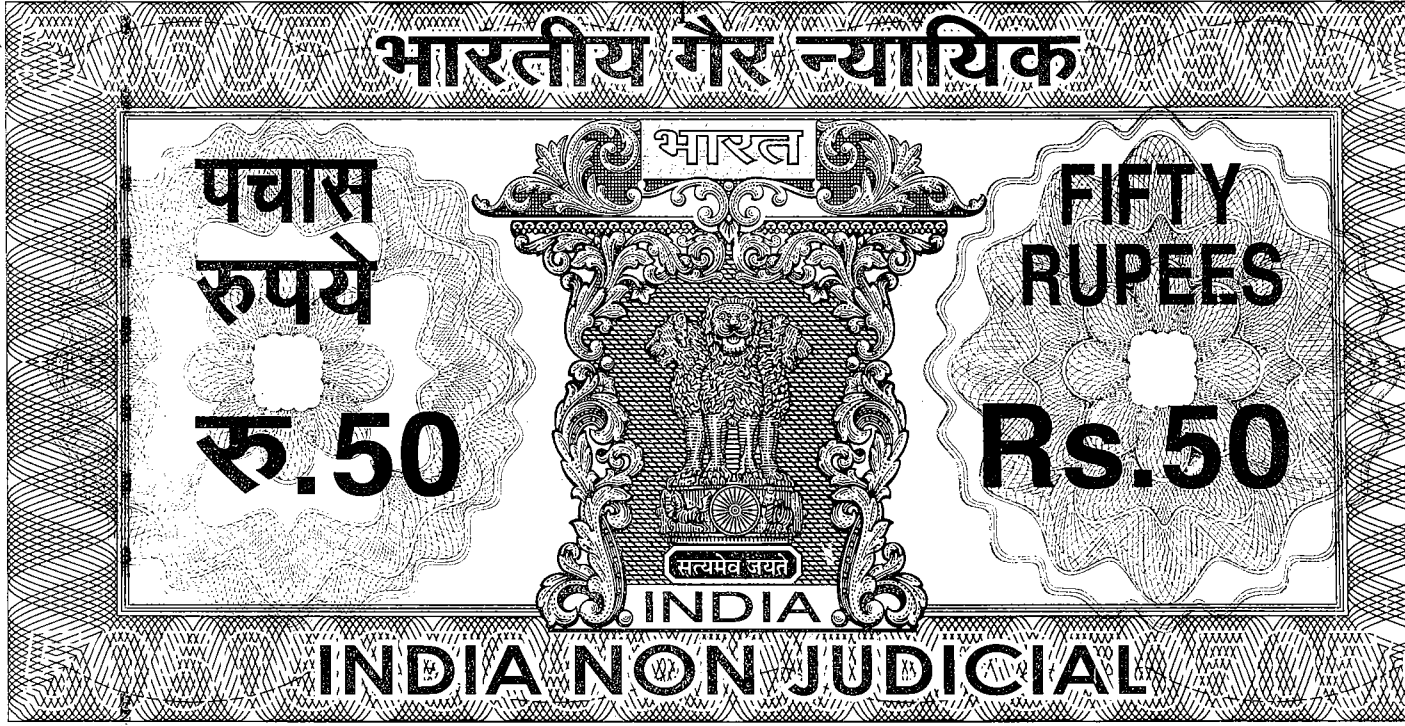


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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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01/03/2024
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Created under the document is duly registration. The signature sheets & the endroesment sheets attached with this document are the part of this document.

District Sub-Register-III
Jipore, South 24-parganas

01.03.24

SUPPLEMENTARY DEVELOPMENT/ALLOCATION AGREEMENT

THIS SUPPLEMENTARY DEVELOPMENT/ALLOCATION AGREEMENT is made and executed on this 1st March 2024 (Two Thousand and Twenty -Four);

BETWEEN

1) **G K REALTORS**, a partnership firm duly incorporated under the provision of Indian Partnership Act 1932 having its Income Tax Permanent Account No. (AANFG 4235G) and having its registered office at 19T, Baishnabghata Bye Lane, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal. 2) **G K ABASAN** a partnership firm duly incorporated under the provision of Indian Partnership Act 1932 having its Income Tax Permanent Account No. (AANFG 4234H) and having its registered office at 19T, Baishnabghata Bye Lane, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal both the Partnership Firms are duly represented by its common partners namely A) **SHRI GOPAL KUNDU** son of Late Dasarath Kundu, having his Income Tax Permanent Account No. (AFXPK 7428J) and Aadhaar No. (4611 9977 9796), by Faith-Hindu, by Nationality-Indian, by occupation Business, AND B) **SMT. RUNA KUNDU** wife of Gopal Kundu, having her Income Tax Permanent Account No. (AKYPK 5461F) and Aadhaar No. (3360 9007 8923), by Faith-Hindu, by Nationality-Indian, by occupation Business, both are

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Rajib Ghosh
Advocate
High Court, Calcutta
RCO Legal (Advocate & Solicitors)
6, Old Post Office Street, Basement
Room No.-1, Temple Chamber
Kolkata-700001
Enrolment No. F/2190/2005/2019

Sold to.....
 Address.....
 Value SA.....

26 FEB 2024

U.S.V. M. Court
 Abanji Sankar
 High Court

Identified by me



Suman Sen
82 Lt Bijay Sen
93/14 B.K. Road
PO + PS Amherst Shree
Kul - 700009
O/c Law clerk

DISTRICT SUB REGISTRAR-III
 SOUTH 24 PGS., ALIPORE

01 FEB 2024

residing at 8/1A, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal. **3) SHRI GOPAL KUNDU** son of Late Dasarath Kundu, having his Income Tax Permanent Account No. (AFXPk 7428J) and Aadhaar No. (4611 9977 9796), by Faith-Hindu, by Nationality-Indian, by occupation Business, AND **4) SMT. RUNA KUNDU** wife of Gopal Kundu, having her Income Tax Permanent Account No. (AKYPK 5461F) and Aadhaar No. (3360 9007 8923), by Faith-Hindu, by Nationality-Indian, by occupation Business, both are residing at 8/1A, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal hereinafter conjointly referred to as **LAND OWNERS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their successor(s), heir(s), successors-in-interest, executor (s), representative(s), administrator(s) and/or assigns). of the **FIRST PART**.

A N D

TANIAN MANSIONS, a partnership firm duly incorporated under the provision of Indian Partnership Act 1932 having its Income Tax Permanent Account No. (AARFT 8651R) and having its registered office at 583, Kalikapur, Kolkata-700099, Post Office- Mukundapur, Police Station- Purba Jadavpur, District-South 24 Parganas, West Bengal, represented by its partners **(1) SHRI SUSANTA MALLICK** son of Late Kuber Chandra Mallick, having his Income Tax Permanent Account No. (AFFPM 8592R), and Aadhaar No (8310 4324 3599), by faith-Hindu By occupation Business **2) SMT TANIMA MALLICK** wife of Susanta Mallick, having her Income Tax Permanent Account No. (AEXP M3728C) and Aadhaar No.(4436 4855 1405) by faith Hindu, by Nationality-Indian, by occupation Business, both are residing at KB-5, Kallol Cooperative Housing Society, Sector-III, Salt Lake City, Post Office-1B Block, Salt Lake, Police Station- Bidhan Nagar South, Kolkata - 700 098, District - North 24- Parganas West Bengal, AND **(3) SHRI RANJIT ROY**, son of Late Ajit Kumar Roy, having his Income Tax Permanent Account No. (AFBPR 5530G), Aadhaar No (3835 6737 8748), by faith Hindu, by occupation Business, residing at UD-080807, UDITA Complex, 1050/1, Survey Park, Kolkata -700075, Post Office- Survey Park, Police Station- Jadavpur, District-South 24 Parganas, West Bengal, hereinafter referred to as the **DEVELOPER** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their successor(s), heir(s), successors-in-interest, executor(s), representative(s), administrator(s) and/or assigns) of the **SECOND PART**.

WHEREAS The **Land Owners** herein are the joint and absolute owners of **ALL THAT** piece and parcel of Vacant Bastu Land measuring about 64 Cottahs 7 Chittaks 39 Sq. Ft. (106 Decimals) more or less laying and situated at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, under L.R. Dag Nos. 19, 20, 23, 24, 35 and 36 appertaining to L.R. Khatian Nos.1317, 3094, 3095, 3096, 3476, 3491, 3514, 3544, 745, 3401, 3407, 3419 and 3478, being Municipal holding No. 314 SN Ghosh Avenue, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, under the jurisdiction of Additional District Sub Registrar at Sonarpur, District-South 24 Parganas,



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in the State of West Bengal. The ownership of the property is divided into plots they are as follows:

1. FIRST PLOT:

1A. One Gour Chandra Purkait since deceased was the sole and absolute owner of All That piece and parcel of land measuring about 75 Decimal laying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal.

1B. While said Gour Chandra Purkait was enjoying his all that aforesaid property free from all sorts of encumbrances for his personal need sold, transferred, and conveyed the All That piece and parcel of land measuring about 75 Decimal laying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal in the year 1963 to one Satyapriya Roy and Anila Debi by registered deed of conveyance which was duly registered at the office of Sub Register at Baruipur and recorded in Book No. I, Volume No.91, Pages-286 to 291, being No.7867 for the year 1963.

1C. While said Satyapriya Roy was enjoying his share over the aforesaid property died intestate leaving behind his legal heirs and thereafter said legal heirs of Satyapriya Roy said Anila Debi executed a deed of partition in respect of All That piece and parcel of land measuring about 75 Decimal laying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal for betterment of use of said Land which was duly registered at the office of Additional District Sub Registrar at Baruipur and recorded in Book No. I, Volume No.382, Pages 163 to 178, being No. 12393 for the year 1981.

1D. By virtue of aforesaid deed of partition being no. 12393 for the year 1981 the said Smt. Anila Debi being the Second Part of the aforesaid partition deed was allotted Plot No. B in respect of ALL THAT demarcated land measuring about 9 Cottahs 8 Chittaks more or less lying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal.

1E. While said Anila Debi enjoyed her All that aforesaid property free from all sorts of encumbrances sold, conveyed and transferred All That piece and parcel of land measuring about 4 Cottahs 12 Chittaks (including common passage of 8 Chittaks) out of total 9 Cottahs 8 Chittaks land lying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal on 13.07.1981 into and in favour of Jharna Bhattacharjee, by virtue of a deed of conveyance which was duly registered at the office of District Sub Registrar at Alipore and recorded in Book No.1, Volume No.261, Pages- 123 to 127, being No.8175 for the year 1981. Said Anila Debi also sold her remaining piece and parcel of land measuring about 4 Cottahs 12 Chittaks (including common passage of 8 Chittaks) out of total 9 Cottahs 8 Chittaks land laying and



DISTRICT SUB-REGISTRAR
SOUTH 24 PGS., ALIPORE

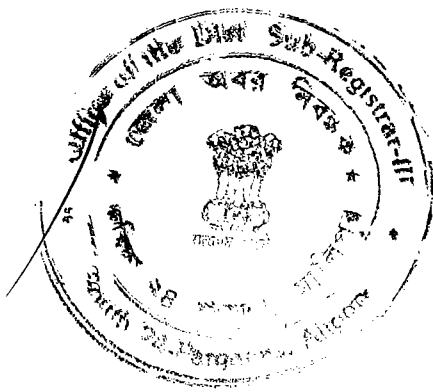
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situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarpur, District-South 24 Parganas, in the State of West Bengal on 13.07.1981 to and in favour of Rathindra Nath Singha, which was duly registered at the office of District Sub Registrar at Alipore and recorded in Book No. I, Volume No.274, Pages- 203 to 207, being No.8176 for the year 1981. Thus, after becoming the owner of the aforesaid property said Rathindra Nath Singh has recorded and mutated his name with the records BL & LRO and Rajpur Sonarpur Municipality and accordingly L.R. Khatian No. 745 and Holding No. 276 has issued in his favour in respect of the aforesaid property.

