

3132/24

P-3052/24

भारतीय गैर न्यायिक

पचास
रुपये
रु.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AF 578411

12.01.24
21.02.24
A.K. 76885/24

Whereby the Document
is Admitted to Registration the
Signature Sheet and the Endr-
sements Attached with this
Document are the Part of this
Document.

A.D.R. Dey
Baridua

21 MAR 2024

POWER OF ATTORNEY AFTER REGISTRATION OF
DEVELOPMENT AGREEMENT

3
MDV

Sl. No. 7160 Date 18/03/2024
Sold to, Unique Procent Private Limited
Address DGP-6
Value 30.15
Date of purchase of this
Stamp Paper Treasury 15 MAR 2024
Name of Sub Treasury where
Stamp Paper Purchase-Durgapur

(Khudiram Mondal)
KHUDIRAM MONDAL
Stamp Vendor
Durgapur Court
City Centre, Durgapur-16
L.No.1



Addl. Dist. Sub-Registrar
Durgapur, Paschim Bardhaman

21 MAR 2024

KNOW ALL MEN BY THESE PRESENTS THAT We,

[1] **ANINDITA CHOWDHURY** [Pan No-AHCPC8578N] [AADHAAR NO- 8157 2694 7333] daughter of Late Pritendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Housewife, residing at AKASH APARTMENT, FLAT 2/A, 206 GARIA MAIN ROAD, Rajpur Sonapur (M), Narendrapur, South 24 Parganas, West Bengal, PIN-700103.

[2] **ANIRBAN CHOWDHURY** [Pan No- AQTPC8167F] [AADHAAR NO. 2244 48519438] son of Late Pritendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: others, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212

[3] **PRABHATENDU BIKASH CHOWDHURY** [Pan No-ACKPC1944K] [AADHAAR NO- 9498 0491 3889] son of Sukhendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Others, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212

[4] **SOURAV CHOWDHURY** [Pan No-AFNPC6709A] [AADHAAR NO- 70755455 8163] son of Late Pritendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Others, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-71321

[5] **PRABAL CHOWDHURY** [Pan No-AFXPC2455D] [AADHAAR NO- 7929 3162 4066] son of Late Pritendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Others, residing at 2/1 Edison Road, B-Zone, Durgapur- District-Paschim Bardhaman, West Bengal, PIN 713205

[6] **KATHIKA CHOWDHURY** [Pan No-ABZPC2042G] [AADHAAR NO- 3918 9105 2848] wife of Late Pritendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Housewife, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212

[7] **NILENDU CHOWDHURY** [Pan No-ALJPC5205H] [AADHAAR NO- 8121 8397 7775] son of Sukhendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Others, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212

[8] **BIMALENDU BIKASH CHOWDHURY** [Pan No-AMGPC1181N] [AADHAAR NO-9529 1639 6826] son of Sukhendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Business, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212

[9] **UPLENDU BIKASH CHOWDHURY** [Pan No-ACAPC 1230C] [AADHAAR NO- 2514 8875 9187] son of Late Sukhendu Bikash Chowdhury, by Nationality: Indian, by faith: Hindu, by occupation: Others, residing at Sankarpur, Arrah, Durgapur, Dist.-Paschim Bardhaman, West Bengal, PIN-713212.

(Hereinafter refereed to and called as "LANDOWNER" (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, representatives and assigns) of the FIRST PART.

DO HEREBY NOMINATE APPOINT AND CONSTITUTE

UNIQUE PROCON PRIVATE LIMITED [Pan No-AABCU3175C] Having its registered Office at Shibam Marriage Hall, New Market, Rabindra Nagar,

Sankarpur West, P.O-Durgapur-06, P.S-New township, Paschim Bardhaman, West Bengal and represented by one of its Director **Mr. AMIT RAKSHIT [PAN NO- ATKPR5248Q] [Aadhaar No- 618835977166]** Son of Ajoy Rakshit, by Faith-Hindu, by occupation- Business, by nationality: Indian, residing at Sukanta Pally, Mamra Bazar, P.O-Durapur-713206, P.S-Newtownship, District-Paschim Bardhaman, West Bengal **as our lawful attorney.**

Whereas a part of the underneath land of the flat originally belongs to Sukhendu Bikash Chowdhury and Pritendu Bikash Chowdhury both sons of Late Bagala Charan Chowdhury which they acquired by way of registered deed of sale being no-4332 registered in the year 1974 comprised in RS Plot No- 136/507, under Mouza - Sankarpur, J.L No-109, measuring an area of 54 decimal.

Whereas another part of the underneath land of the flat originally belongs to Sukhendu Bikash Chowdhury son of Late Bagala Charan Chowdhury which he acquired by way of registered Deed Being No-5330 registered in the year 1979 comprised in RS Plot No- 136/507, under Mouza - Sankarpur, J.L No-109, measuring an area of 12 decimal

And whereas after demise both of Sukhendu Bikash Chowdhury and his wife Kalpana Chowdhury leaving behind Uplendu Bikash Chowdhury, Prabhatendu Bikash Chowdhury, Bimalendu Bikash Chowdhury, Arunendu Chowdhury, Nilendu Chowdhury, Mira Chowdhury, Rekha Sen, Shipra Chowdhury (Sengupta) [Since Deceased].

And whereas Shipra Chowdhury (Sengupta) died leaving behind Raja Sengupta & Mithu Paul as her only legal heir.

Whereas Pritendu Bikash Chowdhury died leaving behind Kathika Chowdhury, Prabal Chowdhury, Sourav Chowdhury, Anirban Chowdhury, Anindita Chowdhury as his only legal heir.

