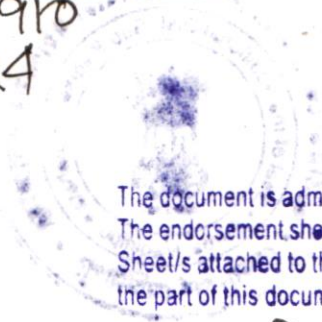




পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

P 191505

Q-2002014910
 6-8-24
 11.21.2023



The document is admitted to registration
 The endorsement sheet/s and Signature
 Sheet/s attached to this document are
 the part of this document.

Additional District Sub-Register

Sutahata

06 AUG 2024

DEED OF DECLARATION

Know all men by this presents this Deed of Declaration made
 on this 6th day of August in the year two thousand Twenty Four

SIBAYA CONSTRUCTION PVT. LTD.
 Mangal Bhowmik
 Director

Aradhana Bhowmik

ক্রমিক নং- ২৭ ই তাং ০৬/০৮/২০২৪
মূল্য- ১০০/- Five hundred only
ক্রেতা শ্রী Mangj Kumar Choudhary
সহ- Chaitanbeam
থানা- Chaitanbeam জেলা- পূর্ব মেদিনীপুর



স্বাক্ষরিত

স্ট্যাম্প ভেঙার
সূর্য্য কুমার রায়
সূতাহাটা এ.ডি.এস.আর. অফিস
লাইসেন্স নং- ০২/৯২
পূর্ব মেদিনীপুর



Addl. Dist. Sub-Registrar
Suta-hata, Purba Medinipur
06 AUG 2024

OM NAMO SIBAYA CONSTRUCTION PVT. LTD.
Director
Manoj Kumar Bhowmik

Ardhendu Bikas Das

SUB-LESSOR : OM NAMO SIBAYA CONSTRUCTION PRIVATE LIMITED, (PAN- AABC09156F), an existing company duly Incorporated Under the provisions of The Companies Act, 2013 (as amended), having its Registered Office at Baishnabchak, Uttar Purbapalli, Purba Medinipur, PIN - 721637, represented by one of its Directors **Sri Manoj Kumar Bhowmik**, Son of Sri Mrityunjoy Bhowmik, residing at Baishnabchak, P.O.- Debhog, P.S.- Bhabanipur, Dist.- Purba Medinipur, West Bengal, Pin - 721637 by virtue of a **Board Resolution dated 05/07/2023**, hereinafter referred to as the **SUB-LESSOR** (which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successors, successors-in-interest, administrators, legal representatives and assigns) of the **FIRST PARTY/ ONE PART**.

BETWEEN

SUB-LESSEE: SRI ARDHENDU BIKAS DAS (AADHAR No: 761945757002, PAN - **ACRPD5835F**) Son of Late **Ananta Kumar Das**, by occupation Business, by religion-Hindu, residing at Brajanathchak, P.O- Haldia Port, P.S.- Haldia, PIN- 721605, W.B., herein after referred to as **SUB-LESSEE/** (Which term and expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include his heirs, executors, successors, successors-in-interest, administrators, legal representatives and assigns) of the **SECOND PARTY/ OTHER PART**.

RT

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www.indiancourts.com



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur
06 AUG 2024

WHEREAS the FIRST PARTY was the owner and occupier now seized and possessed of and / or otherwise well and sufficiently entitled to all that the piece and parcel of absolute land containing an area measuring about 136.400 decimal land be the same a little more or less comprised within Haldia Municipality RS & LR Plot Nos - 338,339,337/539,337/540 (KHETRA -"K", "L","M","N") Mouza Brajanathchak, J.L. No. 196, P.S. Haldia, Dist. Purba Medinipur within the jurisdiction of the Additional Dist. Sub-Registrar Sutahata, which is more fully and particularly described in the Schedule "B" hereunder written out of the Schedule "A" property (hereinafter referred to as the "said Property").

WHEREAS the land having RS & LR Plot Nos - 338, 339, 337/539, 337/540 (KHETRA -"A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L", "M", "N", "O", "P") under Brajanathchak Mouza measuring around 5.00 Acre and the said land was belonged to Haldia Municipality, having its registered office at B.R. Ambedkar Bhaban, City Centre, P.O. Debhog, Haldia, District Purba Medinipur and the said Municipality executed a Lease Deed dated 27th November, 1998 for a period of 999 years in favour of Bihariji Estates Pvt. Ltd., a Company within the meaning of the Companies Act, 2013(as amended) of 63, Rafi Ahmed Kidwai Road, Kolkata - 700 016 and the same was registered with the office of the Additional District Sub-Register Sutahata, District Purba Medinipur, being No. 3958 for the year 1998 and by virtue thereof the said Bihariji Estates Pvt. Ltd. became the lessee in respect of the said property for 999 years.