1F. After becoming the owner of the All That piece and parcel of land measuring about 4 Cottahs 12 Chittaks (including common passage of 8 Chittaks) land lying and situated at R.S. Khatian No.145 of R.S. Dag No.7 of Elachi Mouza, J.L. No. 70, Police Station-Sonarpur, District-South 24 Parganas, in the State of West Bengal said Jharna Bhattacharjee while enjoyed her afore said property free from all sorts of encumbrances sold, conveyed and transferred all that aforesaid land on 14.03.1985 unto and in favour of Sabita Singha which was duly registered at the office of District Sub Registrar at Alipore and recorded in Book No.1, Volume No 60, Pages-410 to 416, being No.3523 for the year 1985. Thus after becoming the owner of the aforesaid property Sabita Singh has recorded and mutated her name with the records of BL & LRO and Rajpur Sonarpur Municipality and accordingly L.R. Khatian No. 1141 and Holding No. 491 have been issued in her favour in respect of the aforesaid property.

1G. While said Rathindra Nath Singha was enjoying his share over the aforesaid property was died intestate on 06.09.2019 leaving behind his wife, Sabita Singha alias Sinha, and two daughters, namely Urmi Banerjee and Smt. Ushri Talapatra as his legal heirs and successors to inherit his aforesaid property.

1H. While said Sabita Sinha enjoying her All that aforesaid property free from all sorts and encumbrances sold, conveyed and transferred All That piece and parcel of land measuring about 4 Cottahs 12 Chittaks (including common passage of 8 Chittaks) laying and situated at R.S. Khatian No. 145 as well as L.R. Khatian No.1141 of R.S. Dag No.7 as well as L.R. Dag No. 19 at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, Holding No.491, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 27.11.2019 to **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** which was duly registered at the office of District Sub Registrar-III at Alipore and recorded in Book No. I, Volume No. 1603-2019, Pages-128474 to 128497, being No.03974 for the year 2019 and after becoming the owner of the aforesaid property **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** have recorded their names with the BL & LRO and accordingly, L.R. Khatian No. 3401, 3407,3418, and 3419 have issued in their favour in respect of the aforesaid property.



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1J. While said Smt. Sabita Singha alias Sinha, Smt. Ushri Talapatra and Smt. Urmi Banerjee jointly enjoying their All that aforesaid property free from all sorts and encumbrances sold, conveyed and transferred All That piece and parcel of land measuring about 4 Cottahs 12 Chittaks (including common passage of 8 Chittaks) laying and situated at R.S. Khatian No. 145 as well as L.R. Khatian No.745 of R.S. Dag No.7 as well as L.R. Dag No. 19 at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, Holding No.276, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 27.11.2019 to **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** which was duly registered at the office of District Sub Registrar-III at Alipore and recorded in Book No. I, Volume No. 1603-2019, Pages-128498 to 128527, being No.03975 for the year 2019. In the aforesaid deed of conveyance by inadvertence the Khatian no. was wrongly mentioned as 1141 instead of 745 and on the third-page deed number was wrongly written as 8176 for the year 1963 instead of 7687 of 1963 and the same was rectified by way of a registered deed of declaration dated 26.09.2022.

1K. Thus by virtue of the deed of conveyances dated 27.11.2019 **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** herein become the joint and absolute owners of All That piece and parcel of land measuring about 9 Cottahs 8 Chittaks (including common passage of 1 Cotthas) (physical area 8 Cotthas 8 Chittaks more or less) lying and situated at R.S. Khatian No.145 as well as L.R. Khatian No.745 and 1141 of R.S. Dag No.7 as well as L.R. Dag No. 19 at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, Holding No.276 and 491, SN Ghosh Avenue under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

2. SECOND PLOT

2A. One Debi Charan Ghosh and Gopal Chandra Ghosh were seized and possessed of or otherwise well and sufficiently entitled to ALL THAT property and others land of Elachi Mouza, J.L. No. 70, of R.S. Khatian Nos. 836 & 837 including the area of R.S. Dag No.8. as per Revisional settlement records of rights thereof and enjoying every right, title, and interest over the aforesaid property without interruption, claim, and demand whatsoever.

2B. Thereafter the said Shri Debi Charan Ghosh and Shri Gopal Chandra Ghosh while enjoying the aforesaid property for the betterment of their use had executed a deed of Partition in respect of the area of R.S. Dag No.8 of R.S. Khatian Nos. 836 & 837 & others property of Elachi Mouza, J.L.No.70 Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 02.08.1959 registered at the office of Additional District Sub Registrar at Baruipur and recorded in Book No.1, Volume No.71, Pages262 to 274, being No.7307 for the year 1959.



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SOUTH 24 P.O., ALIPORE
11.11.2017

2C. Thus by virtue of aforesaid Deed of Partition being No.7307 for the year 1959 said Shri Debi Charan Ghosh, being the second party of the said partition, was allotted amongst other all that said land measuring 76 decimals in Mouza-Elachi, J.L.No.70 comprising in R.S. Dag No. 8, appertaining to R.S. Khatian No. 836 & 837 absolutely and forever which had been morefully described in Schedule "GA" of the said Partition Deed and the said Gopal Chandra Ghosh being the First party of the said Partition deed was allotted other properties as described in the Schedule "Kha" of the said partition deed.

2D. While said Debi Charan Ghosh enjoyed his aforesaid property free from all sorts and encumbrances sold, conveyed, and transferred ALL THAT land measuring more or less 11 Cottahs 15 Chittaks 22 sq ft. more or less out of 76 decimals of land situated at R.S. Dag No.8, R.S. Khatian Nos. 836 & 837 of Elachi Mouza, J.L.No.70 on 12.05.1982 to and in favour of M/s. Much Engineering Pvt. Ltd. by virtue of a registered deed of conveyance duly registered at the office of District Sub Registrar at Alipore and recorded in Book No.1, Volume No.172, pages 246 to 256, being No.6103 for the year 1982. And the said Debi Charan Ghosh also sold, transferred, and conveyed ALL THAT land measuring more or less 11 Cottahs 4 Chittaks 10 sq. ft. out of 76 decimals of land in R.S. Dag No.8, R.S. Khatian Nos. 836 & 837 of Elachi Mouza, J.L. No.70 on 08.06.1982 to and in favour of M/s. Much Engineering Pvt. Ltd. By virtue of a registered deed of conveyance duly registered at the office of Additional District Sub Registrar at Sonarpur and recorded in Book No.1, Volume No.65, pages-260 to 273, being No.3241 for the year 1982.

2E. Thereafter while said Debi Charan Ghosh enjoyed his aforesaid property free from all sorts and encumbrances sold, conveyed, and transferred ALL THAT land measuring more or less 9 Cottahs 14 Chittaks 24 sq. ft. out of 76 decimals in R.S. Dag No.8, R.S. Khatian Nos. 836 & 837 of Elachi Mouza, JL No. 70 Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 24.09.1982 to and in favour of Smt. Arunima Mukherjee duly registered at the office of District Sub Registrar at Alipore and recorded in Book No.1, Volume No.337, pages 64 to 76, being No. 13125 for the year 1982.

2F. While the said Arunima Mukherjee enjoyed her aforesaid property free from all sorts of encumbrances sold, transferred and conveyed the land measuring more or less 9 Cottahs 14 Chittaks 24 sq. ft. situated at R.S. Dag No.8, R.S. Khatian Nos. 836 & 837 of Elachi Mouza, J.L. No. 70 to and in favour of M/s. Parkings, a sole proprietorship Firm, being sole proprietress, Smt. Parbati Chatterjee, wife of Sri Ajit Kumar Chatterjee, on 14.08.1989 which was duly registered at the office of Registrar of Assurance Kolkata and recorded in Book No.1, Volume No.238, pages-355 to 367, being No.9636 for the year 1989.

2G. Thereafter the said M/s. Much Engineering Pvt. Ltd. sold, transferred and conveyed their land measuring more or less 5 Cottahs 2 Chittaks 4 sq. ft. out of 11 Cottahs 4 Chittaks 10 sq. ft. situated at R.S. Dag No.8, R.S. Khatian Nos. 836 & 837 of Elachi Mouza, J.L.No.70 to and in favour of M/s. Parkings, a sole proprietorship Firm, being sole proprietress, Smt.



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Parbati Chatterjee, which was duly registered at the office of the District Sub Registrar at Alipore and recorded in Book No.1, Volume No.27, pages 10 to 21, being No.1268 for the year 1990.

2H. Thus, by virtue of two separate deeds conveyances, the said Smt. Parbati Chatterjee, being the sole proprietor of M/s. Parkings became the absolute owner of the All That piece and parcel of land measuring about 15 Cottahs 18 sq. ft. more or less including road/passage being plot No. B situated and lying at Mouza-Elachi, J.I. No. 70 comprising in R.S. Dag No.8, appertaining to R.S. Khatian Nos.836 & 847 Police Station-Sonarpur, District-South 24 Parganas, in the State of West Bengal.

2J. While said Smt. Parbati Chatterjee, being the sole proprietor of M/s. Parkings enjoying her aforesaid property sold, conveyed and transferred ALL THAT land measuring more or less 15 Cottahs 18 sq. ft. including road/passage being plot No B situated and lying at Mouza-Elachi, J.L.No.70 comprising in R.S. Dag No.8, appertaining to R.S. Khatian Nos 836 & 847, to and in favour of Shri Somnath Kundu and Lina Kundu, executed on 24.09.1997 duly registered at the office of District Sub Registrar IV at Alipore and recorded in Book No. I, Volume No. 10, Pages-335 to 348, being No. 104 for the year 1998.

2K. Thereafter while said Sri Somnath Kundu and Lina Kundu jointly enjoying their aforesaid property free from all sorts and encumbrances sold, conveyed and transferred the undivided 1/2th share, i.e. more or less 7 Cottahs 8 Chittaks 9 Sq. ft. of land out of more or less 15 Cottahs 18 sq. ft. including road/passage being plot No. B along with ½ share, i.e. 250 sq ft. cement flooring asbestor shed structure out of 500 sq.ft. standing thereon situated and lying at Mouza-Elachi, J.L No.70 comprising in R.S. Dag No.8, appertaining to R.S. Khatian Nos. 836 & 847. Municipal Holding No.314 S.N. Ghosh Avenue, Ward No.26 under Rajpur Sonarpur Municipality Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 21.08.2008 to SHRI MANORANAN KUNDU and SRI GOPAL KUNDU by virtue of a registered deed of conveyance duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No.1, being No.4168 for the year 2008. Thereafter the said Shri Somnath Kundu and Lina Kundu jointly sold the remaining undivided 1/2 share, i.e. more or less 7 Cottahs 8 Chittaks 9 Sq. ft of land out of more or less 15 Cottahs 18 Sq. Ft. including road/passage being plot No B along with 1/2 share, i.e. 250 Sq. Ft. cement flooring asbestor shed structure out of 500 sq. ft. standing thereon situated and lying at Mouza-Elachi, J.L. No. 70 comprising in R.S. Dag No.8, appertaining to R.S. Khatian Nos.836 & 847. Holding No.314 S.N. Ghosh Avenue, Ward No.26 under Rajpur Sonarpur Municipality, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal on 21.08.2008 to and in favour of SRI MANORANAN KUNDU and SRI GOPAL KUNDU duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No. I., being No.4171 for the year 2008.



