA

- 1 DEC 2025

Major Information of the Deed

Deed No :	**I-1904-16956/2023**	**Date of Registration**	**01/12/2023**
Query No / Year	**1904-8002955293/2023**	**Office where deed is registered**	
Query Date	**01/12/2023 1:02:02 PM**	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Priyanka Mullick High Court, Calcutta,Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9239503295, Status :Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
Rs. 2/-		Rs. 8,36,64,090/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(g))		Rs. 11/- (Article:E, M(b))	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190416925/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Kolkata, P.S:- Burtola, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Beadon Street, Road Zone : (Chitpore Crossing -- Jatindra Mohan Avenue Crossing) , , Premises No: 4, , Ward No: 026 Pin Code : 700006

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		15 Katha	1/-	7,95,12,840/-	Property is on Road Adjacent to Metal Road, Encumbered by Tenant, , Project Name :
	Grand Total :				**24.75Dec**	**1 /-**	**795,12,840 /-**	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	11000 Sq Ft.	1/-	41,51,250/-	Structure Type: Structure Tenanted,
	Gr. Floor, Area of floor : 5000 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 150 Years, Roof Type: Pucca, Extent of Completion: Complete Floor No: 1, Area of floor : 4000 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 150 Years, Roof Type: Pucca, Extent of Completion: Complete Floor No: 2, Area of floor : 2000 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 150 Years, Roof Type: Pucca, Extent of Completion: Complete				
	Total :	**11000 sq ft**	**1 /-**	**41,51,250 /-**	

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**THAKUR SRI SRI RAJRAJESWAR JIU** 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 , PAN No.:: AAxxxxxx2D,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative
2	**THAKURANI SRI SRI LAKSHMIMATA** 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 , PAN No.:: AAxxxxxx1A,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative
3	**THAKUR SRI SRI GOPAL JIU** 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 , PAN No.:: AAxxxxxx3C,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**SATYA KRISHNA ENTERPRISE** 145A/1, South Sinthee Road, City:- Not Specified, P.O:- Sinthee, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050 , PAN No.:: ADxxxxxx1R,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
	Name	Photo	Finger Print	Signature
1	**Mr MOHAN LAL DE** Son of Late Madan Lal De Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 Dec 1 2023 1:49PM	Captured LTI 01/12/2023	01/12/2023
	4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, , PAN No.:: adxxxxxx3E,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : THAKUR SRI SRI RAJRAJESWAR JIU (as Trustee), THAKURANI SRI SRI LAKSHMIMATA (as Trustee), THAKUR SRI SRI GOPAL JIU (as Trustee)			
2	**Mrs KALPANA DE** Wife of Mr Mohan Lal De Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 Dec 1 2023 1:49PM	Captured LTI 01/12/2023	01/12/2023

4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006, Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, , PAN No.:: AWxxxxxx6K,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : THAKUR SRI SRI RAJRAJESWAR JIU (as Trustee), THAKURANI SRI SRI LAKSHMIMATA (as Trustee), THAKUR SRI SRI GOPAL JIU (as Trustee)

3	Name	Photo	Finger Print	Signature
	Mr MONOJIT DE Son of Mr Mohan Lal De Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 Dec 1 2023 1:50PM	Captured LTI 01/12/2023	01/12/2023

4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: AWxxxxxx7J,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : THAKUR SRI SRI RAJRAJESWAR JIU (as Trustee), THAKURANI SRI SRI LAKSHMIMATA (as Trustee), THAKUR SRI SRI GOPAL JIU (as Trustee)

4	Name	Photo	Finger Print	Signature
	Mr MONODIP DE Son of Mr Mohan Lal De Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 Dec 1 2023 1:50PM	Captured LTI 01/12/2023	01/12/2023

4, Beadon Street, City:- Kolkata, P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: AWxxxxxx8H,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : THAKUR SRI SRI RAJRAJESWAR JIU (as Trustee), THAKURANI SRI SRI LAKSHMIMATA (as Trustee), THAKUR SRI SRI GOPAL JIU (as Trustee)

5	Name	Photo	Finger Print	Signature
	Mr TAPENDRA NATH BANERJEE (Presentant) Son of Late Rajendra Nath Banerjee Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 Dec 1 2023 1:50PM	Captured LTI 01/12/2023	01/12/2023

145A/2, South Sinthee Road, City:- Not Specified, P.O:- Sinthee, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADxxxxxx7N,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : SATYA KRISHNA ENTERPRISE (as Partner)