And whereas all the legal heirs have amicably settled their share of land and by force of oral partition all the legal heirs have transferred their share of land which they have acquired by way of succession and inheritance.

AND WHEREAS Kalpana Chowdhury transferred a piece and parcel of land measuring 3.66 Decimal by way of registered Sale Deed Being No- 8620 of 2011 in favour of Nilendu Chowdhury comprised in RS Plot No- 136/507, under Mouza - Sankarpur, J.L No-109.

AND WHEREAS Nilendu Chowdhury acquired a share of land measuring an area of 3.66 Decimal by way of succession and inheritance from his predecessor Sukhendu Bikash Chowdhury.

AND WHEREAS the name of Nilendu Chowdhury has been recorded in LR record of rights in under LR Khatian No.-882 under Mouza - Sankarpur, J.L No-109.

And whereas Mira Chowdhury transferred her share of land measuring an area of 1.66 decimal by way of registered Sale Deed Being No- 9875 of 2011 in favour of Bimalendu Bikash Chowdhury comprised in RS Plot No- 136/507 under Mouza - Sankarpur, J.L No-109.

And whereas Raja Sengupta & Mithu Paul transferred their share of land measuring an area of 1.66 decimal by way of registered Sale Deed Being No- 9872 of 2011 in favour of Bimalendu Bikash Chowdhury comprised in RS Plot No- 136/507 under Mouza – Sankarpur, J.L No-109.

And whereas Rekha Sen transferred their share of land measuring an area of 1.66 decimal by way of registered Sale Deed Being No- 8098 of 2011 in favour of Bimalendu Bikash Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109,

AND WHEREAS Bimalendu Bikash Chowdhury present Landowner owns, possesses and acquires land measuring 3.66 Decimal by way of succession and inheritance after demise of his father Sukhendu Bikash Chowdhury.

AND WHEREAS name of Bimalendu Bikash Chowdhury duly recorded under LR Khatian No-2034 under Mouza – Sankarpur, J.L No-109.

AND WHEREAS Mira Chowdhury, daughter of Sukhendu Bikash Chowdhury transferred an area of 1.77 Decimal by way of registered Sale Deed Being No- 9879 of 2011 in favour of Prabhatendu Bikash Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109, ., .

AND WHEREAS Rekha Sen wife of Shibrangan Sen daughter of Sukhendu Bikash Chowdhury transferred an area of 1.77 Decimal along with structure of 266 sq ft by way of registered Sale Deed Being No- 8096 of 2011 in favour of Prabhatendu Bikash Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109,

AND WHEREAS Raja Sengupta & Mithu Paul transferred an area of 1.77 Decimal by way of registered Sale Deed Being No- 9876 of 2011 in favour of Prabhatendu Bikash Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109,

AND WHEREAS Prabhatendu Bikash Chowdhury after demise of his father Sukhendu Bikash Chowdhury acquired a piece of land measuring 3.67 Decimal by way of succession inheritance as his share.

AND WHEREAS name of Prabhatendu Bikash Chowdhury under LR Khatian No.- 2038 in the role of BL & LRO.

AND WHEREAS Mira Chowdhury transferred an area of 0.50 Decimal by way of registered Sale Deed Being No- 9882 of 2011 in favour of Uplendu Bikash Chowdhury.

AND WHEREAS Raja Sengupta & Mithu Paul transferred an area of 0.50 Decimal by way of registered Sale Deed Being No- 9881 of 2011 in favour of Uplendu Bikash Chowdhury.

AND WHEREAS Rekha Sen wife of Shibrangan Sen daughter of Sukhendu Bikash Chowdhury transferred an area of 0.50 Decimal by way of registered Sale Deed Being No-8095 of 2011 in favour of Uplendu Bikash Chowdhury.

AND WHEREAS Uplendu Bikash Chowdhury present Landowner owns possesses and acquires land measuring 3.66 Decimal by way of succession and inheritance after demise of his father Sukhendu Bikash Chowdhury.

AND WHEREAS name of Uplendu Bikash Chowdhury duly recorded in LR Records of rights under Khatian No-877.

AND WHEREAS Arunendu Chowdhury son of Sukhendu Bikash Chowdhury transferred measuring 1.77 Decimal by way of registered Sale Deed Being No- 3793 of 2013 in favour of Prabal Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109,

AND WHEREAS Arunendu Chowdhury son of Sukhendu Bikash Chowdhury transferred measuring 0.50 Decimal by way of registered Sale Deed Being No- 3791 of 2013 in favour of Prabal Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109.

AND WHEREAS Arunendu Chowdhury son of Sukhendu Bikash Chowdhury transferred measuring 0.50 Decimal by way of registered Sale Deed Being No- 3792 of 2013 in favour of Prabal Chowdhury comprised in RS Plot No- 136/507, under Mouza – Sankarpur, J.L No-109.

AND WHEREAS Prabal Chowdhury present Landowner owns possesses and acquires land measuring 6.66 Decimal by way of succession inheritance after demise of his father Late Pritendu Bikash Chowdhury.

AND WHEREAS the total area of schedule land measuring more or less 10 Decimal has been recorded in the record of rights in the name of Prabal Chowdhury under LR Khatian No.-2230.

AND WHEREAS Kathika Chowdhury after demise of her husband Late Pritendu Bikash Chowdhury her name has been duly recorded in the record of rights under LR Khatian No.-2228 in respect of an area of 7 decimal which she acquired by way of succession and inheritance.