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
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2L While said Sri Manoranjan Kundu enjoyed his undivided 1/12th share on the aforesaid property, sold conveyed and transferred said his undivided 1/2 share, i.e. ALL THAT piece and parcel of land 7 Cottahs 8 Chittaks 9 Sq. ft. more or less out of all that land measuring about 15 Cottahs 18 sq. ft. including road/passage being plot No. B along with 1/2 share, i.e. 250 sq.ft. cement flooring asbestor shed structure out of 500 sq.ft. standing thereon situated and lying at Mouza-Elachi, J.L.No.70 comprising in R.S. Dag No.8, appertaining to R.S. Khatian Nos 836 & 847. Holding No.314 S.N. Ghosh Avenue, Ward No. 26 under Rajpur Sonarpur Municipality Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal to and in favour of **(1) SRI GOPAL KUNDU (2) SMT. RUNA KUNDU (3) G K REALTORS, & (4) G KABASAN** on 12.03.2021 duly registered at the office of Additional District Sub Registrar at Sonarpur and recorded in Book No.1 Volume No 1608-2021. Pages-65377 to 65412, being No ~~2151~~ **2151** for the year 2021.

2M Thereafter Much Engineering Pvt. Ltd while in absolute ownership of their property sold, conveyed and transferred ALL THAT piece and parcel of land measuring 11 Cottahs 15 Chittaks 22 Sq.ft. more or less laying and situated at R.S. Dag No. 8, LR. Dag No.20 Police Station- Sonarpur, District-South 24 Parganas on 11.05.1989 to and in favour of Shri Purna Chandra Banerjee and Sri Narayan Banerjee, which was duly registered at the office of Additional District Sub Registrar at Sonarpur and recorded in Book No.1 and recorded in Book No.1, being No.657 for the year 1989. Thereafter the said Much Engineering Pvt. Ltd also sold, conveyed and transferred ALL THAT land measuring more or less 6 Cottahs 2 Chittaks 16 Sq. ft. out 11 Cottahs 4 Chittaks 10 Sq.ft. in R.S. Dag No.8, on 11.12.1989 to and in favour of Smt. Mukta Banerjee and Smt. Bakul Banerjee, which was duly registered at Additional District Sub Registrar at Sonarpur and recorded in Book No.1, being No.6920 for the year 1989.

2N Said Purna Chandra Banerjee and Narayan Banerjee while jointly enjoying the aforesaid property free from all sorts an encumbrance, sold, conveyed transferred the land measuring about more or less 11 Cottahs 15 Chittaks 22 Sq. Ft. in R.S. Dag No.8, to and in favour of Ramendra Kumar Chakraborty on 26.09.1992 which was duly registered at Additional District Sub Registrar at Sonarpur recorded in Book No.1, Volume No. 132, Pages- 1 to 8, being No.7532 for the year 1992.

2O. Said Smt. Mukta Banerjee and Smt. Bakul Banerjee while jointly enjoying the aforesaid property free from all sorts of encumbrances sold, conveyed, and transferred ALL THAT land measuring about more or less 6 Cottahs 2 Chittaks 16 Sq. Ft. in R.S. Dag No.8, executed on 26.11.1991 to and in favour of Ramendra Kumar Chakraborty, to and in favour of and recorded in Book No. I, Volume No. 132, Pages- 9 to 17, being No.7533 for the year 1992, thus said Ramendra Kumar Chakraborty became the absolute owner of the land measuring about more or less 18 Cottahs Chittaks 38 sq. ft. situated and lying at Mouza-Elachi, J.L.No.70, R.S. Dag No.8, LR Dag No.20, R.S. Khatian Nos. 836 & 837, Holding No.309. Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

Rajib Ghosh



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2P Said Ramendra Kumar Chakraborty while jointly enjoying the aforesaid property free from all sorts an encumbrance executed a will on 27.11.1991 duly registered at the office of District Sub Registrar- at Alipore and recorded in Book No.-III, Volume No.7, Pages- 19 to 24, being No.210 for the year 1991. Said Ramendra Kumar Chakraborty died on 21.11.2005 and after that Smt. Maya Bagchi applied before the Ld. District Delegate at Alipore and registered case No Act 39 case No.234 of 2008 (P) applied for probate of the said WILL dated 27.11.1991 and the said application for probate had been granted on 3rd day of MAY 2010 by the Learned Delegate 3rd Court Civil Judge (Senior Division) at Alipore in favour of Maya Bagchi and by virtue of said probate granted by the Ld. District Delegate, Smt. Maya Bagchi has become the absolute owner of ALL THAT land measuring 18 Cottahs 1 Chittaks 38 Sq.ft. more or less laying and situated at Mouza-Elachi, J.L.No.70 comprising in R.S. Dag No. 8, L.R. Dag No.20, R.S. Khatian Nos 836 & 837, Holding No.309 Ward No 26 under Rajpur-Sonarpur Municipality, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

2Q Said Maya Bagchi while enjoying the aforesaid property free from all sorts an encumbrance sold the undivided 4 Cottahs 8 Chittaks out of all that 18 Cottahs 1 Chittaks 38 sq ft. on 24.09.2014 to and in favour of GK Realtors by virtue of a registered deed of conveyance duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No. I, being No.7334 for the year 2014. Thereafter the said Maya Bagchi also sold the undivided 4 Cottahs land out 18 Cottahs 1 Chittaks 38 Sq. ft. on 24.09.2014 to Runa Kundu duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No.1, C.D. Volume No.42, Pages 2713 to 2727, being No.7335 for the year 2014.

2R Thereafter the said Maya Bagchi sold the undivided 3 Cottahs 8 Chittaks out 18 Cottahs 1 Chittak 38 sq.ft. on 30.01.2015 to and in favour of G K Abasan duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No. I, C.D. Volume No.3 Pages 5907 to 5922, being No.0650 for the year 2015. Thereafter the said Maya Bagchi sold the undivided 2 Cottahs out of 18 Cottahs 1 Chittak 38 Sq. Ft. on 24.11.2015 to Runa Kundu duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No.1, Volume No1604 2015, Pages-102320 to 102339, being No.07992 for the year 2015.

2S Said Maya Bagchi while enjoying the remaining part of the aforesaid property free from all sorts and encumbrances sold, conveyed, and transferred ALL THAT undivided 1 Cottahs 8 Chittak 27.66 Sq. Ft. land out 18 Cottahs 1 Chittak 38 sq. ft. on 24.11.2015 to G K. Realtors duly registered at the office of District Sub Registrar- IV. Alipore and recorded in Book No. I, Volume No 1604-2015, Pages-10234010102360, being No.07993 for the year 2015. Thereafter the said Maya Bagchi also sold conveyed and transferred the undivided 2 Cottahs 8 Chittak 27.66 Sq. ft. out of ALL THAT 18 Cottahs 1 Chittak 38 sq.ft. land on 24.11.2015 to and in favour of GK Abasan duly registered at the office of District Sub Registrar- IV.



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Alipore and recorded in Book No. I, Volume No 1604-2015, Pages- 102361 to 102381, being No.07994 or the year 2015.

2T Successors of Late Debi Charan Ghosh, i.e. Gobinda Lal Ghosh, Madhab Ghosh, and Sri Joydeb Ghosh while jointly enjoying the aforesaid property free from all sorts of encumbrances sold conveyed and transferred the land measuring more or less 3 Cottahs 8 Chittaks out of 22 decimals land laying and situated at of R.S. Dag No.8, L.R. Dag No.20, R.S. Khatian Nos 836 & 837, L.R. Khatian Nos. 366 of Elachi Mouza on 10.12.2018 to G K Realtors, GK Abasan & Runa Kundu duly registered at the office of District Sub Registrar-IV. Alipore and recorded in Book No.1, Volume No 1604-2018, Pages-214611to 214652, being No.7276 or the year 2018. After becoming the owner of the aforesaid properties **G K REALTORS, G K ABASAN, SHRI GOPAL KUNDU, AND SMT. RUNA KUNDU** have recorded their names with the BL & LRO and accordingly, L.R. Khatian No. 1317,3094, 3095, 3096, 3476, 3491, and 3514 have issued in their favour in respect of the aforesaid property.

2U Thus by virtue of the aforesaid deed of conveyances **G K REALTORS, G K ABASAN, SHRI GOPAL KUNDU, AND SMT. RUNA KUNDU** herein become the joint and absolute owners of All That piece and parcel of land measuring about 36 Cottahs 10 Chittaks 11 Sq ft in R.S. Dag No.8, as well as LR Dag No.20. R.S. Khatian Nos. 836 & 837, as well as L.R. Khatian No. 1317,3094, 3095, 3096, 3476, 3491 and 3514 at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, Holding No.309 & 314 SN Ghosh Avenue under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

3. THIRD PLOT

3A. One Debi Charan Ghosh and Gopal Chandra Ghosh were seized and possessed of or otherwise well and sufficiently entitled to All That piece and parcel of land of Elachi Mouza including the area of R.S. Dag Nos. 11 & 12 of R.S. Khatian No.42 as per Revisional settlement records of rights and enjoying every right, title and interest over the aforesaid property without interruption, claim and demand whatsoever.

3B. Said Shri Debi Charan Ghosh and Shri Gopal Chandra Ghosh while enjoying the aforesaid properties executed a deed of Partition regarding the area of R.S. Dag No. 11 & 12 of R.S. Khatian No.42 & others property of Elachi Mouza, J.L.No.70 on 02.08.1959 which was duly registered at Additional District Sub Registrar at Baruipur and recorded in Book No.1, Volume No.71, Pages-262 to 274, being No.7307 for the year 1959.

3C. Thus by virtue of aforesaid Partition deed No.7307 for the year 1959 the said Shri Debi Charan Ghosh, being the second part of the said partition, was allotted amongst all that said land measuring 13 decimals (the split up of the land being: 5 decimals land of R.S. Dag No.11 and 8 decimals land of R.S. Dag No. 12) in Mouza-Elachi, J.L. No. 70 appertaining to R.S.



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Khatian No.42 absolutely and forever which had been more fully described in Schedule "GA" of the said Partition Deed and the said Gopal Chandra Ghosh being the First party of the said partition deed was allotted other properties as described in the Schedule "Kha" of the said partition deed.

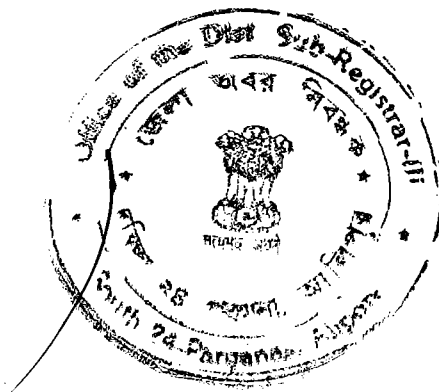
3D While said Debi Charan Ghosh enjoyed the aforesaid property free from all sorts of encumbrances sold, conveyed and transferred ALL THAT land measuring about 13 decimals the split up of the land being:-5 decimals land of R.S. Dag No.11 as well as L.R Dag No. 23 and 8 decimals land of R.S. Dag No. 12 as well as L.R. Dag No. 24, in Mouza-Elachi, J.L.No.70 appertaining to R.S. Khatian No.42, L.R Khatian No.366 on 16.07.2008 to and in favour of Shri Madhab Ghosh and Shri Jaydeb Ghosh, by virtue of a deed of gift which was duly registered at Additional District Sub Registrar at Sonarpur and recorded in Book No.1, CD. Volume No.20, Pages-4780 to 4791, being No.7511 for the year 2008.