6	Name	Photo	Finger Print	Signature
	Mr TIRTHANKAR BANERJEE Son of Mr Tapendra Nath Banerjee Date of Execution - 01/12/2023, , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office		Captured	
		Dec 1 2023 1:51PM	LTI 01/12/2023	01/12/2023
	145A/2, South Sinthee Road, City:- Not Specified, P.O:- Sinthee, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BIxxxxxx5N,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : SATYA KRISHNA ENTERPRISE (as Partner)			

Identifier Details :

Name	Photo	Finger Print	Signature
Ms Priyanka Mullick Daughter of Late Samir Mullick 5, Netaji Subhas Road, City:- Kolkata, P.O:- G P O, P.S:-Hare Street, District:-Kolkata, West Bengal, India, PIN:- 700001		Captured	
	01/12/2023	01/12/2023	01/12/2023
Identifier Of Mr MOHAN LAL DE, Mrs KALPANA DE, Mr MONOJIT DE, Mr MONODIP DE, Mr TAPENDRA NATH BANERJEE, Mr TIRTHANKAR BANERJEE			

Transfer of property for L1		
Sl.No	**From**	**To. with area (Name-Area)**
1	THAKUR SRI SRI RAJRAJESWAR JIU	SATYA KRISHNA ENTERPRISE-24.75 Dec

Transfer of property for S1		
Sl.No	**From**	**To. with area (Name-Area)**
1	THAKUR SRI SRI RAJRAJESWAR JIU	SATYA KRISHNA ENTERPRISE-3666.66666700 Sq Ft
2	THAKURANI SRI SRI LAKSHMIMATA	SATYA KRISHNA ENTERPRISE-3666.66666700 Sq Ft
3	THAKUR SRI SRI GOPAL JIU	SATYA KRISHNA ENTERPRISE-3666.66666700 Sq Ft

Endorsement For Deed Number : I - 190416956 / 2023

On 01-12-2023

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 12:42 hrs on 01-12-2023, at the Office of the A.R.A. - IV KOLKATA by Mr TAPENDRA NATH BANERJEE ,.

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 8,36,64,090/-

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

Execution is admitted on 01-12-2023 by Mr MOHAN LAL DE, Trustee, THAKUR SRI SRI RAJRAJESWAR JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKURANI SRI SRI LAKSHMIMATA, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKUR SRI SRI GOPAL JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 01-12-2023 by Mrs KALPANA DE, Trustee, THAKUR SRI SRI RAJRAJESWAR JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKURANI SRI SRI LAKSHMIMATA, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKUR SRI SRI GOPAL JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 01-12-2023 by Mr MONOJIT DE, Trustee, THAKUR SRI SRI RAJRAJESWAR JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKURANI SRI SRI LAKSHMIMATA, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKUR SRI SRI GOPAL JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 01-12-2023 by Mr MONODIP DE, Trustee, THAKUR SRI SRI RAJRAJESWAR JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKURANI SRI SRI LAKSHMIMATA, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006; Trustee, THAKUR SRI SRI GOPAL JIU, 4, Beadon Street, City:- Kolkata, P.O:- Beadon Street, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 01-12-2023 by Mr TAPENDRA NATH BANERJEE, Partner, SATYA KRISHNA ENTERPRISE, 145A/1, South Sinthee Road, City:- Not Specified, P.O:- Sinthee, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 01-12-2023 by Mr TIRTHANKAR BANERJEE, Partner, SATYA KRISHNA ENTERPRISE, 145A/1, South Sinthee Road, City:- Not Specified, P.O:- Sinthee, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050

Indetified by Ms Priyanka Mullick, , , Daughter of Late Samir Mullick, 5, Netaji Subhas Road, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11.00/- (E = Rs 7.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 11.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100.00/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 20973, Amount: Rs.100.00/-, Date of Purchase: 12/10/2023, Vendor name: S TIWARI

Mohul Mukhopadhyay
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2023, Page from 969966 to 969988

being No 190416956 for the year 2023.

Seal of the Additional Registrar of Assurances-II, Kolkata

Digitally signed by MOHUL MUKHOPADHYAY
Date: 2023.12.12 18:27:04 +05:30
Reason: Digital Signing of Deed.

(Mohul Mukhopadhyay) 12/12/2023

ADDITIONAL REGISTRAR OF ASSURANCE

OFFICE OF THE A.R.A. - IV KOLKATA

West Bengal.