AND WHEREAS Anindita Chowdhury daughter of Late Pritendu Bikash Chowdhury being one of the legal heir and after demise of her father Late Pritendu Bikash Chowdhury and her name has been duly recorded in the record of rights under LR Khatian No.- 2232 in respect of an area of 6 decimal which she acquired by way of succession and inheritance.

AND WHEREAS Anirban Chowdhury son of Late Pritendu Bikash Chowdhury being one of the legal heir and after demise of her father Late Pritendu Bikash Chowdhury and his name has been duly recorded in the record of rights under LR Khatian No.- 2231 in respect of an area of 6 decimal which he acquired by way of succession and inheritance.

AND WHEREAS Sourav Chowdhury son of Late Pritendu Bikash Chowdhury being one of the legal heir and after demise of her father Late Pritendu Bikash Chowdhury and his name has been duly recorded in the record of rights under LR Khatian No.- 2229 in respect of an area of 7 decimal which he acquired by way of succession and inheritance.

And whereas all the landowners are owning, possessing, seizing every right, title, interest over first schedule land including the right to dispose said land in any manner whatsoever that suits their interest without any interference from any other person whosoever.

AND WHEREAS the landowner desires to develop the "First Schedule Property" by construction of multistoried building or as per sanction of Jemua Gram Panchayat up to maximum limit of floor as per sanction plan of the Jemua Gram Panchayat and/or any other concerned Authority / Authorities but due to paucity of fund and lack of sufficient times the Landowner could not be able to take any steps for the said development and as such the Land and the landowner are searching a Developer for the said development works.

AND WHEREAS we have already entered with an agreement for development of a land vide **Registered Development Agreement being no- 2982 of 2024, duly registered before ADSR office at Durgapur** and by construction of a multi-storied building up to maximum limit consisting of so many flats, and garages, etc. by the Jemua Gram Panchayat and/or any other concerned Authority/Authorities but due to our engagement in other affairs and lack of sufficient times we are not be able to appear in each and every time before any office or registration Office or to take any steps for the said development and as such we are in need to execute this power of attorney by appointing our developer company.

By force of this Power of Attorney our lawful attorney shall be able to do any acts as follows either singly or jointly :-

1. To appear before the office of Jemua Gram Panchayat or B.L. & L.R.O or any Govt Offices or any offices for any purpose in connection with development of land and construction of flat building thereon.
2. To submit any building plan or revised plan or letter or documents or to receive any letter in our name and to sign therein after receipt before Jemua Gram Panchayat or B.L. & L.R.O or any Govt Offices or any offices for any purpose in connection of development of land and erection of flat and building thereon.
3. To deposit any fees or charges in the office of Jemua Gram Panchayat or B.L. & L.R.O or any Govt Offices or any offices for any purpose in connection of development of land and erection of flat and building thereon.
4. To recover and receive any debt or any rent or to demand any amount or dues owing to us any person or any office and after receive will execute any receipt.
5. To receive the any building plan or revised plan after sanction from the competent authority.

6. To apply for any type of connection either in his own name or in the name of firm.
7. To enter into agreement for reconstruction or painting of building with any contractor and to dismiss the said contractor if he deems necessary.
8. To bring any proceeding or any suit on our behalf in connection with our said plot against any persons or any authorities before any court of law.
9. To appear and act in all courts or in any office and to sign verify and file plaint, written statement, written objection in connection with any case or proceeding in our name or in the name of firm.
10. To compromise and withdraw any case or refer any matter or case to any Arbitrator or any authority.
11. To execute any affidavit or bond or any documents in favour of customer or office.
12. To submit any application before office of District Magistrate, Office Of B.D.O or D.L. & L.R.O or BL & LRO or police station or court for any purpose in connection of development of land and erection of flat and building thereon.
13. To submit any application before electricity authority for purpose of electric connection or Water Connection for his constructed multistoried building and flat therein.
14. To appear before any office / Registration office in connection with erected flat for sale or execution of agreement to sale.
15. To execute any sale deed or agreement to sale in favour of any customer or intending purchaser and to present any deed before respective registration office for purpose of Registration in respect of developers' allocation.
16. To receive or acknowledge any amount towards sale consideration of erected flat or garage.
17. By force of **Registered Development Agreement being no-2982 of 2024**, our attorney has every right to get loan by creating mortgage of the property as described in schedule for completion of the total project at time of his own risk.
18. This power of attorney does not create any right title interest & possession in favour of the attorney holder.
19. This power of attorney is revocable in nature.

And generally, to do all acts deeds and thing which our said attorney or think fit and necessary for any purpose as above said as fully and effectually in all respects as we could do the same.

AND we do hereby whatsoever our said Attorney either singly or jointly shall lawfully do or cause to be done by virtue of this said as if we were personally present.

FIRST SCHEDULE ABOVE REFERRED TO

(Description of Land)

A Piece and parcel of measuring a total area of more or less 66 (Sixty-six) decimal situate at Mouza- Sankarpur, J.L. No-109 under Jemua Gram Panchayat, P.S -New Township, Dist.-Paschim Bardhaman, West Bengal comprised in RS Plot Nos. LR Plot Nos. and LR Khatian Nos. with share of land of each Landowner as described below.