3E Thereafter the said Madhab Ghosh and Jaydeb Ghosh while jointly enjoying the aforesaid property free from all sorts an encumbrance sold, conveyed and transferred ALL THAT land measuring 13 decimals the split up of the land being 5 decimals of RS. Dag No. 11.as well as LR Dag No.23 And 8 decimals land of R.S. Dag No 12, as well as LR DagNo.24 in Mouza-Elachi, J.L. No. 70 appertaining to R.S. Khatian No.42, LR Khatian No.366 on 30.07.2018 to **SMT. RUNA KUNDU, G K REALTORS, AND GK ABASAN** which was duly registered at the Additional District Sub Registrar at Sonarpur and recorded in Book No. I, Volume No. 1608-2018, Pages-92722 to 92750, being No.04100 for the year 2018. After becoming the owner of the aforesaid property **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** have recorded their names with the BL & LRO and accordingly, L.R. Khatian No. 3094, 3095, and 3096 have issued in their favour in respect of the aforesaid property.

3F Thus by virtue of the deed of conveyance dated 30.07.2018 **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** herein become the joint and absolute owners of All That piece and parcel of land measuring about 13 decimal i.e. 7 Cottahs 13 Chittaks laying and situated at R.S. Khatian No.42 as well as L.R. Khatian No3094, 3095 and 3096 under R.S. Dag No.11 7 12 as well as L.R. Dag No. 23 and 24 at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

4. FORTH PLOT

4A. One Nanilal Ghosh, Bipin Behari Ghosh, Panchu Gopal Ghosh were seized and possessed of or otherwise well and sufficiently entitled to all that piece and parcel of land measuring 14 decimal laying and situated at R.S. Dag No. 14 appertaining to R.S. Khatian No.42 of Mouza- Elachi, J.L.No.70, Police Station-Sonarpur as per Revisional Settlement Records of Rights and enjoying every right, title, and interest over the aforesaid property.



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4B Said Bipin Behari Ghosh died intestate leaving behind his wife, Smt. Panchibala Ghosh and one son, Shri Amarendra Nath Ghosh as his sole legal heirs and successors to inherit his share over the aforesaid property. Thereafter the said Nanilal Ghosh, son of Late Kenaram Ghosh died intestate leaving behind him seven sons, namely, Kaloshoshi Ghosh, Kunja Behari Ghosh, Santosh Kumar Ghosh, Nandalal Ghosh, Krishna Mohan Ghosh, Manmatha Mohan Ghosh and Ananta Mohan Ghosh as his sole legal heirs and successors to inherit his share over the aforesaid property.

4C Thereafter the said successors of Late Bipin Behari Ghosh and the said successors of Late Nanilal Ghosh and Panchu Gopal Ghosh executed a deed partition regarding the property of Elachi Mouza and others including the area of R.S. Dag No. 14 on 02.12.1961 which was duly registered at the office of Additional District Sub Registrar at Baruipur and recorded in Book No. I, being No.9571 for the year 1961. Thus, by a deed of partition dated 02.12.1961, the said Kaloshoshi Ghosh, Kunja Behari Ghosh, Santosh Kumar Ghosh, Nandalal Ghosh, Krishna Mohan Ghosh, Manmatha Mohan Ghosh and Ananta Mohan Ghosh, the successors of Late Nani Lal Ghosh being the second part of the aforesaid partition was allotted the property in "Ga" schedule property including the area of RS Dag No.14 of Elachi Mouza of the aforesaid partition deed.

4D Said Kaloshoshi Ghosh, Kunja Behari Ghosh, Santosh Kumar Ghosh, Nandalal Ghosh, Krishna Mohan Ghosh, Manmatha Mohan Ghosh and Ananta Mohan Ghosh, the successors of Late Nani Lal Ghosh for betterment of their use executed a deed of partition regarding the land and property of R.S. Dag No.14 & others of Elachi Mouza, J.L. No. 70 on 03.12.1963 which was duly registered at the office of Additional District Sub Registrar at Baruipur and recorded in Book No.1, being No. 1963. Thereafter by partition, the said Sri Kaloshoshi Ghosh, being the first part of the aforesaid partition was allotted in schedule "Kha" including the area of 14 decimals of R.S. Dag No. 14 of the aforesaid partition.

4E Said Kaloshoshi Ghosh, while enjoying the aforesaid property died intestate leaving behind his wife, Smt. Angurbalal Ghosh, three sons, namely, Shri Kamal Kanta Ghosh, Shri Haran Chandra Ghosh and Shri Sukumar Ghosh and two daughters, Smt. Kalpana Ghosh and Smt. Asima Ghosh as his sole legal heir and successors. Thereafter the said successors of Late Kaloshoshi Ghosh, i.e. Smt. Angurbalal Ghosh, Shri Kamal Kanta Ghosh, Shri Haran Chandra Ghosh, Shri Sukumar Ghosh Smt. Kalpana Ghosh and Smt. Asima Ghosh executed a deed of partition regarding the aforesaid property and others on 06.06.1987, which was duly registered at the office of District Sub Registrar at Alipore and recorded in Book No.1, Volume No.216, Pages- 276 to 295, being No. 10824 for the year 1987. Thus, by virtue of the aforesaid partition, the said Smt. Kalpana Ghosh being the Fourth Party of the aforesaid partition deed was allotted in schedule "ENG" land measuring about 14.5 decimals (the split up of the land being: 9 decimals out of 14 decimals on the western side of R.S. Dag No. 14 and 5.5 decimals of R.S. Dag No. 163 of Elachi Mouza. Police Station-Sonarapur,



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4F Said Smt. Asima Ghosh being the Fifth Party of the aforesaid partition deed was allotted in schedule **CHA** land measuring 5 decimals out of 14 decimals on the Eastern side of R.S. Dag No. 14 of Elachi Mouza. Thereafter the said Smt. Kalpana Ghosh and Smt Asima Ghosh jointly sold, transferred and conveyed the land measuring 14 decimals equivalent to more or less 8 Cottahs 7 Chittaks 23.7 sq. ft. in R.S. Dag No. 14, as well as L.R. Dag No.36, appertaining to R.S. Khatian No.42 as well as L.R. Khatian No. 185 executed on 14.12.2020 to **SHRI GOPAL KUNDU, SMT. RUNA KUNDU, G K REALTORS & G KABASAN** which was duly registered at the office of Additional District Sub Registrar at Sonarpur and recorded in Book No. I, Volume No.1608-2020, Pages-138098 to 138140, being No.04874 for the year 2020. After becoming the owner of the aforesaid property **G K REALTORS, G K ABASAN, SHRI GOPAL KUNDU AND SMT. RUNA KUNDU** have recorded their names with the BL & LRO and accordingly, L.R. Khatian No.3407, 3418, 3419, and 3478 have issued in their favour in respect of the aforesaid property.

4G Thus by virtue of the deed of conveyances dated 17.12.2020 **SHRI GOPAL KUNDU, SMT. RUNA KUNDU, G K REALTORS & G K ABASAN** become the joint owner of the ALL THAT piece and parcel of Land measuring about 8 Cottahs 7 Chittaks 23 sq. ft. (14 Decimal) more or less in R.S. Dag No.14, as well as L.R. Dag No.36, R.S. Khatian No. 185, as well as L.R. Khatian No.3407, 3418, 3419 and 3478 of Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, District-South 24 Parganas, in the State of West Bengal.

5. FIFTH PLOT

5A One Debicharan Ghosh and Gopal Chandra Ghosh were seized and possessed of or otherwise well and sufficiently entitled to ALL THAT piece and parcel of land lying and situated at R.S. Dag No.40 appertaining to R.S. Khatian No. 110, as per Revisional settlement Records of Rights and while enjoying every right, title, and interest over the aforesaid property without interruption, claim and demand whatsoever. Thereafter the said Debi Charan Ghosh and Gopal Chandra Ghosh for the betterment of their use executed a deed of partition regarding the area of R.S. Dag No.40 appertaining to R.S. Khatian No.110 & other property of Elachi Mouza, J.L.No.70 on 02.08.1959 registered at the office of the Additional District Sub Registrar at Baruipur and recorded in Book No.1, Volume No.71, Pages-262 to 274, being No. 7307 for the year 1959.

5B. Thus by virtue of the aforesaid deed of partition being No 7307 of 1959, the said Sri Debi Charan Ghosh, being the Second Party therein of the said partition, was allotted amongst other all that said land measuring 64 decimals of R. S. Dag No.40 appertaining to R.S. Khatian No. 110 of Elachi Mouza, J.L. No. 70, Police Station-Sonarpur, District-South 24 Parganas, in the State of West Bengal absolutely and forever which had been morefully described in Schedule "**GA**" of the said Partition Deed and the said Gopal Chandra Ghosh



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being the First party therein of the said Partition Deed was allotted other properties as described in the Schedule "Kha" of the said partition deed.

5C. While said Debi Charan Ghosh was enjoying his aforesaid property free from all shorts encumbrances said Debi Charan Ghosh transferred ALL THAT piece and parcel of land measuring 22 Decimal laying and situated at R.S Dag No 40 appertaining to R.S Khatian No. 110 of Mouza-Elachi, J.L. No.70, 70, Police Station-Sonarapur, District-South 24 Parganas, in the State of West Bengal to and in favour of Shri Gobinda Lal Ghosh, Shri Madhab Ghosh and Shri Jaydeb Ghosh, by way of registered deed of gift dated 26.09.2006 duly registered at the office of Additional District Sub Registrar at Sonarapur and recorded in Book No. I, Volume No. 153 Pages-359 to 364, being No.7655 for the year 2006. And after becoming the owners of the aforesaid property they have recorded their names with the BL & LRO and accordingly L.R. Khatian No. 3207,3208 and 3209 have issued in their favour under L.R. Dag No. 40 in respect of the aforesaid property.

5D. While enjoying the aforesaid property said Gobind Lal Ghosh, Madhab Ghosh and Jaydeb Ghosh jointly sold, conveyed and transferred the ALL THAT piece and parcel of Land measuring about 2 Cottahs 12 Chittaks 23 sq.ft. more or less out of 22 decimals in R.S. Dag No.40, as well as L.R. Dag No.35, R.S. Khatian No. 110, as well as L.R. Khatian No. 3207,3208 and 3209 of Mouza- Elachi J.L.No.70, Police Station-Sonarapur, District-South 24 Parganas, West Bengal to and in favour of **SHRI GOPAL KUNDU, SMT. RUNA KUNDU, G K REALTORS & G K ABASAN** on 09.10.2020 by virtue of a registered deed of conveyance which was duly registered at the office of Additional District Sub Register at Sonarapur and recorded in Book No.1 Volume No. 1608-2020, Pages-101525 to 101561, being No.03380 for the year 2020. After becoming the owner of the aforesaid property **G K REALTORS, G K ABASAN, SHRI GOPAL KUNDU AND SMT. RUNA KUNDU** have recorded their names with the BL & LRO and accordingly L.R. Khatian No.3094, 3095, 3096, and 3544 have issued in their favour in respect of the aforesaid property.