AND WHEREAS the said Bihariji Estates Pvt. Ltd. by executing several Lease Deeds in favour of Dipak Giri and Smt. Chandana Giri, either jointly and/or severally leased out lands measuring about 202.969 decimal more or less out of the said 5 Acres of land



Direct

OFFICE OF THE DISTRICT REGISTRAR, PURBA MEDINIPUR



Add. Dist. Sub-Registrar
Sutahata, Purba Medinipur

06 AUG 2024

OMNAMO SIBAYA CONSTRUCTION PVT. LTD.
 Manoj K. Bhowmik
 Director

Mr. Manoj K. Bhowmik

comprised within Haldia Municipality RS & LR Plot Nos - 338,339,337/539,337/540 (KHETRA - "K", "L", "M", "N") and the said Lease Deeds were registered and recorded in the manner following:

| Date of Execution | DEED NO | OFFICE | BOOK NO | VOLUME NO. | PAGE |
|-------------------|---------|---------------|---------|------------|--------|
| 03.08.2006 | 4054 | ADSR SUTAHATA | 1 | 182 | 1-16 |
| 16.05.2007 | 2943 | ADSR SUTAHATA | 1 | 129 | 131-14 |
| 15.09.2007 | 3705 | ADSR SUTAHATA | 1 | 160 | 9-28 |
| 15.09.2007 | 2006 | ADSR SUTAHATA | 1 | 88 | 89-105 |

AND WHEREAS upon a resolution being passed by the Board of Directors the name of the said Bihariji Estates Pvt. Ltd was changed to SPS Infrastructure Pvt. Ltd. and the same was duly approved by the Registrar of Companies.

AND WHEREAS the said Dipak Giri and Smt. Chandana Giri, either jointly and/or severally, returned the lands, received as aforesaid, measuring about 202.969 decimals to the said SPS Infrastructure Pvt. Ltd. comprised within Haldia Municipality RS & LR Plot Nos - 338,339,337/539,337/540 (KHETRA - "K", "L", "M", "N") Mouza Brajanathchak, J.L. No. 196, P.S. Haldia, District Purba Medinipur by executing the Deeds of Lease in the manner following: -

10

OM NAMO SIBAYA CONSTRUCTION PVT. LTD.
 Manoj Kumar Bhowmik
 Director

For Shri Manoj Kumar Bhowmik

| YEAR | Deeds No | Office |
|------|----------|---------------|
| 2007 | 5003 | ADSR SUTAHATA |
| 2007 | 5004 | ADSR SUTAHATA |
| 2007 | 5005 | ADSR SUTAHATA |
| 2007 | 5006 | ADSR SUTAHATA |
| 2007 | 5007 | ADSR SUTAHATA |
| 2007 | 5008 | ADSR SUTAHATA |
| 2007 | 5009 | ADSR SUTAHATA |
| 2007 | 5010 | ADSR SUTAHATA |

AND WHEREAS subsequently the name of the said SPS Infrastructure Pvt. Ltd. was changed to SPS Mani Infrastructure Pvt. Ltd. and thereafter further changed to IQ Infrastructure Pvt. Ltd. and both the said change of names were approved by the Registrar of Companies.

AND WHEREAS the IQ Infrastructure Pvt. Ltd., having its registered office at 68A, Ballygunge Circular Road, Beckbagan, P.S. Ballygunge, Kolkata - 700 017 and represented by one of its Directors Nadir Rohinton, executed a Deed of Sub - Lease dated 29th November, 2013 in favour of OM NAMO SIBAYA CONSTRUCTION PVT. LTD., a private limited company incorporated Under the Companies Act, 2013(as amended) having Its Registered Office at Baishnabchak, Uttar Purbapalli, Purba Medinipur, 721637, represented by one of Its Directors Manoj Kumar Bhowmik, S/o Mrityunjoy Bhowmik, residing at Baishnabchak, P.O- Debhog, P.S- Bhabanipur, Dist. Purba Medinipur,

2

Direct

JIT TNG KCH...
D/W...



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

J C AUG 2024

West Bengal, Pin 721637 for the period commencing from 29th November, 2013 and expiring on 26th November, 2096 in respect of a piece or parcel of land measuring 202.969 decimals be the same a little more or less being divided and demarcated portion out of the said 5(five) acres of land, as more fully and particularly described in the Schedule "A" hereunder written and marked as Plot Nos. K, L, M & N on the terms and conditions as more fully stated in the said Deed of Lease dated 29th November, 2013 and the same was registered on 2nd December, 2013 with the Office of the Addl. Registrar of Assurances - III, Kolkata and recorded in Book No.-I, being Deed No. 05311 for the year 2013, CD Vol No- 10, Pages- 6832-6852.

