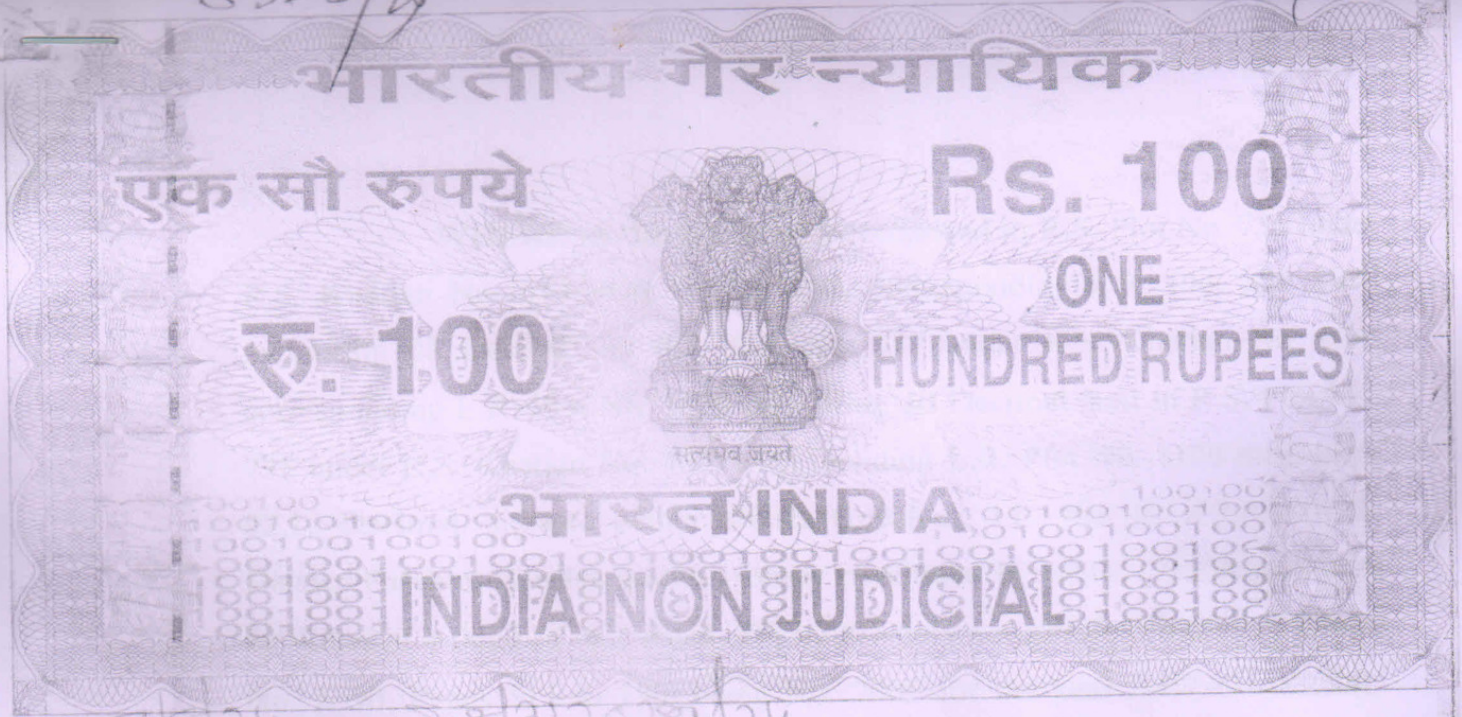




पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AP 985963

Certified that the Documents is
admitted to registration. The
endorsement shall be attached
with this document as the Part
at this document.

Addl. District Sub-Registrar
Asansol, Dist. Paschim Bardhaman

07 AUG 2024

GENERAL POWER OF ATTORNEY

(AFTER REGISTERED DEVELOPMENT AGREEMENT)

KNOW ALL MEN BY THESE PRESENT THAT, WE,

- (1) DR. PRADEEP MUKHERJEE, (P.A.N. ADTPM8266G), Son of Late Prabhat Kumar Mukherjee, and
- (2) SMT. NUPUR MUKHERJEE, (P.A.N. ADQPM6381H), Wife of Dr. Pradeep Mukherjee, both are by faith Hindu, Nationality Indian, by occupation Medical Practitioner and Housewife respectively, resident of Hill View North, near Hill View Nursing Home, P.O. Upper Chelidanga, P.S. Asansol (South), District Paschim Bardhaman, (W.B.), PIN-713304, hereinafter referred to as the **PRINCIPALS** send greetings :-