Sl. No	Name of Land Owner	RS Plot No.	LR Plot No.	LR Khatian No.	Class Of Land	Area of Land (in Decimal)
1	Anindita Choudhury	136/507	475	2232	Danga	3
			476		Baid	0
			479		Baid	3
2	Anirban Chowdhury	136/507	475	2231	Danga	3
			476		Baid	0
			479		Baid	3
3	Prabhatendu Bikash Chowdhury	136/507	475	2038	Danga	8
			476		Baid	0
			479		Baid	2
4	Sourav Chowdhury	136/507	475	2229	Danga	3
			476		Baid	1
			479		Baid	3
5	Prabal Chowdhury	136/507	475	2230	Danga	5
			476		Baid	1
			479		Baid	4
6	Kathika Chowdhury	136/507	475	2228	Danga	4
			476		Baid	0
			479		Baid	3
7	Nilendu Chowdhury	136/507	475	882	Danga	3
			476		Baid	1
			479		Baid	3
8	Bimalendu Bikash Chowdhury	136/507	475	2034	Danga	1
			476		Baid	1
			479		Baid	7
9	Uplendu Bikash Chowdhury	136/507	475	877	Danga	1
			476		Baid	1
			479		Baid	2

Butted & bounded as follows:

North: 14 ft. wide metal Road,
West: RS Plot no-136/507(P)

South: RS Plot No-508,509.
East: 20 ft. wide metal Road.

It is hereby declared that the full name, colour passport size photograph and finger print of each finger of both the hands of all the LANDOWNER and Developer are attested in additional pages in this deed being nos. 1(A) i.e., in total 1 no of pages and these will be treated as a part of this deed.

IN WITNESS WHEREOF the parties have executed this development power of attorney on this **21st day of March 2024** before ADSR office at Durgapur.

Witnesses:-

1. Dulal Sen
Sotale Manindra Nath Sen
Durgapur Court
DPP-16
Anindita Choudhury.
Anirban Chowdhury.
Pracheta Bishak Chowdhury
Soumen Chowdhury
Kathika Choudhary.
Prabal Chowdhury
Nilesh Choudhury
Primalendu Chowdhury
Pranendu Bishak Chowdhury
Uplendu Bishak Chowdhury
2. Santanu Das
S/o Sukumar Das
DGP-06

SIGNATURE OF THE EXECUTANT

Unique Procon Pvt. Ltd.

Amit Lakshil
Director

Signature of our attorney duly

Attested by us

3. Bhakti Lal
Sp. Prakash Lal
Durgam Chait-16

Ananta Choudhary.

Ananta Choudhary.

Prakash Choudhary

Sourav Choudhary.

Kalika Choudhary.

Prakash Choudhary

Nilesh Choudhary.

Prakash Choudhary

Prakash Choudhary

Upland Prakash Choudhary

SIGNATURE OF THE EXECUTANT

Drafted and typed by me

Joy Roy

EN: F/595/562/2020

Advocate, Durgapur Court

FINGER PRINT & PHOTOCOPY

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Amit Ralestik

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Anindita Choudhury

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Anirban Choudhury

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Prakash Choudhury

FINGER PRINT & PHOTOCOPY

Left hand						 <i>Sourav Choudhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						
	Thumb	fore	Middle	Ring	Little	

Signature & Photograph is duly attested by me

Sourav Choudhury

Left hand						 <i>Prabhat Choudhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						
	Thumb	fore	Middle	Ring	Little	

Signature & Photograph is duly attested by me

Prabhat Choudhury

Left hand						 <i>Katrika Choudhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						
	Thumb	fore	Middle	Ring	Little	

Signature & Photograph is duly attested by me

Katrika Choudhury

Left hand						 <i>Nibendu Choudhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						
	Thumb	fore	Middle	Ring	Little	

Signature & Photograph is duly attested by me

Nibendu Choudhury

FINGER PRINT & PHOTOCOPY

Left hand						 <i>Bimalendu Bikash Chowdhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Bimalendu Bikash Chowdhury

Left hand						 <i>Uplendu Bikash Chowdhury</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Uplendu Bikash Chowdhury

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

DETAILS OF IDENTIFIER WITH PHOTO

(শনাক্তকারীর সচিত্র বিবরণ)

1. NAME (নাম)

Dulal Sen

2. FATHER/ HUSBAND NAME

(পিতা/ স্বামীর নাম)

Late Mainendra Nath

3. OCCUPATION (পেশা)

Low class

4. PERMANENT ADDRESS (স্থায়ী ঠিকানা)

VILLAGE/TOWN (গ্রাম)

Durgapur

POST OFFICE (পোস্ট অফিস)

Durgapur

POLICE STATION (থানা)

Durgapur

PIN 713216

DISTRICT(জেলা)

STATE (রাজ্য)

Faridkot Bandhan

5. RELATIONSHIP WITH SELLER/BUYER (দলিলের বিক্রেতা/দাতা গনের সহিত সম্পর্ক)

6. AADHAR NO

PAN

EPIC NO

আমি (শনাক্তকারী)

অএ দলিলের (Query No.)