By virtue of above Deed, OM NAMO SIBAYA CONSTRUCTION PVT. LTD. Became the absolute Lessee and occupier with all existing terms and conditions contained in the said Head Lease dated 27th November, 1998 executed between the Haldia Municipality and the said IQ Infrastructure Pvt. Ltd., inter alia, over the RS & LR Plot Nos - 338,339,337/539,337/540 (KHETRA "K","L","M","N") measuring 202.969 decimal Bastu Land. Said Land and was recorded in Brajanathchak Mouza under Khatian No. 2112 as more fully described in the Schedule "A" hereunder written

Whereas the Sub-Lessor **Sri Manoj Kumar Bhowmik (Director of OM NAMO SIBAYA CONSTRUCTION PRIVATE LIMITED)** son of Sri Mrityunjoy Bhowmik, residing at Baishnabchak, P.O- Debhog, P.S- Bhabanipur, Dist. Purba Medinipur, West Bengal, Pin executed a **Deed Of Assignment / Deed Of Sub- Lease** in favour **SRI ARDHENDU BIKAS DAS** (2nd Party Herein) on 02/08/2023 and the document registered before the ADSR- Sutahata having Deed no. 6584 for the year 2023.

Digitized by

ON 14/08/2024 09:10:10 AM



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

06 AUG 2024

OMI NAWO SIBAYA CONSTRUCTION PVT. LTD.

Meng H B
Director

For Director

Whereas now it has come to the knowledge of both parties that there are some errors caused & typological Mistake in the Deed Of Assignment due to hurry. The Measurement of R.S & L.R Plot No – 338, comprised within Haldia Municipality Mouza-BRAJANATHCHAK, J.L. No. 196, , P.S. Haldia, Dist. Purba Medinipur, Pin 721605 was noted 26.01 Decimal in the previous deed instead of 15.000 decimal.

AND

The Measurement of R.S & L.R Plot No – 339, comprised within Haldia Municipality Mouza-BRAJANATHCHAK, J.L. No. 196, P.S. Haldia, Dist. Purba Medinipur, Pin 721605 was noted 37.877 Decimal in the previous deed instead of 48.887 decimal.

Whereas also it has come to the knowledge of both parties that there are also some errors caused & typological Mistake also mistake in the Deed Of Assignment due to hurry. The Khatiyen Number mentioned that deed was 62112 instead of 2112 and Sub-lessor/ owner/vendor mentioned instead of only Sub-lessor. And sub-lessee/ purchaser/vendee mentioned instead of only sub-lessee

Whereas. Both party discussed the above said issues & errors and amicably settled them and decided to put them on black and white through a Declaration Agreement

Handwritten text in Bengali script, likely a signature or reference number.

Date:

OFFICE OF THE ADDITIONAL DIST. SUB-REGISTRAR, SUTAHATA, PURBA MEDINIPUR



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

U 6 AUG 2024

OM NANO BICATA CONSTRUCTION PVT. LTD.
Mony. K. B. Roy
Director

Arshendu Bhowmik

**WRONG SCHEDULE OF PROPERTY MENTIONED IN DEED NO-
6584/2023**

ALL THAT piece and parcel of Residential Cum Commercial Land Containing an area measuring about **100.002 Decimals** of land little more or less therein comprised within Haldia Municipality Mouza-BRAJANATHCHAK, J.L. No. 196, RS & LR Plot Nos -338 (26.010 Decimal) ,339 (37.877 Decimal),337/539 (13.895 Decimal),337/540 (37.877 Decimal) {KHETRA -"K", "L","M","N"}, P.S. Haldia, Dist. Purba Medinipur, Pin 721605 and Additional District Sub Registrar at Sutahata including easement rights together with all sorts of rights privileges, here deterrments, appurtenances easements and all other facilities other easement right adjacent to above properties,

CORRECTED SCHEDULE OF PROPERTY

ALL THAT piece and parcel of Residential Cum Commercial Land Containing an area measuring about **100.002 Decimals** of land little more or less therein comprised within Haldia Municipality Mouza-BRAJANATHCHAK, J.L. No. 196, RS & LR Plot Nos -338 (15.000 Decimal) ,339 (48.887 Decimal),337/539 (13.895 Decimal),337/540 (22.220 Decimal) {KHETRA -"K", "L","M","N"}, P.S. Haldia, Dist. Purba Medinipur, Pin 721605 and Additional District Sub Registrar at Sutahata including easement rights together with all sorts of rights privileges, here deterrments,



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

U 6 AUG 2024

appurtenances easements and all other facilities other easement right adjacent to above properties, said Property hereby sub-leased is shown and bordered in the annexed sketch map or Site Plan with colour **RED** (Total 100.002 Decimal Sub-Leased Area) & **YELLOW** (Common Barampath) and the entrance to the Said Property and the said plan is to be treated as part of this Deed.

WITNESSES

- ✓ Amit Sinha, S/o - Lt. Nitish Sinha, Kalika Khali Chandipur
- ✓ Suman Roy, S/o - Bidyut Kr. Roy, City Centre, Durgapur-713216.

Drafted & prepared by:
Sandip Maiti (Advocate)
Enrolment No.-WB F-653/746/2009

Sandip Maiti
(Advocate)

Handwritten text at the top left of the page.