5E Thus by virtue of the deed of conveyances dated 09.10.2020 **SHRI GOPAL KUNDU, SMT. RUNA KUNDU, G K REALTORS & G K ABASAN** become the joint owner of the ALL THAT piece and parcel of Land measuring about 2 Cottahs 12 Chittaks 23 sq. ft. more or less in R.S. Dag No.40, as well as L.R. Dag No.35, R.S. Khatian No. 110, as well as L.R. Khatian No.3094, 3095, 3096 and 3544 of Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, under Ward No. 26 of Rajpur Sonarapur Municipality, Post Office-Narendrapur, Kolkata-700103, Police Station- Sonarapur, District-South 24 Parganas, in the State of West Bengal.

AND WHEREAS while said **G K REALTORS, G K ABASAN & SMT. RUNA KUNDU** the **Land Owners** were sized and possessed or otherwise well and sufficiently entitled to **ALL THAT** piece and parcel of Vacant Bastu Land measuring about 65 Cottahs 5 Chittaks 19 Sq. Ft. (108 Decimals) more or less laying and situated at Mouza-Elachi, Pargana-Magura,



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Touzi No. 3, 4 & 5 J.L No. 70, under L.R. Dag Nos. 19, 20, 23, 24, 35 and 36 appertaining to L.R. Khatian Nos.1317, 3094, 3095, 3096 3476, 3491, 3514, 3544, 745, 3401, 3407, 3418, 3419 and 3478, attached to Southern Bypass and S.N. Ghosh Avenue, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office- Narendrapur, Kolkata-700103, Police Station- Sonarpur, within the jurisdiction of Additional District Sub registry Office at Sonarpur, District-South 24 Parganas, in the State of West Bengal (morefully mentioned in the First Schedule herein bellow) free from all sorts and encumbrances whatsoever and how so ever in nature, having good marketable title in respect of the said premises which is more fully described in the First Schedule hereunder written being desired to construct a Housing Project (i.e., Multi-Storied, Multi Phases Building/Buildings thereon) having several self-sufficient Phases/units/flats car parking space/other office space/Commercial Shops according to permissible law of the Rajpur Sonarpur Municipality, together with modern taste, design and architecture in accordance with the sanctioned building plan to be sanctioned by the Rajpur-Sonarpur Municipality.

AND WHEREAS lastly the Land Owners in agreement with one another decided that the proposed Development involves an investment of the huge fund, expertise and other managerial efforts which would not be possible on their part to cope with it as such all the owners jointly interacted with the Developer herein and offer the Developer to develop their said land as described in the First Schedule hereunder written, hereinafter referred to as "THE SAID PREMISES.

AND WHEREAS while absolutely seized and possessed of or otherwise well and sufficiently entitled to the said premises free from all shorts and encumbrances whatsoever or howsoever in nature, having good and marketable title in respect of the said premises the Land Owners herein being desirous of promoting and developing the said premises which is morefully particularly described in the schedule hereunder written and accordingly approached the **DEVELOPER** to develop the said premises by constructing multistoried and/or commercial building/s thereon consisting of several self-sufficient residential flats, car parking spaces, office, shops as per the plan sanctioned by the Rajpur Sonarpur Municipality and the developer herein also agreed with the proposal of the owner. As such the owner herein has entered into a registered Development Agreement on 26.09.2022 with **TANIAN MANSIONS**, a partnership firm duly incorporated under the provision of Indian Partnership Act 1932 having its registered office at 583, Kalikapur, Kolkata-700099, Post Office- Mukundapur, Police Station- Jadavpur, District-South 24 Parganas, West Bengal, represented by its partners (1) **SRI SUSANTA MALLICK** 2) **SMT TANIMA MALLICK** AND (3) **SRI RANJIT ROY**. to develop the schedule mentioned property and other properties to attached with the land by other development agreement on the terms and condition and stipulations contained in the said Agreement which was duly registered 26.09.2022 in the office of the District Sub Registrar-III at Alipore and recorded, in Book No. I, Volume No: 1603-2022, Page No: 544706 to 544767 as Deed No. 15269 for the year 2022.



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AND WHEREAS After execution of the development agreement on 26.09.2022 the developer has duly amalgamated the aforesaid premises into a single premises by amalgamating the said properties with the municipality after executing a deed of deceleration on 10th January 2024, which was duly registered at the office of Additional District Sub Registrar at Sonarpur and recorded in Book No. IV, Volume No. 1608-2024, pages 146 to 158 being no. 00010 for the year 2024, thereafter the said property is known and number as 314 S.N. Ghosh Avenue, under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office-Narendrapur, Kolkata-700103, Police Station- Sonarpur, under the jurisdiction of Additional District Sub Registrar at Sonarpur, District-South 24 Parganas, in the State of West Bengal.

AND WHEREAS after execution of the development agreement, the land owners have duly applied to record their name with the records of BL & LRO in respect of the remaining land that has been purchased in L.R. Dag No. 19 under L.R. Khatian No. 745 and accordingly the name of the land owners have duly recorded and with the records of BL & LRO in L.R. Khatian Nos. 3401, 3407, 3419. Subsequently, Khatian no. 3418 was merged with L.R. Khatian no. 3401 as the same appears in the name of the same land owner, therefore only Khatian 3401 started existing.

AND WHEREAS after the amalgamation of the property upon physical measurement of the property it is found that the area of land as physical is 64 Cottahs 7 Chittaks 39 Sq. Ft. (106 Decimals) more or less over which the developer has applied to obtain a sanctioned plan from the Rajpur Sonarpur Municipality.

AND WHEREAS The Developer After Amalgamation of the property applied for obtaining a sanction plan for construction of the multi-stored building over the first schedule mentioned property subsequently the developer Obtained the Sanction Building plan from Rajpur Sonarpur Municipality being plan Number SWS-OBPA/2207/2024/0089 dated 7th February 2024 for construction of the Building.

AND WHEREAS one of the conditions contained in the said agreement is that after obtaining the said Sanctioned Building Plan the parties agree to execute this Supplementary Agreement for demarcation of their allocated share over the newly constructed building and therefore this supplementary agreement is executed between the parties.

NOW THIS SUPPLEMENTARY AGREEMENT WITNESSETH AND IT MUTUALLY AGREED AS FOLLOWS:

1. That both the First Part and Second Part are satisfied with the said building plan approved by the Rajpur Sonarpur Municipality on 7th February 2024.
2. That by following the terms of the development agreement, the parties now executing this supplementary development agreement to demarcate their respective allocation which will be binding upon the parties until the existence of this supplementary agreement.



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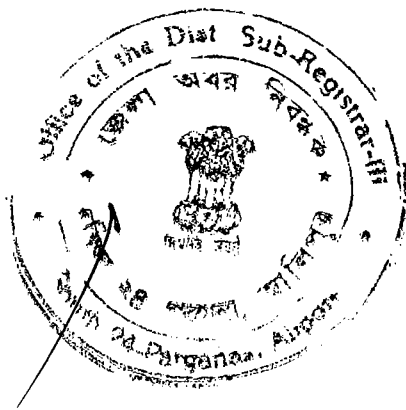
3. That pursuant to the development agreement dated 26th September 2022 and building plan sanction by the Rajput Sonarpur Municipality on 7th February 2024 for the construction of multi-storied building over the First Schedule mentioned land, the landowners will be entitled to get the residential spaces along with car parking spaces together with the undivided proportionate share of land and common areas and facilities attributable to the said areas which are more fully particularly described in the **Second Schedule** mentioned herein bellow.
4. That pursuant to the development agreement dated 26th September 2022 and building plan sanction by the Rajput Sonarpur Municipality on 7th February 2024 for construction of multi-storied building over the First Schedule mentioned land, the Developer will be entitled to get the residential spaces along with car parking spaces together with the undivided proportionate share of land and common areas and facilities attributable to the said areas which is more fully particularly described in the **Third Schedule** Mentioned herein bellow.
5. The landowners herein accepted the allocation duly allocated to them which is more fully particularly described in the second schedule written herein below and they have no other claim in respect of the others allocation which will be allocated to the developer over the newly constructed Ground Plus Eighteen Storied Multi-Storied Building.
6. As it is clearly agreed in the development agreement there are several proposed development schemes in the adjacent areas of the currently sanctioned Ground Plus Eighteen storied multistoried building. The clear understanding is the land owners herein will buy lands and the present developer will develop those lands by making building/s on it. In case of any extreme circumstances if the present developer not being able to develop any such development scheme, then the developer and or purchasers of developer's allocation will not object if the land owners use easement rights of project premises for the future projects.
7. The Developer herein accepted the allocation duly allocated to them which is more fully particularly described in the Third schedule written herein below and they have no other claim in respect of the others allocation which will be allocated to the landowners over the newly constructed Ground Plus Eighteen Storied Multi Storied Building.
8. It is agreed by and between the parties that both parties during the time of construction and continuation of the said construction may execute an appropriate agreement for selling their respective allocation without any obstruction from each other if found necessary.
9. The land owners before execution of the deed of conveyance in respect of their own allocation shall have to clear all dues and payables to the developer in respect of any Extra work, GST, Maintenance deposit, Transformer Charges, DG deposit, Club membership deposits or any other deposit/s which were integrated part of the sales scheme of the project and are payable equally by all the flat owners of the projects irrespective of Developer's or



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Owner's allocation.

10. The land owners shall deposit and/or pay directly to the Developer through the sales office of the project for any Extra work, GST, Maintenance deposit, Transformer Charges, DG deposit, Club membership deposits or any other deposit/s which were integrated part of the sales scheme of the project and are payable equally by all the flat owners of the projects irrespective of Developer's or Owner's allocation. Any deed of conveyance or possession letter executed by the land owners in respect of part of entire landowner's allocation prior to clearance of the dues and payables to the developers for any Extra work, GST, Maintenance deposit, Transformer Charges, DG deposit, Club membership deposits or any other deposit then the same will stand void, and ineffective unless the no due certificate has been issued in respect of the said part or entire landowner's allocation and the due amount will be treated as the personal liability of the land owners herein.
11. It is hereby agreed that the land owners or their men and agents or their intending purchasers shall have the right to enter into the project at all reasonable times to inspect his or her flat or common areas.
12. The land owner shall have the right to establish a small office setup for their office for sale and other works and the employees of the land owners have the right to access the same at all reasonable times.
13. It is hereby agreed that all original documents and papers relating to the present residential project shall be kept with the developer at their registered address and the developer shall be liable to show or produce the original documents on demand by land owners at their request for reasonable purposes.
14. The land owners and the developer shall strictly follow the proforma allotment letter, master agreement for sale, and deed of conveyance as uploaded on the official website of the WBREERA in executing any of the documents from their respective allocation. The parties will follow the RERA Act and regulation strictly without deviating from the same from any corner whatsoever in nature.
15. The land owners shall be debarred from executing any deed of conveyance prior to obtaining a possession letter of the residential space in the said project.
16. The landowners at the time of selling or executing any documents related to selling, conveying and transferring their own allocation (i.e, land owners' allocation) shall debarred from creating any financial liability of the Developer/confirming party.
17. The developer will no way be responsible for non-collection of any applicable taxes (GST) or maintenance charges in respect of the owner's allocation. The owners are solely responsible for paying the taxes, including GST and maintenance charges in respect of their own allocation.