বিক্রেতা/দাতা গনকে শনাক্ত করিলাম।

I, Dulal Sen

as identifier identifying the executants

of the concerned deed (Query No.) 944

ছবি সহ দশ আঙ্গুলের টিপ ছাপ

LEFT HAND					
RIGHT HAND					



Dulal Sen

Dulal Sen

IDENTIFIER SIGNATURE

(শনাক্তকারীর স্বাক্ষর)

Major Information of the Deed

Deed No :	I-2306-03052/2024	Date of Registration	21/03/2024
Query No / Year	2306-8000768865/2024	Office where deed is registered	
Query Date	20/03/2024 4:21:05 PM	A.D.S.R. DURGAPUR, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	Prasanta Bandyopadhyay Durgapur Court, City Centre, Thana : Durgapur, District : Paschim Bardhaman, WEST BENGAL, PIN - 713216, Mobile No. : 9679266792, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 2,27,72,149/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(g))	Rs. 7/- (Article:7)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 230602982/2024		

Land Details :

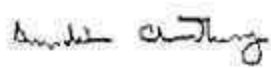
District: Paschim Bardhaman, P.S:- New Township, Gram Panchayat: JEMUA, Mouza: Sanjarpur, Pin Code : 713206

Sl. No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
11	LR-475 (RS)	LR-2232	Vastu Danga	3 Dec		10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
12	LR-476 (RS)	LR-2232	Vastu Baid	1 Sq Ft		791/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
13	LR-479 (RS)	LR-2232	Vastu Baid	3 Dec		10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
14	LR-475 (RS)	LR-2231	Vastu Danga	3 Dec		10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
15	LR-476 (RS)	LR-2231	Vastu Baid	1 Sq Ft		527/-	Width of Approach Road: 34 Ft.,
16	LR-479 (RS)	LR-2231	Vastu Baid	3 Dec		10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
17	LR-475 (RS)	LR-2038	Vastu Baid	8 Dec		27,59,910/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
18	LR-476 (RS)	LR-2038	Vastu Baid	1 Sq Ft		791/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,

L9	LR-479 (RS -)	LR-2038	Vastu	Baid	2 Dec	6,89,977/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L10	LR-475 (RS -)	LR-2229	Vastu	Danga	3 Dec	10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L11	LR-476	LR-2229	Vastu	Baid	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road, , Project Name :
L12	LR-479 (RS)	LR-2229	Vastu	Baid	3 Dec	10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L13	LR-475 (RS -)	LR-2230	Vastu	Danga	5 Dec	17,24,943/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L14	LR-476 (RS -)	LR-2230	Vastu	Baid	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L15	LR-479 (RS)	LR-2230	Vastu	Baid	4 Dec	13,79,955/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L16	LR-475 (RS -)	LR-2228	Vastu	Danga	4 Dec	13,79,955/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L17	LR-476 (RS)	LR-2228	Vastu	Baid	1 Sq Ft	791/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L18	LR-479 (RS -)	LR-2228	Vastu	Baid	3 Dec	10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L19	LR-475 (RS -)	LR-882	Vastu	Danga	3 Dec	10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L20	LR-476 (RS -)	LR-882	Vastu	Baid	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L21	LR-475 (RS -)	LR-882	Vastu	Baid	3 Dec	10,34,966/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
L22	LR-475 (RS -)	LR-2034	Vastu	Danga	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,

123	LR-476 (RS -)	LR-2034	Vastu	Baid	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
124	LR-479 (RS -)	LR-2034	Vastu	Baid	7 Dec	24,14,922/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
125	LR-475 (RS -)	LR-877	Vastu	Danga	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
126	LR-476 (RS -)	LR-877	Vastu	Baid	1 Dec	3,44,988/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
127	LR-479 (RS -)	LR-877	Vastu	Baid	2 Dec	6,89,977/-	Width of Approach Road: 34 Ft., Adjacent to Metal Road,
		TOTAL.:			66.0092Dec	0/-	227,72,149/-
		Grand Total:			66.0092Dec	0/-	227,72,149/-

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	ANINDITA CHOUDHURY (Presentant) Daughter of Late PRITENDU BIKASH CHOUDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 Captured LTI 21/03/2024	 21/03/2024
AKASH APARTMENT, GARIA MAIN ROAD, RAJPUR, SONARPUR, City:- Not Specified, P.O:- GARIA, P.S:-Garia, District:-South 24-Parganas, West Bengal, India, PIN:- 700103 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AHxxxxxx8N, Aadhaar No: 81xxxxxxxx7333, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office				

Name	Photo	Finger Print	Signature
ANIRBAN CHOWDHURY Son of Late PRITENDU BIKASH CHOUDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 Captured LYI 21/03/2024	 21/03/2024

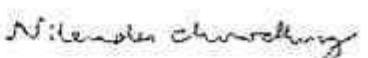
SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AQxxxxxx7F, Aadhaar No: 22xxxxxxxx9438, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office

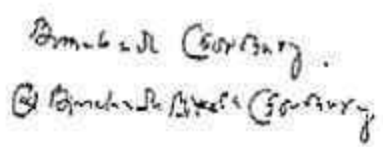
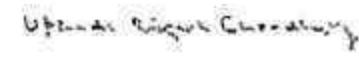
Name	Photo	Finger Print	Signature
PRABHATENDU BIKASH CHOWDHURY Son of Late PRITENDU BIKASH CHOUDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 Captured LTI 21/03/2024	 21/03/2024

SANKARPUR ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: ACxxxxxx4K, Aadhaar No: 94xxxxxxxx3889, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office

Name	Photo	Finger Print	Signature
SOURAV CHOWDHURY Son of Late PRITENDU BIKASH CHOUDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 Captured LTI 21/03/2024	 21/03/2024

SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AFxxxxxx9A, Aadhaar No: 70xxxxxxxx8163, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office