Direct

PHAWA J. INSTITUTION BAF TEL







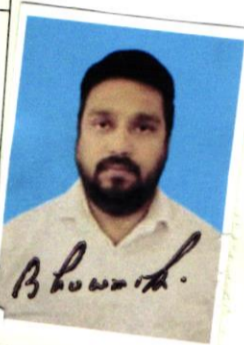
Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

06 AUG 2024





Photo, Signature and Finger Impression of Sri MANOJ KUMAR BHOWMIK

Left Hand fingers impression

| Thumb | Index | Middle | Ring | Little |
|--|--|--|--|--|
|  |  |  |  |  |



Right Hand fingers impression






| Thumb | Index | Middle | Ring | Little |
|---|---|---|---|---|
|  |  |  |  |  |

Manoj K. Bhowmik

OM NANO SIBAYA CONSTRUCTION PVT. LTD. Manoj K. Bhowmik Dir






Photo, Signature and Finger Impression of SRI ARDHENDU BIKAS DAS

Left Hand fingers impression

| Thumb | Index | Middle | Ring | Little |
|---|---|---|---|---|
|  |  |  |  |  |



Right Hand fingers impression

| Thumb | Index | Middle | Ring | Little |
|---|---|---|--|---|
|  |  |  |  |  |

Ardhendu Bikas Das

Ardhendu Bikas Das

NORTH

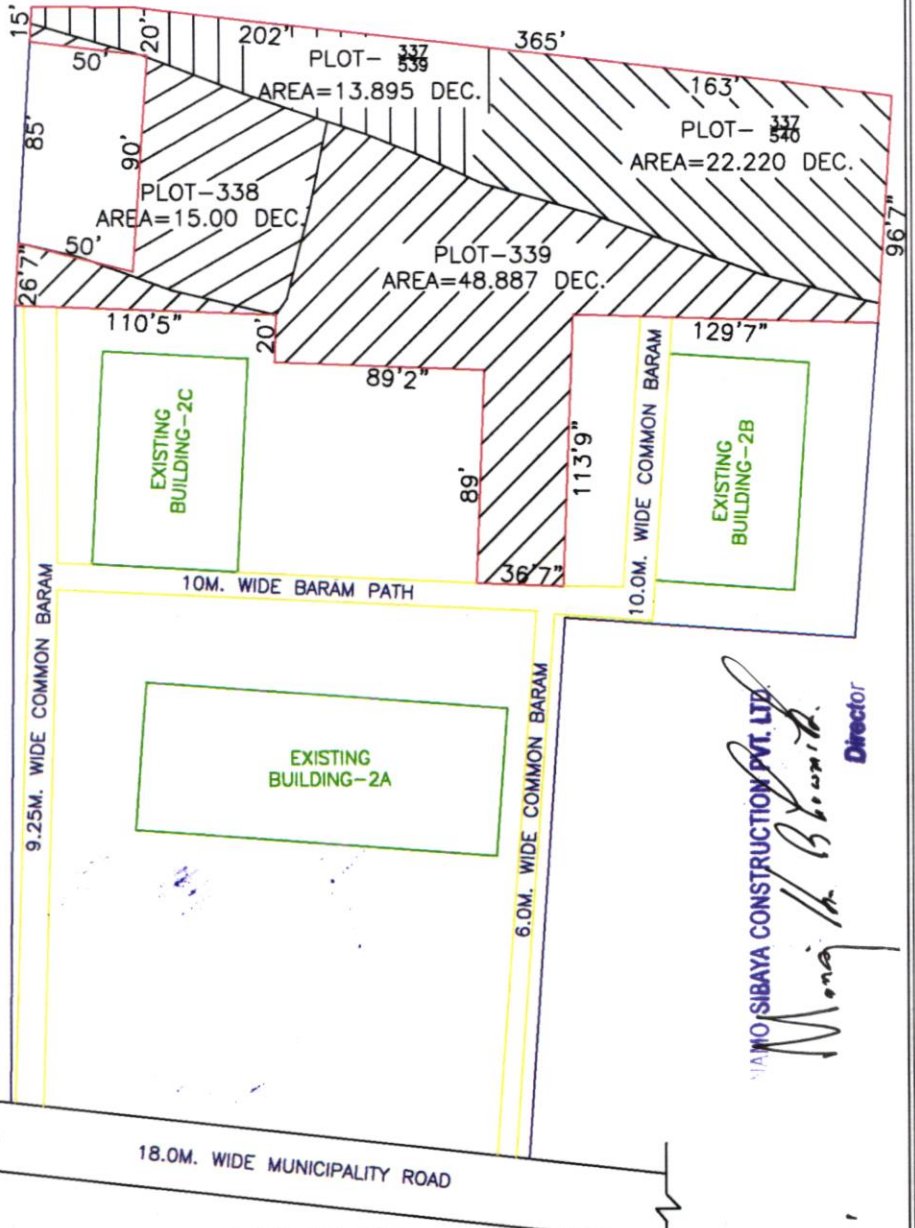
THE HAND SKETCH MAP IS PARTICULAR PLACE OF PART OF MOUZA-BRAJANATHCHAK

J.L. NO. - 196 , P.S. HALDIA
100.002 DEC. AREA SHOWN IN THE HAND SKETCH
MAP SITUATED IN THE PLOT NO 338, 339, ~~337~~, ~~340~~
DIST. PURBA MEDINIPUR

*MAP IS NOT TO SCALE

* ALL MEASUREMENTS ARE IN FEET

SOUTH



HAND SKETCH

SIMPLE REFERENCE

THE MARKED AREA PART OF ORIGINAL PLOT
NO.-338,339, ~~337~~, ~~340~~ OF
MOUZA-BRAJANATHCHAK,J.L.-196, P.S.-HALDIA,
DIST PURBA MEDINIPUR.