DISTRICT SUB-REGISTRAR-III
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01 MAR 2011

18. The landowners will no way be responsible for non-collection of any applicable taxes (GST) or maintenance charges in respect of the developer's allocation. The Developer are solely responsible for paying the taxes, including GST and maintenance charges in respect of their own allocation.
19. The developer shall grant special Power of Attorney in favour of Shri Gopal Kundu one of the land owners to sign as a confirming party in the proposed agreement for sale and deed of conveyance in respect of the owner's allocation in the said premises as mentioned in the development agreement dated 26th September 2022.
20. That it is specifically agreed by and between the parties that if any permission is granted by the municipal authority in additional construction over and above the present sanction plan then the newly constructed area shall be shared amongst the land owners and developer in a 40:60 ratio.
21. The developer upon consultation with the landowners will prepare a Demo agreement for sale and a Demo Deed of conveyance for the residential and car parking spaces in the newly constructed Ground Plus Eighteen Storied building following which necessary agreement for sale and deed of conveyance will be executed in favour of the intending purchasers by both the parties in respect of the flats or parking space situated inside the first Schedule mentioned premises.
22. It is specifically agreed that both parties will cooperate with each other During the time of construction of the new multi-storied building. The parties may execute further necessary documents (if required) for benefit of the project or expansion of the same.
23. The developer will register this project with the Real Estate Regulatory Authority and provide the registration no. to the Landowners. The landowners will assist the developer at the time of registration if required from time to time.
24. The party shall not advertise or start selling the residential space or car parking space before obtaining the certificate from the real estate regulatory authority.
25. In the development agreement executed on 26th September 2022, there is some error in the transfer of property portion which is appropriately mentioned in the present supplementary deed and the same will be treated as final.
26. The Developer after completion of the building as per the sanctioned building plan will apply for the completion certificate and after obtaining the same shall hand over the same to the land owner for their convenience.
27. The original Supplement Agreement will be executed in two copies in respect of the said property hereby partitioned shall remain with each of them.
28. The Developer can mortgage the Developers Allocation which is more fully described in the Third Schedule below and take project loan from any Bank or financial institutions and The Land Owners hereby give their consent for the same and if required The Land Owners will sign permission to mortgage or as confirming party.



DISTRICT SUB REGISTRAR-III
SCOUTH 24 PGS., ALIPORE

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FIRST SCHEDULE**THE FIRST SCHEDULE ABOVE REFERRED TO DESCRIPTION OF THE LAND**

ALL THAT piece and parcel of Bastu Land measuring about 64 Cottahs 7 Chittaks 39 Sq. Ft. (106 Decimals) more or less laying and situated at Mouza-Elachi, Pargana-Magura, Touzi No. 3, 4 & 5 J.L No. 70, under L.R. Dag Nos. 19, 20, 23, 24, 35 and 36 appertaining to L.R. Khatian Nos.1317, 3094, 3095, 3096 3476, 3491, 3514, 3544, 745, 3401, 3407, 3419 and 3478, attached to Southern Bypass and S.N. Ghosh Avenue, Municipal Holding No.314 SN Ghosh Avenue under Ward No. 26 of Rajpur Sonarpur Municipality, Post Office-Narendrapur, Kolkata-700103, Police Station- Sonarpur, within the jurisdiction of Additional District Sub registry Office at Sonarpur, District-South 24 Parganas, in the State of West Bengal, details of the land are as follows:

Sl No.	Mouza	L.R Dag	L.R Khatian	Area in Decimal
1.	Elachi	19	3401	5
2.	Elachi	19	3407	5
3.	Elachi	19	3419	4
4.	Elachi	20	1317	12
5.	Elachi	20	3094	12
6.	Elachi	20	3095	12
7.	Elachi	20	3476	3
8.	Elachi	20	3491	3
9.	Elachi	20	3096	15
10.	Elachi	20	3514	3
11.	Elachi	23	3094	2
12.	Elachi	23	3096	2
13.	Elachi	23	3095	1
14.	Elachi	24	3096	2
15.	Elachi	24	3094	3
16.	Elachi	24	3095	3
17.	Elachi	35	3095	1
18.	Elachi	35	3094	1
19.	Elachi	35	3096	2
20.	Elachi	35	3544	1
21.	Elachi	36	3407	3
22.	Elachi	36	3401	3
23.	Elachi	36	3419	4
24.	Elachi	36	3478	4
Total:	64 Cottahs 7 Chittaks 39 Sq. Ft. (106 Decimals)			

which is butted and bounded as follows.



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SOUTH 24 PGS., ALIPORE

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- ON THE NORTH** : By R.S. Dag No. 7 (P), 15 Ft wide common passage, R.S Dag No. 18, 13, 14/527, 15, 23.
- ON THE SOUTH** : By R.S Dag No. 8 (P), R.S. Dag No. 10, 46/528 (P)
- ON THE EAST** : By R.S. Dag No. 40 (P), 53 Ft. wide EM By Pass (extension), R.S. Dag Nos. 10 & 18.
- ON THE WEST** : R.S. Dag No. 7 (P) & 15, 30 ft wide S.N. Ghosh Avenue.

**SECOND SCHEDULE
OWNER'S ALLOCATION**

According to the said plan of Ground plus Eighteen floor building i.e., which is sanctioned by Rajpur- Sonarpur Municipality the flats that belong to the Land owners are as follows:

SL. No.	Floor	Flat type
1.	3 rd Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
2.	4 th Floor	Flat type A, B, D.
3.	6 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
4.	7 th Floor	Flat Type FCD
5.	10 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H
6.	11 th Floor	Flat Type C, A
7.	14 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H
8.	15 th Floor	Flat type D
9.	17 th Floor	Flat Type ABCD
10.	18 th Floor	Flat type EFGH
Total Residential Flat		49 Flats

Car parking: 49 parking spaces allocated to the land owners which includes 29 multilevel car parking, 14 Covered multilevel car parking in the ground floor of the building, 4 open car parking and 2 covered car parking. The landowner herein already received a sum of Rs.2,50,00,000 at the time and after execution of the development agreement which is a part of the owner's allocation and will paid remining sum of Rs.24,00,000/- to the land owners on completion of super structure of the proposed building.



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SOUTH 24 PGS., ALIPORE
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**THIRD SCHEDULE
(DEVELOPER'S ALLOCATION)**

According to the said plan of Ground plus Eighteen Floor building i.e., which is sanctioned by Rajpur- Sonarpur Municipality the flats that belong to the Developer are as follows:

SL. No.	Floor	Flat type
1.	1 st Floor	Flat Type C, D, E, and F
2.	2 nd Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
3.	4 th Floor	Flat type C, E, F, G, H.
4.	5 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
5.	7 th Floor	Flat Type A, B, E, G, H
6.	8 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
7.	9 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H
8.	11 th Floor	Flat Type B, D, E, F, G, H
9.	12 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
10.	13 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H
11.	15 th Floor	Flat type A, B, C, E, F, G, H.
12.	16 th Floor	Entire floor consisting of Flat type A, B, C, D, E, F, G, H.
13.	17 th Floor	Flat Type E, F, G, H
14.	18 th Floor	Flat type ABCD
Total Residential Flat		91 Flats

Car parking: 91 parking spaces allocated to the Developer which includes 51 Multilevel car parking, 28 Covered Multilevel car parking in the ground floor of the building, 8 open parking and 4 covered parking.



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SOUTH 24 PGS., ALIPORE
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IN WITNESS WHEREOF the PARTIES herein put their respective signatures on the day, month, and year first above written.

SIGNATURE OF THE LAND OWNERS

G. K. REALTORS G. K. ABASAN

1. *Gopal Kunder* *Gopal Kunder*

Partner Partner
G. K. REALTORS G. K. ABASAN

2. *Renu Kunder* *Renu Kunder*

Partner Partner

3. *Gopal Kunder*

4. *Renu Kunder*

SIGNATURE OF DEVELOPER

For TANIAN MANSIONS

1. *Anamika Mallik*

Partner

For TANIAN MANSIONS

2. *Tanina Mallick*

Partner

For TANIAN MANSIONS

3. *[Signature]*

Partner

DRAFTED BY ME AS PER INSTRUCTION AND DOCUMENTS PROVIDED BY THE CLIENT

Rajib Ghosh

RAJIB GHOSH

Advocate

High Court Calcutta

6, Old Post Office Street, Basement

Room No. I Kolkata-700001.

F/2190/2005/2019

SIGNED, SEALED & DELIVERED by within named ORIGINAL LAND OWNERS AND DEVELOPER in presence of WITNESSES at Kolkata.

1. *Prasanta Ghosh*
114/A Raja. S.C. Mullick Rd
KOL-700047.

2. *Pradip Halder,*
8/b, Debasish Halder,
Malameha Mahimagan,
KOL-700145





DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

01/11/2014

SPECIMEN FROM FOR TEN FINGERPRINTS



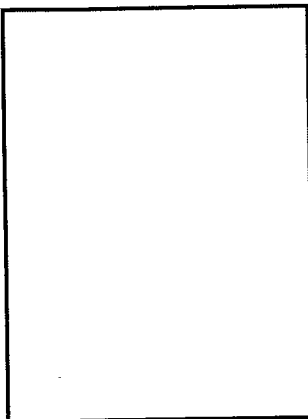
Gopal Kumdu	LEFT HAND	<u>LITTLE FINGER</u>	<u>RING FINGER</u>	<u>MIDDLE FINGER</u>	<u>FORE FINGER</u>	<u>THUMB</u>
	RIGHT HAND	<u>THUMB</u>	<u>FORE FINGER</u>	<u>MIDDLE FINGER</u>	<u>RING FINGER</u>	<u>LITTLE FINGER</u>

Signature Gopal Kumdu



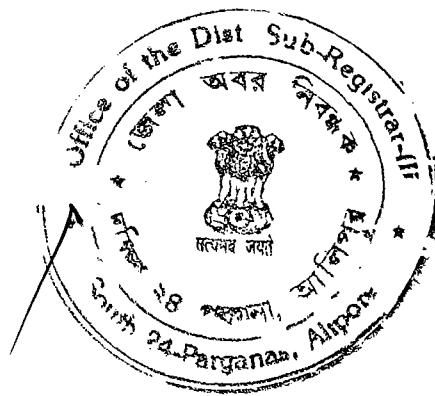
Ruma Kumdu	LEFT HAND	<u>LITTLE FINGER</u>	<u>RING FINGER</u>	<u>MIDDLE FINGER</u>	<u>FORE FINGER</u>	<u>THUMB</u>
	RIGHT HAND	<u>THUMB</u>	<u>FORE FINGER</u>	<u>MIDDLE FINGER</u>	<u>RING FINGER</u>	<u>LITTLE FINGER</u>

Signature Ruma Kumdu



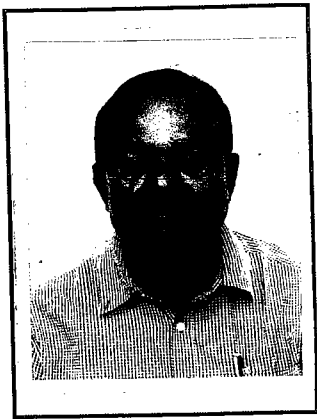
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	RIGHT HAND	<u>THUMB</u>	<u>FORE FINGER</u>	<u>MIDDLE FINGER</u>	<u>RING FINGER</u>	<u>LITTLE FINGER</u>