5	Name Mr PRABAL CHOWDHURY Son of Late PRITENDU BIKASH CHOWDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	Photo  21/03/2024	Finger Print  Captured LTI 21/03/2024	Signature  21/03/2024
2/1 EDISON ROAD, B ZONE, City:- Durgapur, P.O:- B ZONE, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713205 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AFxxxxxx5D, Aadhaar No: 79xxxxxxxx4066, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office				
6	Name KATHIKA CHOWDHURY Wife of Late PRITENDU BIKASH CHOWDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	Photo  21/03/2024	Finger Print  Captured LTI 21/03/2024	Signature  21/03/2024
SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: ABxxxxxx2G, Aadhaar No: 39xxxxxxxx2848, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office				
7	Name NILENDU CHOWDHURY Wife of Late SUKHENDU BIKASH CHOWDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	Photo  21/03/2024	Finger Print  Captured LTI 21/03/2024	Signature  21/03/2024
SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: ALxxxxxx5H, Aadhaar No: 81xxxxxxxx77/5, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office				

8	Name	Photo	Finger Print	Signature
	Mr BMALENDU CHOWDHURY, (Alias: Mr BMALENDU BIKASH CHOWDHURY) Son of Late SUKHENDU BIKASH CHOWDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 LT1 21/03/2024 Captured	 21/03/2024
	SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AMxxxxxx1N, Aadhaar No: 95xxxxxxxx6826, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office			
9	Name	Photo	Finger Print	Signature
	Mr UPLENDU BIKASH CHOWDHURY Son of Late SUKHENDU BIKASH CHOWDHURY Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office	 21/03/2024	 LT1 21/03/2024 Captured	 21/03/2024
	SANKARPUR, ARRAH, City:- Not Specified, P.O:- ARRAH, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713212 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: ACxxxxxx0C, Aadhaar No: 25xxxxxxxx9187, Status :Individual, Executed by: Self, Date of Execution: 21/03/2024 , Admitted by: Self, Date of Admission: 21/03/2024 ,Place : Office			

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Unique Procon Private Limited Shilbam Marriage Hall New Market, Rabindra Nagar, Shankarpur, City:- Not Specified, P.O:- Durgapur, P.S:-New Township, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713206 , PAN No.: aaxxxxxx5c, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative 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 Amit Rakshit Son of Mr Ajoy Rakshit Date of Execution - 21/03/2024, , Admitted by: Self, Date of Admission: 21/03/2024, Place of Admission of Execution: Office </td> <td>  Mar 21 2024 1:05 PM </td> <td>  Captured L1 21/03/2024 </td> <td>  21/03/2024 </td> </tr> </tbody> </table> Sukanta Pally, Mamra Bazar, City:- Not Specified, P.O:- Durgapur, P.S:-New Township, District:- Paschim Bardhaman, West Bengal, India, PIN:- 713206, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: atxxxxx8q,Aadhaar No Not Provided Status : Representative, Representative of : Unique Procon Private Limited (as Director)	Name	Photo	Finger Print	Signature	Mr Amit Rakshit Son of Mr Ajoy Rakshit Date of Execution - 21/03/2024, , Admitted by: Self, Date of Admission: 21/03/2024, Place of Admission of Execution: Office	 Mar 21 2024 1:05 PM	 Captured L1 21/03/2024	 21/03/2024
Name	Photo	Finger Print	Signature						
Mr Amit Rakshit Son of Mr Ajoy Rakshit Date of Execution - 21/03/2024, , Admitted by: Self, Date of Admission: 21/03/2024, Place of Admission of Execution: Office	 Mar 21 2024 1:05 PM	 Captured L1 21/03/2024	 21/03/2024						

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Dufal Sur Son of Late Manindra Nath Sur Durgapur Court, City Centre, City:- Durgapur, P.O:- City Centre, P.S:- Durgapur, District-Paschim Bardhaman, West Bengal, India, PIN:- 713216	 21/03/2024	 Captured 21/03/2024	 21/03/2024

Identifier Of Mr Amit Rakshit, ANINDITA CHOWDHURY, ANIRBAN CHOWDHURY, PRABHATENDU BIKASH CHOWDHURY, SOURAV CHOWDHURY, Mr PRABAL CHOWDHURY, KATHIKA CHOWDHURY, NILENDU CHOWDHURY, Mr BIMALENDU CHOWDHURY, Mr UPLENDU BIKASH CHOWDHURY

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	ANINDITA CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L10		
Sl.No	From	To. with area (Name-Area)
1	SOURAV CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L11		
Sl.No	From	To. with area (Name-Area)
1	SOURAV CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L12		
Sl.No	From	To. with area (Name-Area)
1	SOURAV CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L13		
Sl.No	From	To. with area (Name-Area)
1	Mr PRABAL CHOWDHURY	Unique Procon Private Limited-5 Dec

Transfer of property for L14		
Sl.No	From	To. with area (Name-Area)
1	Mr PRABAL CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L15		
Sl.No	From	To. with area (Name-Area)
1	Mr PRABAL CHOWDHURY	Unique Procon Private Limited-4 Dec
Transfer of property for L16		
Sl.No	From	To. with area (Name-Area)
1	KATHIKA CHOWDHURY	Unique Procon Private Limited-4 Dec
Transfer of property for L17		
Sl.No	From	To. with area (Name-Area)
1	KATHIKA CHOWDHURY	Unique Procon Private Limited-0.00229167 Dec
Transfer of property for L18		
Sl.No	From	To. with area (Name-Area)
1	KATHIKA CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L19		
Sl.No	From	To. with area (Name-Area)
1	NILENDU CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	ANINDITA CHOWDHURY	Unique Procon Private Limited-0.00229167 Dec
Transfer of property for L20		
Sl.No	From	To. with area (Name-Area)
1	NILENDU CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L21		
Sl.No	From	To. with area (Name-Area)
1	NILENDU CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L22		
Sl.No	From	To. with area (Name-Area)
1	Mr BIMALENDU CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L23		
Sl.No	From	To. with area (Name-Area)
1	Mr BIMALENDU CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L24		
Sl.No	From	To. with area (Name-Area)
1	Mr BIMALENDU CHOWDHURY	Unique Procon Private Limited-7 Dec