SUB-LEASED PLOT AREA MARKED RED INK

PLOT-338 = 15.000 DEC.
PLOT-339 = 48.887 DEC.
PLOT-~~337~~ = 13.895 DEC.
PLOT-~~340~~ = 22.220 DEC.
TOTAL=100.002 DEC.

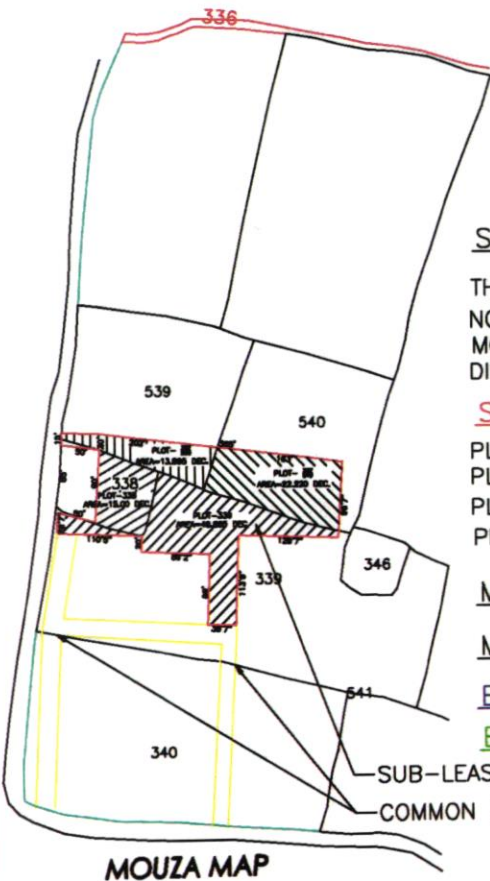
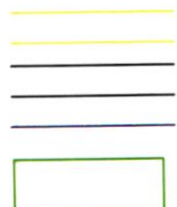
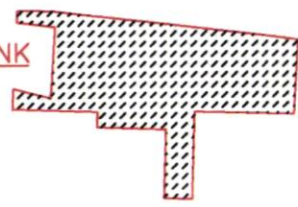
MARKED AREA COMMON BARAMPATH

MARKED AREA MUNICIPLITY ROAD

EXISTING BOUNDARY WALL

EXISTING BUILDING AREA

SUB-LEASED PLOT
COMMON BARAMPATH



MOUZA MAP

W/O SIBAYA CONSTRUCTION PVT. LTD.
Manoj K. Bhowmik
Director

Asst. Director Bikaner Dist.

Bikash Chandra Karan
Surveyor
Bikash Chandra Karan
W.B.S.C.V.E.T.
Reg. No.-1314507001
Raghunathchak, Purba Medinipur

Dist. Sub-Reg.

Dist. Sub-Reg.



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur

06 AUG 2024



Government of West Bengal GRIPS 2.0 Acknowledgement Receipt Payment Summary



310720242014670747

GRIPS Payment Detail

| | | | |
|-------------------|--------------------|---------------------|---------------------|
| GRIPS Payment ID: | 310720242014670747 | Payment Init. Date: | 31/07/2024 21:30:54 |
| Total Amount: | 295352 | No of GRN: | 1 |
| Bank/Gateway: | HDFC Bank | Payment Mode: | Online Payment |
| BRN: | 394875822 | BRN Date: | 31/07/2024 21:31:54 |
| Payment Status: | Successful | Payment Init. From: | GRIPS Portal |