Signature _____



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
01 March 2024

SPECIMEN FROM FOR TEN FINGERPRINTS



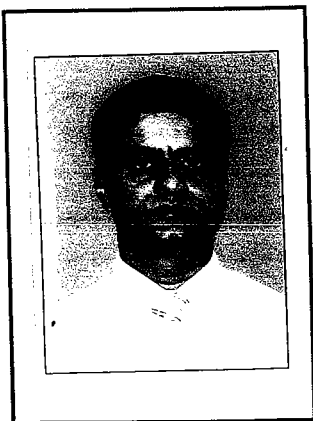
Susanta Mallick	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

Signature Susanta Mallick



Tarima Mallick	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

Signature Tarima Mallick



Ranjit Roy	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

Signature Ranjit Roy



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
01 MAR 2024

Major Information of the Deed

Deed No :	I-1603-03547/2024	Date of Registration	01/03/2024
Query No / Year	1603-2000505371/2024	Office where deed is registered	
Query Date	22/02/2024 9:18:44 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Rajib Ghosh 6, Old Post Office Street, 5th Floor, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9073475197, Status : Advocate		
Transaction		Additional Transaction	
[0110] Sale, Development Agreement or Construction agreement		[4308] Other than Immovable Property, Agreement [No of Agreement : 2]	
Set Forth value		Market Value	
Rs. 25/-		Rs. 7,75,34,195/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 75,020/- (Article:48(g))		Rs. 53/- (Article:E, E, M(b))	
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		


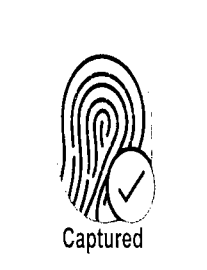
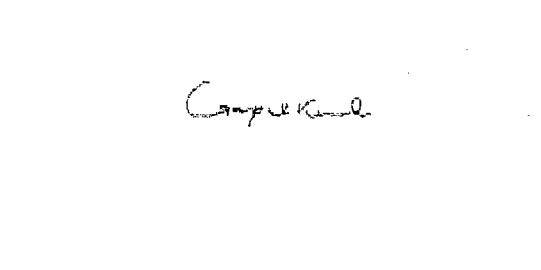
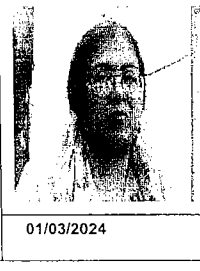
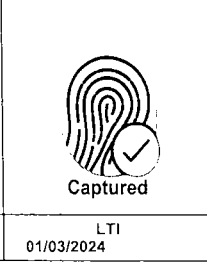
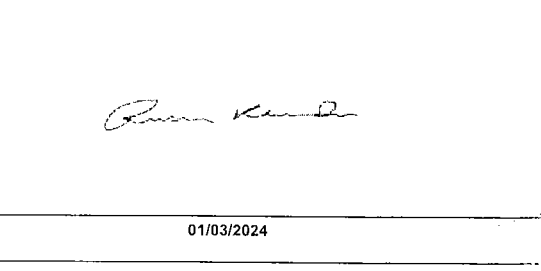
Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: E. M. Bye Pass (Sonarpur),
Mouza: Elachi, JI No: 70, Pin Code : 700103

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR		Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-19 (RS :-)	LR-3401	Bastu	Bastu	5 Dec	1/-	36,57,273/-	Property is on Road Adjacent to Metal Road,
L2	LR-19 (RS :-)	LR-3407	Bastu	Bastu	5 Dec	1/-	36,57,273/-	Property is on Road Adjacent to Metal Road,
L3	LR-19 (RS :-)	LR-3419	Bastu	Bastu	4 Dec	1/-	29,25,819/-	Property is on Road Adjacent to Metal Road,
L4	LR-20 (RS :-)	LR-1317	Bastu	Bastu	12 Dec	1/-	87,77,456/-	Property is on Road Adjacent to Metal Road,
L5	LR-20 (RS :-)	LR-3094	Bastu	Bastu	12 Dec	1/-	87,77,456/-	Property is on Road Adjacent to Metal Road,
L6	LR-20 (RS :-)	LR-3095	Bastu	Bastu	12 Dec	1/-	87,77,456/-	Property is on Road Adjacent to Metal Road,
L7	LR-20 (RS :-)	LR-3476	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L8	LR-20 (RS :-)	LR-3491	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L9	LR-20 (RS :-)	LR-3096	Bastu	Bastu	15 Dec	1/-	1,09,71,820/-	Property is on

L10	LR-20 (RS :-)	LR-3514	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L11	LR-23 (RS :-)	LR-3094	Bastu	Bastu	2 Dec	1/-	14,62,909/-	Property is on Road Adjacent to Metal Road,
L12	LR-23 (RS :-)	LR-3096	Bastu	Bastu	2 Dec	1/-	14,62,909/-	Property is on Road Adjacent to Metal Road,
L13	LR-23 (RS :-)	LR-3095	Bastu	Bastu	1 Dec	1/-	7,31,455/-	Property is on Road Adjacent to Metal Road,
L14	LR-24 (RS :-)	LR-3096	Bastu	Bastu	2 Dec	1/-	14,62,909/-	Property is on Road Adjacent to Metal Road,
L15	LR-24 (RS :-)	LR-3094	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L16	LR-24 (RS :-)	LR-3095	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L17	LR-35 (RS :-)	LR-3095	Bastu	Bastu	1 Dec	1/-	7,31,455/-	Property is on Road Adjacent to Metal Road,
L18	LR-35 (RS :-)	LR-3094	Bastu	Bastu	1 Dec	1/-	7,31,455/-	Property is on Road Adjacent to Metal Road,
L19	LR-35 (RS :-)	LR-3096	Bastu	Bastu	2 Dec	1/-	14,62,909/-	Property is on Road Adjacent to Metal Road,
L20	LR-35 (RS :-)	LR-3544	Bastu	Bastu	1 Dec	1/-	7,31,455/-	Property is on Road Adjacent to Metal Road,
L21	LR-36 (RS :-)	LR-3407	Bastu	Bastu	3 Dec	2/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L24	LR-36 (RS :-)	LR-3401	Bastu	Bastu	3 Dec	1/-	21,94,364/-	Property is on Road Adjacent to Metal Road,
L25	LR-36 (RS :-)	LR-3419	Bastu	Bastu	4 Dec	1/-	29,25,819/-	Property is on Road Adjacent to Metal Road,
L26	LR-36 (RS :-)	LR-3478	Bastu	Bastu	4 Dec	1/-	29,25,819/-	Property is on Road Adjacent to Metal Road,
		TOTAL :			106Dec	25 /-	775,34,195 /-	
		Grand Total :			106Dec	25 /-	775,34,195 /-	

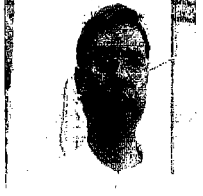

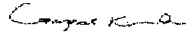


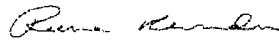


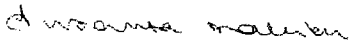


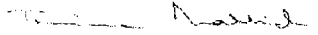
Land Lord Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	G K REALTORS Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047 , PAN No.:: AAxxxxxx5G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative			
2	G K ABASAN Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047 , PAN No.:: AAxxxxxx4H,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative			
3	Name Shri Gopal Kundu (Presentant) Son of Late Dasarath Kundu Executed by: Self, Date of Execution: 01/03/2024 , Admitted by: Self, Date of Admission: 01/03/2024 ,Place : Office	Photo  01/03/2024	Finger Print  LTI 01/03/2024 Captured	Signature  01/03/2024
	Baishnabghata Bye Lane, 8/1A, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx8J, Aadhaar No: 46xxxxxxxx9796, Status :Individual, Executed by: Self, Date of Execution: 01/03/2024 , Admitted by: Self, Date of Admission: 01/03/2024 ,Place : Office			
4	Name Smt Runa Kundu Wife of Shri Gopal Kundu Executed by: Self, Date of Execution: 01/03/2024 , Admitted by: Self, Date of Admission: 01/03/2024 ,Place : Office	Photo  01/03/2024	Finger Print  LTI 01/03/2024 Captured	Signature  01/03/2024
	Baishnabghata Bye Lane, 8/1A, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AKxxxxxx1F, Aadhaar No: 33xxxxxxxx8923, Status :Individual, Executed by: Self, Date of Execution: 01/03/2024 , Admitted by: Self, Date of Admission: 01/03/2024 ,Place : Office			



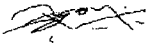
Developer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	TANIAN MANSIONS Kalikapur, 583, City:- , P.O:- Mukundapur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099 , PAN No.:: AAxxxxxx1R,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative



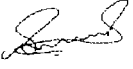
Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Shri Gopal Kundu Son of Late Dasarath Kundu Date of Execution - 01/03/2024, , Admitted by: Self, Date of Admission: 01/03/2024, Place of Admission of Execution: Office	 Mar 1 2024 3:54PM	 Captured LTI 01/03/2024	 01/03/2024
	Baishnabghata Bye Lane, 8/1A, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxxx8J, Aadhaar No: 46xxxxxxxx9796 Status : Representative, Representative of : G K REALTORS (as Partner), G K ABASAN (as Partner)			
2	Name Smt Runa Kundu Wife of Shri Gopal Kundu Date of Execution - 01/03/2024, , Admitted by: Self, Date of Admission: 01/03/2024, Place of Admission of Execution: Office	 Mar 1 2024 3:56PM	 Captured LTI 01/03/2024	 01/03/2024
	Baishnabghata Bye Lane, 8/1A, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AKxxxxxx1F, Aadhaar No: 33xxxxxxxx8923 Status : Representative, Representative of : G K REALTORS (as Partner), G K ABASAN (as Partner)			
3	Name Shri Susanta Mallick Son of Late Kuber Chandra Mallick Date of Execution - 01/03/2024, , Admitted by: Self, Date of Admission: 01/03/2024, Place of Admission of Execution: Office	 Mar 4 2024 12:30PM	 Captured LTI 04/03/2024	 04/03/2024
	Kallol Cooperative Housing Society, Block/Sector: Sector III, Flat No: KB5, City:- Bidhannagar, P.O:- Saltlake, P.S:-Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700098, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxxx2R, Aadhaar No: 83xxxxxxxx3599 Status : Representative, Representative of : TANIAN MANSIONS (as Partner)			
4	Name Smt Tanima Mallick Wife of Shri Sushanta Mallick Date of Execution - 01/03/2024, , Admitted by: Self, Date of Admission: 01/03/2024, Place of Admission of Execution: Office	 Mar 4 2024 12:31PM	 Captured LTI 04/03/2024	 04/03/2024

Kallol Cooperative Housing Society, Block/Sector: Sector III, Flat No: KB5, City:- Bidhannagar, P.O:- Saltlake, P.S:-Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700098, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx8C, Aadhaar No: 44xxxxxxxx1405 Status : Representative, Representative of : TANIAN MANSIONS (as Partner)

5	Name Shri Ranjit Roy Son of Late Ajit Kumar Roy Date of Execution - 01/03/2024, , Admitted by: Self, Date of Admission: 01/03/2024, Place of Admission of Execution: Office	Photo  Mar 1 2024 4:55PM	Finger Print  Captured LTI 01/03/2024	Signature  01/03/2024
UDITA Complex, Flat No: 1050/1, UD080807, City:- , P.O:- Surveypark, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxxx0G, Aadhaar No: 38xxxxxxxx8748 Status : Representative, Representative of : TANIAN MANSIONS (as Partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Sumon Sen Son of Late Bijoy Krishna Sen 93/1L, Baithakkhana Road, City:- Kolkata, P.O:- Raja Ram Mohan Roy Sarani, P.S:- Amharst Street, District:-Kolkata, West Bengal, India, PIN:- 700009		 Captured	
	01/03/2024	01/03/2024	01/03/2024