Transfer of property for L25		
Sl.No	From	To. with area (Name-Area)
1	Mr UPLENDU BIKASH CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L26		
Sl.No	From	To. with area (Name-Area)
1	Mr UPLENDU BIKASH CHOWDHURY	Unique Procon Private Limited-1 Dec
Transfer of property for L27		
Sl.No	From	To. with area (Name-Area)
1	Mr UPLENDU BIKASH CHOWDHURY	Unique Procon Private Limited-2 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	ANINDITA CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L4		
Sl.No	From	To. with area (Name-Area)
1	ANIRBAN CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L5		
Sl.No	From	To. with area (Name-Area)
1	ANIRBAN CHOWDHURY	Unique Procon Private Limited-0.00229167 Dec
Transfer of property for L6		
Sl.No	From	To. with area (Name-Area)
1	ANIRBAN CHOWDHURY	Unique Procon Private Limited-3 Dec
Transfer of property for L7		
Sl.No	From	To. with area (Name-Area)
1	PRABHATENDU BIKASH CHOWDHURY	Unique Procon Private Limited-8 Dec
Transfer of property for L8		
Sl.No	From	To. with area (Name-Area)
1	PRABHATENDU BIKASH CHOWDHURY	Unique Procon Private Limited-0.00229167 Dec
Transfer of property for L9		
Sl.No	From	To. with area (Name-Area)
1	PRABHATENDU BIKASH CHOWDHURY	Unique Procon Private Limited-2 Dec

Land Details as per Land Record

District: Paschim Bardhaman, P.S:- New Township, Gram Panchayat: JEMUA, Mouza: Sankarpur, Pin Code : 713206

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
11	LR Plot No:- 475, LR Khatian No:- 2232	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANINDITA CHOUDHURY
12	LR Plot No:- 476, LR Khatian No:- 2232	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANINDITA CHOUDHURY
13	LR Plot No:- 479, LR Khatian No:- 2232	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANINDITA CHOUDHURY
14	LR Plot No:- 475, LR Khatian No:- 2231	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANIRBAN CHOWDHURY
15	LR Plot No:- 476, LR Khatian No:- 2231	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANIRBAN CHOWDHURY
16	LR Plot No:- 479, LR Khatian No:- 2231	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	ANIRBAN CHOWDHURY
17	LR Plot No:- 475, LR Khatian No:- 2038	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.08000000 Acre,	PRABHATENDU BIKASH CHOWDHURY
18	LR Plot No:- 476, LR Khatian No:- 2038	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.08000000 Acre,	PRABHATENDU BIKASH CHOWDHURY
19	LR Plot No:- 479, LR Khatian No:- 2038	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.02000000 Acre,	PRABHATENDU BIKASH CHOWDHURY
110	LR Plot No:- 475, LR Khatian No:- 2229	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	SOURAV CHOWDHURY
111	LR Plot No:- 476, LR Khatian No:- 2229	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.01000000 Acre,	Owner Name not selected by applicant.
112	LR Plot No:- 479, LR Khatian No:- 2229	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.03000000 Acre,	SOURAV CHOWDHURY
113	LR Plot No:- 475, LR Khatian No:- 2230	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.05000000 Acre,	Mr PRABAL CHOWDHURY
114	LR Plot No:- 476, LR Khatian No:- 2230	Owner:শ্রীমতী গুপ্তা, Gurdian:শ্রীমতী গুপ্তা, Address:পা, Classification:৩৩৩, Area:0.01000000 Acre,	Mr PRABAL CHOWDHURY