Depositor Details

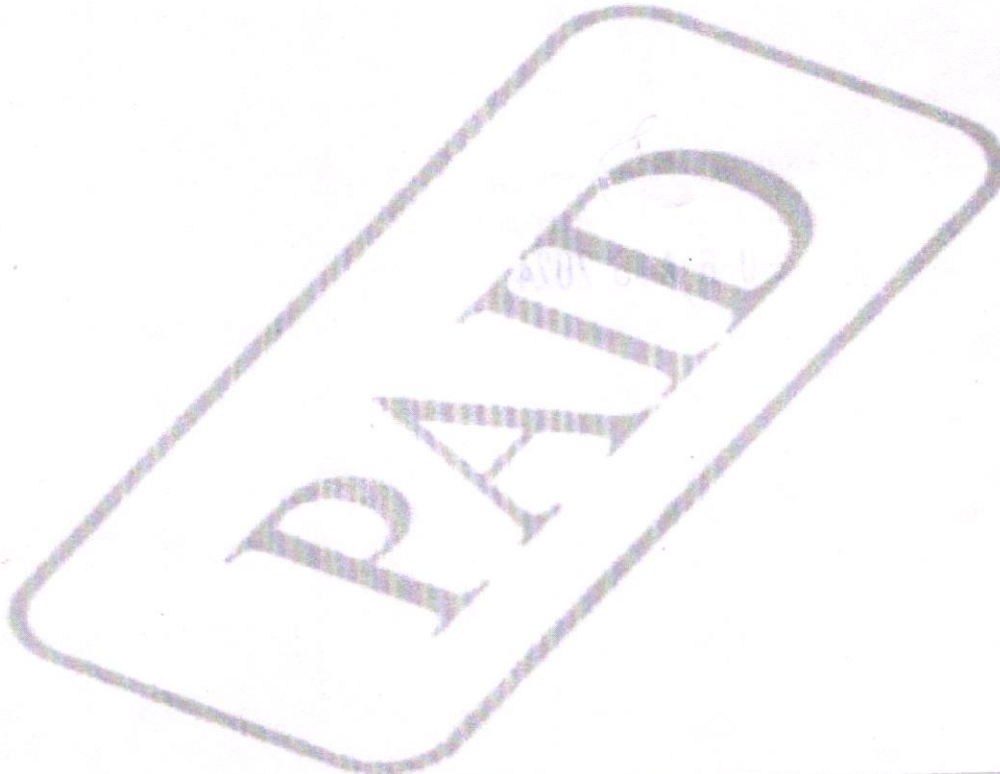
Depositor's Name: Sandip Maiti
Mobile: 9476436434

Payment(GRN) Details

| Sl. No. | GRN | Department | Amount (₹) |
|--------------|--------------------|---|---------------|
| 1 | 192024250146707481 | Directorate of Registration & Stamp Revenue | 295352 |
| Total | | | 295352 |

IN WORDS: TWO LAKH NINETY FIVE THOUSAND THREE HUNDRED FIFTY TWO ONLY.

DISCLAIMER: This is an Acknowledgement Receipt, please refer the respective e-challan from the pages below.



Addl. Dist. Sub-Registrar
Sutanata, Purba Medinipur

06 AUG 2024



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



192024250146707481

GRN Details

GRN: 192024250146707481 Payment Mode: Online Payment
GRN Date: 31/07/2024 21:30:54 Bank/Gateway: HDFC Bank
BRN : 394875822 BRN Date: 31/07/2024 21:31:54
GRIPS Payment ID: 310720242014670747 Payment Init. Date: 31/07/2024 21:30:54
Payment Status: Successful Payment Ref. No: 2002014910/12/2024
[Query No*/Query Year]

Depositor Details

Depositor's Name: Sandip Maiti
Address: Satahata, Haldia Purba Medinipur, 721635, West Bengal, 721635
Mobile: 9476436434
EMail: sandipmaiti23@gmail.com
Depositor Status: Advocate
Query No: 2002014910
Applicant's Name: Mr Amit Sinha
Identification No: 2002014910/12/2024
Remarks: Declaration, Declaration relating to immovable property Payment No 12
Period From (dd/mm/yyyy): 31/07/2024
Period To (dd/mm/yyyy): 31/07/2024

Payment Details

| Sl. No. | Payment Ref No | Head of A/C Description | Head of A/C | Amount (₹) |
|---------|--------------------|--|--------------------|---------------|
| 1 | 2002014910/12/2024 | Property Registration- Stamp duty | 0030-02-103-003-02 | 246031 |
| 2 | 2002014910/12/2024 | Property Registration- Registration Fees | 0030-03-104-001-16 | 49321 |
| | | | Total | 295352 |

IN WORDS: TWO LAKH NINETY FIVE THOUSAND THREE HUNDRED FIFTY TWO ONLY.

PAYED



Addl. Dist. Sub-Registrar
Sutahata, Purba Medinipur
06 AUG 2024



Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

| | | |
|---|--|--|
| Query No / Year | 2002104580/2024 | Office where deed will be registered |
| Query Date | 06/08/2024 11:43:15 AM | Deed can be registered in any of the offices mentioned on Note: 11 |
| Applicant Name, Address & Other Details | SANDIP MAITI Vill. And P.O. - Sutahata, Thana : Sutahata, District : Purba Midnapore, WEST BENGAL, PIN - 721635, Mobile No. : 6295726228, Status : Advocate | |
| Transaction | Additional Transaction | |
| [0101] Sale, Sale Document | | |
| Set Forth value | Market Value | |
| | Rs. 41,08,351/- | |
| Total Stamp Duty Payable(SD) | Total Registration Fee Payable | |
| Rs. 2,46,501/- (Article:23) | Rs. 41,084/- (Article:A(1)) | |
| Mutation Fee Payable | Expected date of Presentation of Deed | Amount of Stamp Duty to be Paid by Non Judicial Stamp |
| Remarks | | |