Identifier Of Shri Gopal Kundu, Smt Runa Kundu, Shri Gopal Kundu, Smt Runa Kundu, Shri Susanta Mallick, Smt Tanima Mallick, Shri Ranjit Roy

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-5 Dec
Transfer of property for L10		
Sl.No	From	To. with area (Name-Area)
1	Shri Gopal Kundu	TANIAN MANSIONS-3 Dec
Transfer of property for L11		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-2 Dec
Transfer of property for L12		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-2 Dec
Transfer of property for L13		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-1 Dec

Transfer of property for L14		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-2 Dec
Transfer of property for L15		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-3 Dec
Transfer of property for L16		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-3 Dec
Transfer of property for L17		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-1 Dec
Transfer of property for L18		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-1 Dec
Transfer of property for L19		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-2 Dec
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-5 Dec
Transfer of property for L20		
Sl.No	From	To. with area (Name-Area)
1	Shri Gopal Kundu	TANIAN MANSIONS-1 Dec
Transfer of property for L21		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-3 Dec
Transfer of property for L24		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-3 Dec
Transfer of property for L25		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-4 Dec
Transfer of property for L26		
Sl.No	From	To. with area (Name-Area)
1	Shri Gopal Kundu	TANIAN MANSIONS-4 Dec
Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-4 Dec
Transfer of property for L4		
Sl.No	From	To. with area (Name-Area)
1	Shri Gopal Kundu	TANIAN MANSIONS-12 Dec

Transfer of property for L5		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-12 Dec
Transfer of property for L6		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-12 Dec
Transfer of property for L7		
Sl.No	From	To. with area (Name-Area)
1	G K ABASAN	TANIAN MANSIONS-3 Dec
Transfer of property for L8		
Sl.No	From	To. with area (Name-Area)
1	G K REALTORS	TANIAN MANSIONS-3 Dec
Transfer of property for L9		
Sl.No	From	To. with area (Name-Area)
1	Smt Runa Kundu	TANIAN MANSIONS-15 Dec

Land Details as per Land Record

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: E. M. Bye Pass (Sonarpur),
Mouza: Elachi, JI No: 70, Pin Code : 700103

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 19, LR Khatian No:- 3401	Owner:জি কে রিয়েলটর্স ., Gurdian:., Address:নিজ , Classification:শালি, Area:0.05000000 Acre,	G K REALTORS
L2	LR Plot No:- 19, LR Khatian No:- 3407	Owner:জি কে আবাসন, Gurdian:., Address:নিজ , Classification:শালি, Area:0.05000000 Acre,	G K ABASAN
L3	LR Plot No:- 19, LR Khatian No:- 3419	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:শালি, Area:0.04000000 Acre,	Smt Runa Kundu
L4	LR Plot No:- 20, LR Khatian No:- 1317	Owner:গোপাল কুন্ডু, Gurdian:দশরথ , Address:৩৬ বি বাই ১ মি বৈষ্ণবঘাটা রোড পোঃ যাদবপুর কোল ৪৭, Classification:ডাঙ্গা, Area:0.12000000 Acre,	Shri Gopal Kundu
L5	LR Plot No:- 20, LR Khatian No:- 3094	Owner:জি.কে. রিয়েলটর্স ., Gurdian:., Address:নিজ , Classification:ডাঙ্গা, Area:0.12000000 Acre,	G K REALTORS
L6	LR Plot No:- 20, LR Khatian No:- 3095	Owner:জি.কে. আবাসন, Gurdian:., Address:নিজ , Classification:ডাঙ্গা, Area:0.12000000 Acre,	G K ABASAN
L7	LR Plot No:- 20, LR Khatian No:- 3476	Owner:জি কে আবাসন , Gurdian:পঙ্কে প্রমাইটার, Address:নিজ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	G K ABASAN
L8	LR Plot No:- 20, LR Khatian No:-	Owner:জি কে রিয়েলটর্স ., Gurdian:.,	G K REALTORS

L9	LR Plot No:- 20, LR Khatian No:- 3096	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:ডাঙ্গা, Area:0.15000000 Acre,	Smt Runa Kundu
L10	LR Plot No:- 20, LR Khatian No:- 3514	Owner:গোপাল কুন্ডু, Gurdian:দশরথ , Address:নিজ , Classification:ডাঙ্গা, Area:0.03000000 Acre,	Shri Gopal Kundu
L11	LR Plot No:- 23, LR Khatian No:- 3094	Owner:জি.কে. রিলেটরস ., Gurdian:., Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	G K REALTORS
L12	LR Plot No:- 23, LR Khatian No:- 3096	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Smt Runa Kundu
L13	LR Plot No:- 23, LR Khatian No:- 3095	Owner:জি.কে. আবাসন, Gurdian:., Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	G K ABASAN
L14	LR Plot No:- 24, LR Khatian No:- 3096	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:বাগান, Area:0.02000000 Acre,	Smt Runa Kundu
L15	LR Plot No:- 24, LR Khatian No:- 3094	Owner:জি.কে. রিলেটরস ., Gurdian:., Address:নিজ , Classification:বাগান, Area:0.03000000 Acre,	G K REALTORS
L16	LR Plot No:- 24, LR Khatian No:- 3095	Owner:জি.কে. আবাসন, Gurdian:., Address:নিজ , Classification:বাগান, Area:0.03000000 Acre,	G K ABASAN
L17	LR Plot No:- 35, LR Khatian No:- 3095	Owner:জি.কে. আবাসন, Gurdian:., Address:নিজ , Classification:শালি, Area:0.01000000 Acre,	G K REALTORS
L18	LR Plot No:- 35, LR Khatian No:- 3094	Owner:জি.কে. রিলেটরস ., Gurdian:., Address:নিজ , Classification:শালি, Area:0.01000000 Acre,	G K REALTORS
L19	LR Plot No:- 35, LR Khatian No:- 3096	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:শালি, Area:0.02000000 Acre,	Smt Runa Kundu
L20	LR Plot No:- 35, LR Khatian No:- 3544	Owner:গোপাল কুন্ডু, Gurdian:দশরথ , Address:নিজ , Classification:শালি, Area:0.01000000 Acre,	Shri Gopal Kundu
L21	LR Plot No:- 36, LR Khatian No:- 3407	Owner:জি কে আবাসন, Gurdian:., Address:নিজ , Classification:বাগান, Area:0.03000000 Acre,	G K ABASAN
L24	LR Plot No:- 36, LR Khatian No:- 3401	Owner:জি কে রিলেটর্স ., Gurdian:., Address:নিজ , Classification:বাগান, Area:0.03000000 Acre,	G K REALTORS
L25	LR Plot No:- 36, LR Khatian No:- 3419	Owner:রুনা কুন্ডু, Gurdian:গোপাল কুন্ডু, Address:নিজ , Classification:বাগান, Area:0.04000000 Acre,	Smt Runa Kundu
L26	LR Plot No:- 36, LR Khatian No:- 3478	Owner:গোপাল কুন্ডু, Gurdian:দশরথ কুন্ডু, Address:নিজ , Classification:বাগান, Area:0.04000000 Acre,	Shri Gopal Kundu

Endorsement For Deed Number : I - 160303547 / 2024

On 01-03-2024

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 13:57 hrs on 01-03-2024, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Shri Gopal Kundu , one of the Executants.

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 7,75,34,195/-

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

Execution is admitted on 01/03/2024 by 1. Shri Gopal Kundu, Son of Late Dasarath Kundu, Baishnabghata Bye Lane, 8/1A, P.O: Naktala, Thana: Patuli, , South 24-Parganas, WEST BENGAL, India, PIN - 700047, by caste Hindu, by Profession Business, 2. Smt Runa Kundu, Wife of Shri Gopal Kundu, Baishnabghata Bye Lane, 8/1A, P.O: Naktala, Thana: Patuli, , South 24-Parganas, WEST BENGAL, India, PIN - 700047, by caste Hindu, by Profession Business

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 01-03-2024 by Smt Tanima Mallick, Partner, TANIAN MANSIONS (Partnership Firm), Kalikapur, 583, City:- , P.O:- Mukundapur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

Execution is admitted on 01-03-2024 by Shri Ranjit Roy, Partner, TANIAN MANSIONS (Partnership Firm), Kalikapur, 583, City:- , P.O:- Mukundapur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

Execution is admitted on 01-03-2024 by Shri Gopal Kundu, Partner, G K REALTORS (Partnership Firm), Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047; Partner, G K ABASAN (Partnership Firm), Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:- Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

Execution is admitted on 01-03-2024 by Smt Runa Kundu, Partner, G K REALTORS (Partnership Firm), Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047; Partner, G K ABASAN (Partnership Firm), Baishnabghata Bye Lane, 19T, City:- , P.O:- Naktala, P.S:- Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700047

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

Execution is admitted on 01-03-2024 by Shri Susanta Mallick, Partner, TANIAN MANSIONS (Partnership Firm), Kalikapur, 583, City:- , P.O:- Mukundapur, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099

Identified by Mr Sumon Sen, , , Son of Late Bijoy Krishna Sen, 93/1L, Baithakkhana Road, P.O: Raja Ram Mohan Roy Sarani, Thana: Amharst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700009, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53.00/- (E = Rs 21.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 32.00/-, by online = Rs 21/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 23/02/2024 3:16AM with Govt. Ref. No: 192023240396699958 on 23-02-2024, Amount Rs: 21/-, Bank: SBI
EPay (SBIPay), Ref. No. 0377225454627 on 23-02-2024, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 75,020/- and Stamp Duty paid by Stamp Rs 50.00/-, by online = Rs 74,970/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 98115, Amount: Rs.50.00/-, Date of Purchase: 26/02/2024, Vendor name: ABHIJIT SARKAR

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 23/02/2024 3:16AM with Govt. Ref. No: 192023240396699958 on 23-02-2024, Amount Rs: 74,970/-, Bank: SBI
EPay (SBIPay), Ref. No. 0377225454627 on 23-02-2024, Head of Account 0030-02-103-003-02



Debasish Dhar

DISTRICT SUB-REGISTRAR

**OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS**

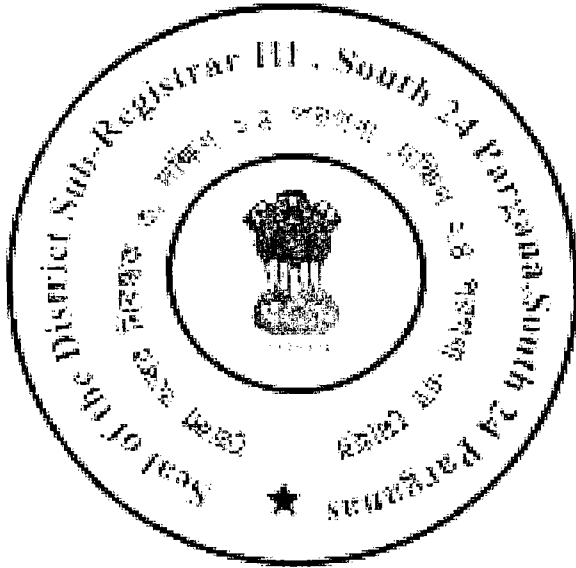
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2024, Page from 86647 to 86684

being No 160303547 for the year 2024.



Debasish Dhar

Digitally signed by Debasish Dhar
Date: 2024.03.04 19:04:37 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 04/03/2024
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.