L15	LR Plot No:- 479, LR Khatian No:- 2230	Owner:শ্রীমান প্রবাল চৌধুরী, Gurdian:শ্রীমান প্রবাল চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.04000000 Acre,	Mr PRABAL CHOWDHURY
L16	LR Plot No:- 475, LR Khatian No:- 2228	Owner:শ্রীমান কথিকা চৌধুরী, Gurdian:শ্রীমান কথিকা চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.04000000 Acre,	KATHIKA CHOWDHURY
L17	LR Plot No:- 476, LR Khatian No:- 2228	Owner:শ্রীমান কথিকা চৌধুরী, Gurdian:শ্রীমান কথিকা চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.03000000 Acre,	KATHIKA CHOWDHURY
L18	LR Plot No:- 479, LR Khatian No:- 2228	Owner:শ্রীমান কথিকা চৌধুরী, Gurdian:শ্রীমান কথিকা চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.03000000 Acre,	KATHIKA CHOWDHURY
L19	LR Plot No:- 475, LR Khatian No:- 882	Owner:শ্রীমান নীলেন্দু চৌধুরী, Gurdian:শ্রীমান নীলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.03000000 Acre,	NILENDU CHOWDHURY
L20	LR Plot No:- 476, LR Khatian No:- 882	Owner:শ্রীমান নীলেন্দু চৌধুরী, Gurdian:শ্রীমান নীলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.01000000 Acre,	NILENDU CHOWDHURY
L21	LR Plot No:- 475, LR Khatian No:- 882	Owner:শ্রীমান নীলেন্দু চৌধুরী, Gurdian:শ্রীমান নীলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.03000000 Acre,	NILENDU CHOWDHURY
L22	LR Plot No:- 475, LR Khatian No:- 2034	Owner:শ্রীমান বীমালেন্দু চৌধুরী, Gurdian:শ্রীমান বীমালেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.01000000 Acre,	Mr BIMALENDU CHOWDHURY
L23	LR Plot No:- 476, LR Khatian No:- 2034	Owner:শ্রীমান বীমালেন্দু চৌধুরী, Gurdian:শ্রীমান বীমালেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.01000000 Acre,	Mr BIMALENDU CHOWDHURY
L24	LR Plot No:- 479, LR Khatian No:- 2034	Owner:শ্রীমান বীমালেন্দু চৌধুরী, Gurdian:শ্রীমান বীমালেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.07000000 Acre,	Mr BIMALENDU CHOWDHURY
L25	LR Plot No:- 475, LR Khatian No:- 877	Owner:শ্রীমান উপলেন্দু চৌধুরী, Gurdian:শ্রীমান উপলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.01000000 Acre,	Mr UPLENDU BIKASH CHOWDHURY
L26	LR Plot No:- 476, LR Khatian No:- 877	Owner:শ্রীমান উপলেন্দু চৌধুরী, Gurdian:শ্রীমান উপলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.01000000 Acre,	Mr UPLENDU BIKASH CHOWDHURY
L27	LR Plot No:- 479, LR Khatian No:- 877	Owner:শ্রীমান উপলেন্দু চৌধুরী, Gurdian:শ্রীমান উপলেন্দু চৌধুরী, Address:বিষ্ণুপুর, Classification:এস, Area:0.02000000 Acre,	Mr UPLENDU BIKASH CHOWDHURY

Endorsement For Deed Number : I - 230603052 / 2024

On 20-03-2024

Certificate of Market Value(WB PUVI rules of 2001)

- Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 227,72,149/-

Santanu Pal

Santanu Pal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. DURGAPUR
Paschim Bardhaman, West Bengal

On 21-03-2024

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 12:01 hrs on 21-03-2024, at the Office of the A.D.S.R. DURGAPUR by ANINDITA CHOUDHURY, one of the Executants.

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

Execution is admitted on 21/03/2024 by 1. ANINDITA CHOUDHURY, Daughter of Late PRITENDU BIKASH CHOUDHURY, AKASHI APARTMENT, GARIA MAIN ROAD, RAJPUR, SONARPUR, P.O: GARIA, Thana: Garia, South 24-Parganas, WEST BENGAL, India, PIN - 700103, by caste Hindu, by Profession House wife, 2. ANIRBAN CHOUDHURY, Son of Late PRITENDU BIKASH CHOUDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others, 3. PRABHATENDU BIKASH CHOWDHURY, Son of Late PRITENDU BIKASH CHOUDHURY, SANKARPUR ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others, 4. SOURAV CHOUDHURY, Son of Late PRITENDU BIKASH CHOUDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others, 5. Mr PRABAL CHOWDHURY, Son of Late PRITENDU BIKASH CHOWDHURY, 2/1 DISON ROAD, B ZONE, P.O: B ZONE, Thana: Durgapur, City/Town: DURGAPUR, Paschim Bardhaman, WEST BENGAL, India, PIN - 713205, by caste Hindu, by Profession Others, 6. KATHIKA CHOWDHURY, Wife of Late PRITENDU BIKASH CHOWDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession House wife, 7. NILENDU CHOWDHURY, Late SUKHENDU BIKASH CHOWDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others, 8. Mr BIMALENDU CHOWDHURY, Alias Mr BIMALENDU BIKASH CHOWDHURY, Son of Late SUKHENDU BIKASH CHOWDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others, 9. Mr UPLENDU BIKASH CHOWDHURY, Son of Late SUKHENDU BIKASH CHOWDHURY, SANKARPUR, ARRAH, P.O: ARRAH, Thana: New Township, Paschim Bardhaman, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Others

Identified by Mr Dulal Sur, Son of Late Manindra Nath Sur, Durgapur Court, City Centre, P.O: City Centre, Thana: Durgapur, City/Town: DURGAPUR, Paschim Bardhaman, WEST BENGAL, India, PIN - 713216, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 21-03-2024 by Mr Amit Rakshit, Director, Unique Procon Private Limited, Shibam Marriage Hall New Market, Rabindra Nagar, Shankarpur, City: Not Specified, P.O:- Durgapur, P.S:-New Township, District:- Paschim Bardhaman, West Bengal, India, PIN:- 713206

Identified by Mr Dulal Sur, Son of Late Manindra Nath Sur, Durgapur Court, City Centre, P.O: City Centre, Thana: Durgapur, City/Town: DURGAPUR, Paschim Bardhaman, WEST BENGAL, India, PIN - 713216, by caste Hindu, by profession Law Clerk

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 7.00/-

Payment of Stamp Duty

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

1. Stamp: Type: Impressed, Serial no 7160, Amount: Rs.50.00/-, Date of Purchase: 18/03/2024, Vendor name:
KIRUDIRAM MONDAL

Santanu Pal

Santanu Pal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. DURGAPUR
Paschim Bardhaman, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 2306-2024, Page from 58642 to 58670

being No 230603052 for the year 2024.



Digitally signed by SANTANU PAL
Date: 2024.03.23 10:59:24 +05:30
Reason: Digital Signing of Deed.

(Santanu Pal) 23/03/2024

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. DURGAPUR

West Bengal.