Land Details :

District: Purba Midnapore, Thana: Haldia, Municipality: HALDIA, Mouza: Brojonath chak, JI No: 196, , Pin Code : 721605

| Sch No | Plot Number | Khatian Number | Land Use ROR Proposed | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details |
|----------------------|----------------|----------------|-----------------------|------------------|-------------------------|-----------------------|---|
| L1 | LR-339 (RS :-) | | Semi Commercial | Bastu | 11.008 Dec | 41,08,351/- | Width of Approach Road: 30 Ft., Adjacent to Metal Road, |
| Grand Total : | | | | 11.008Dec | 0 /- | 41,08,351 /- | |

Seller Details :

| SI No | Name & address | Status | Execution Admission Details : |
|-------|--|------------|--|
| 1 | Mr X X X X Son of Mr X X X X, Hhhhhhhh, City:- Haldia, P.O:- Hhhhhh, P.S:- Haldia, District:-Purba Midnapore, West Bengal, India, PIN:- 721605 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Aadhaar No Not Provided by UIDAI Status : Individual, Executed by: Self To be Admitted by: Self | Individual | Executed by: Self To be Admitted by: Self |



Query No: 2002104580 of 2024, Printed On : Aug 6 2024 11:44AM, Generated from wregistration.gov.in

Major Information of the Deed




| | | | |
|--|--|--|------------|
| Deed No : | I-1106-06366/2024 | Date of Registration | 06/08/2024 |
| Query No / Year | 1106-2002014910/2024 | Office where deed is registered | |
| Query Date | 28/07/2024 7:04:31 PM | A.D.S.R. SUTAHATA, District: Purba Midnapore | |
| Applicant Name, Address & Other Details | Amit Sinha Kalikakhali, Thana : Chandipur, District : Purba Midnapore, WEST BENGAL, PIN - 721659, Mobile No. : 9735514594, Status :Others | | |
| Transaction | Additional Transaction | | |
| [0901] Declaration, Declaration relating to immovable property | [4306] Other than Immovable Property, Sale [Rs : 49,30,020/-], [4308] Other than Immovable Property, Agreement [No of Agreement : 2] | | |
| Set Forth value | Market Value | | |
| | Rs. 3,84,42,307/- | | |
| Stampduty Paid(SD) | Registration Fee Paid | | |
| Rs. 2,46,531/- (Article:4) | Rs. 49,321/- (Article:E, A(1),) | | |
| Remarks | Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area) | | |

Land Details :



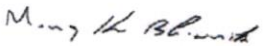
District: Purba Midnapore, P.S:- Haldia, Municipality: HALDIA, Mouza: Brojonath chak, JI No: 196, Pin Code : 721605

| 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-338 (RS :-) | | Semi Commercial | Bastu | 15 Dec | | 50,38,402/- | Width of Approach Road: 30 Ft., Adjacent to Metal Road, |
| L2 | LR-339 (RS :-) | | Semi Commercial | Bastu | 48.887 Dec | | 1,64,20,826/- | Width of Approach Road: 30 Ft., Adjacent to Metal Road, |
| L3 | LR-337/539 (RS :-) | | Semi Commercial | Bastu | 13.895 Dec | | 65,34,124/- | Width of Approach Road: 30 Ft., Adjacent to Metal Road, |
| L4 | LR-337/540 (RS :-) | | Semi Commercial | Bastu | 22.22 Dec | | 1,04,48,955/- | Width of Approach Road: 30 Ft., Adjacent to Metal Road, |
| | | TOTAL : | | | 100.002Dec | 0 /- | 384,42,307 /- | |
| | | Grand Total : | | | 100.002Dec | 0 /- | 384,42,307 /- | |



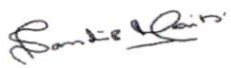
Declarant Details :

| SI No | Name,Address,Photo,Finger print and Signature | | | |
|-------|---|---|---|--|
| 1 | Om Namo Sibaya Construction Private Limited Baisnabchak, City:- Haldia, P.O:- Debhog, P.S:-Bhabanipur, District:-Purba Midnapore, West Bengal, India, PIN:- 721657 Date of Incorporation:XX-XX-2XX3 , PAN No.:: aaxxxxxx6f,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative | | | |
| 2 | Name | Photo | Finger Print | Signature |
| | Shri Ardhendu Bikas Das Son of Late Ananta Kumar Das Executed by: Self, Date of Execution: 06/08/2024 , Admitted by: Self, Date of Admission: 06/08/2024 ,Place : Office |  |  Captured |  |
| | 06/08/2024 | LTI 06/08/2024 | 06/08/2024 | |
| | Brajanathchak, City:- Haldia, P.O:- Haldia Port, P.S:-Haldia, District:-Purba Midnapore, West Bengal, India, PIN:- 721605 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: IndiaDate of Birth:XX-XX-1XX9 , PAN No.:: acxxxxxx5f, Aadhaar No: 76xxxxxxxx7002, Status :Individual, Executed by: Self, Date of Execution: 06/08/2024 , Admitted by: Self, Date of Admission: 06/08/2024 ,Place : Office | | | |

Representative Details :

| SI No | Name,Address,Photo,Finger print and Signature | | | |
|-------|---|---|---|--|
| 1 | Name | Photo | Finger Print | Signature |
| | Shri Manoj Kumar Bhowmik (Presentant) Son of Shri Mrityunjoy Bhowmik Date of Execution - 06/08/2024 , Admitted by: Self, Date of Admission: 06/08/2024, Place of Admission of Execution: Office |  |  Captured |  |
| | Aug 6 2024 12:30PM | LTI 06/08/2024 | 06/08/2024 | |
| | Baisnabchak, City:- Haldia, P.O:- Debhog, P.S:-Bhabanipur, District:-Purba Midnapore, West Bengal, India, PIN:- 721657, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX9 , PAN No.:: AExxxxxx6D, Aadhaar No: 38xxxxxxxx5684 Status : Representative, Representative of : Om Namo Sibaya Construction Private Limited (as Director) | | | |

Identifier Details :

| Name | Photo | Finger Print | Signature |
|---|---|---|--|
| Sandip Maiti Son of Shri Amal Kumar Maity Sutahata, Village:- Sutahata, P.O:- Sutahata, P.S:-Sutahata, District:-Purba Midnapore, West Bengal, India, PIN:- 721635 |  |  Captured |  |
| | 06/08/2024 | 06/08/2024 | 06/08/2024 |
| Identifier Of Shri Ardhendu Bikas Das, Shri Manoj Kumar Bhowmik | | | |

Land Details as per Land Record

District: Purba Midnapore, P.S:- Haldia, Municipality: HALDIA, Mouza: Brojonath chak, JI No: 196, Pin Code : 721605

| Sch No | Plot & Khatian Number | Details Of Land | Owner name in English as selected by Applicant |
|--------|-----------------------|-----------------|--|
| L1 | LR Plot No:- 338 | | Seller is not the recorded Owner as per Applicant. |
| L2 | LR Plot No:- 339 | | Seller is not the recorded Owner as per Applicant. |
| L3 | LR Plot No:- 337/539 | | Seller is not the recorded Owner as per Applicant. |
| L4 | LR Plot No:- 337/540 | | Seller is not the recorded Owner as per Applicant. |

Endorsement For Deed Number : I - 110606366 / 2024

On 06-08-2024

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 11:21 hrs on 06-08-2024, at the Office of the A.D.S.R. SUTAHATA by Shri Manoj Kumar Bhowmik ,.

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

Execution is admitted on 06/08/2024 by Shri Ardhendu Bikas Das, Son of Late Ananta Kumar Das, Brajanathchak, P.O: Haldia Port, Thana: Haldia, , City/Town: HALDIA, Purba Midnapore, WEST BENGAL, India, PIN - 721605, by caste Hindu, by Profession Business

Identified by Sandip Maiti, , Son of Shri Amal Kumar Maity, Sutahata, P.O: Sutahata, Thana: Sutahata, , Purba Midnapore, WEST BENGAL, India, PIN - 721635, by caste Hindu, by profession Advocate

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

Execution is admitted on 06-08-2024 by Shri Manoj Kumar Bhowmik, Director, Om Namu Sibaya Construction Private Limited (Private Limited Company), Baisnabchak, City:- Haldia, P.O:- Debhog, P.S:-Bhabanipur, District:-Purba Midnapore, West Bengal, India, PIN:- 721657

Identified by Sandip Maiti, , Son of Shri Amal Kumar Maity, Sutahata, P.O: Sutahata, Thana: Sutahata, , Purba Midnapore, WEST BENGAL, India, PIN - 721635, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 49,321.00/- (A(1) = Rs 49,300.00/- ,E = Rs 21.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 49,321/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 31/07/2024 9:31PM with Govt. Ref. No: 192024250146707481 on 31-07-2024, Amount Rs: 49,321/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 394875822 on 31-07-2024, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 2,46,531/- and Stamp Duty paid by Stamp Rs 500.00/-, by online = Rs 2,46,031/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 272, Amount: Rs.500.00/-, Date of Purchase: 06/08/2024, Vendor name: Surjya Kumar Roy

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 31/07/2024 9:31PM with Govt. Ref. No: 192024250146707481 on 31-07-2024, Amount Rs: 2,46,031/-, Bank: HDFC Bank (HDFC0000014), Ref. No. 394875822 on 31-07-2024, Head of Account 0030-02-103-003-02



Debashis Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SUTAHATA
Purba Midnapore, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1106-2024, Page from 126238 to 126257

being No 110606366 for the year 2024.



Digitally signed by DEBASHIS GHOSH
Date: 2024.08.14 11:36:58 +05:30
Reason: Digital Signing of Deed.

(Debashis Ghosh) 14/08/2024

**ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SUTAHATA
West Bengal.**