WHEREAS the raiyati land comprised in R.S. Plot No. 736 under R.S. Khatian No. 613, 616, 619 & 622, corresponding L.R. Plot No. 1098 measuring 08 Decimal, in R.S. Plot No. 737 under R.S. Khatian No. 624, corresponding L.R. Plot No. 1099 measuring 10 Decimal, and in R.S. Plot No. 738 under R.S. Khatian No. 404, corresponding L.R. Plot No. 1100 measuring 02.10 Decimal, situated within Mouza Gopalpur, J.L. No. 10, P.S. Asansol, District Paschim Bardhaman was jointly purchased by us the Principals herein by virtue of a Deed of Sale dated 30/04/2007 duly registered in Book-I, Volume No. X-90, Pages 115 to 130, being No. 2005 for the year 2007 of A.D.S.R. Office, Asansol from its previous owners Shri Ram Narayan Shaw, Son of Late Bhanu Shaw of Belur Math, Howrah and others for the consideration price mentioned in the said Deed of Sale and since after our purchase as aforesaid we the Principals duly recorded our names in the finally published L.R. Record of Rights in separate L.R. Khatian Nos. 1068 & 1069.

AND WHEREAS we the Principals / Owners under the aforesaid circumstances are absolutely seized and possessed of the entire schedule mentioned property which is free from any or all mortgages, charges, encumbrances, etc.

AND WHEREAS we the Principals / Owners being engaged in our respective commitments we abandoned our intention of developing our said land by ourselves and invited the Developer herein for developing the said project and the Developer is engaged in the business of developing and promoting and also sponsoring construction of multi-storied building having its own financial resources to carry out any development scheme, including taking up all related responsibility of preparation and sanction of plan for construction and engage engineers, masons and labours and also put in resources for building materials and supervise the completion of the construction of the proposed buildings and to procure prospective flat-buyers for the flats, apartments and other spaces to be

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built as per the plan to be sanctioned by the authorities of Asansol Municipal Corporation and/or other competent authorities.

AND WHEREAS we the Principals / Owners herein decided to develop our said property by raising a multi-storied building/apartment thereon more fully described in the 'A' Schedule written hereunder and the Attorney / Developer herein approached us, i.e., the Principals / Owners to develop the said land by constructing a new multi-storied residential-cum-commercial building / apartment upon the said land under the terms and condition more fully described here under.

AND WHEREAS we the Principals / Owners herein have entered into a Development Agreement dated 07/08/2024 with the Developer, i.e., the Attorney herein, which has been duly registered before the A.D.S.R. Office, Asansol and recorded as Deed No. I-230506390/2024 for the year 2024.

AND WHEREAS we being the Principals / Owners, duly appoint, nominate, authorise and constitute **"OM CONSTRUCTIONS"**, (P.A.N. AAJFO0140J), a Partnership Firm, having its Registered Office at 'Akash Apartment', First Floor, Gopalpur, P.O. Asansol-4, P.S. Asansol (South), District Paschim Bardhaman, and represented by its **Partners :- (1) SHRI DIPAK SARKAR**, (P.A.N. AZIPS8944C), Son of Shri Kalipada Sarkar, **(2) SHRI ARUN KRISHNA BAGCHI**, (P.A.N. AEUPB5252P), Son of Shri Bijoy Krishna Bagchi, and **(3) SHRI SANTOSH MANDAL**, (P.A.N. AJZPM3631R), Son of Shri Paresh Nath Mandal, all are by faith Hindu, Citizenship Indian, by occupation Business, resident of Gopalpur, P.O. Asansol-4, P.S. Asansol (South), District Paschim Bardhaman, as our true and lawful constituted **Attorney** to do and perform or cause to be done or performed all or any of the following acts, deeds and things for us and on our behalf including maintaining, managing, looking after, controlling the Schedule mentioned properties as well

as for the purpose of transfer/convey/lease out/let out/mortgage/assign, etc. the schedule property either in part or full of the Developer's allocated portions (except our allotted properties as detailed in the said Development Agreement) more fully described in the Development Agreement, i.e.,

1. To look after, manage and control the 'A' schedule property on our behalf;
2. To take any other necessary step/steps measures for the protection of the Schedule property from damage, waste and alienate in any manner whatsoever on our behalf;
3. To pay rents and taxes to the Government of West Bengal and/or to the Asansol Municipal Corporation and/or any other authority or authorities concerned in respect of our schedule mentioned property.
4. To construct the multi-storied building / apartment in accordance with the Site Plan and the Building Plan to be sanctioned by the authorities of Asansol Municipal Corporation and/or any other competent authorities and thereafter transfer/sell the property developed falling under the Developer's Allocation (except our allocated portions) together with proportionate undivided impartible share of land and common parts and amenities of the said proposed building to intending Purchaser/s.
5. To make and execute necessary application for water connection, sewerage connection, electric supply and other incidental requirements which is/are required for development purpose of the said land.
6. To engage Engineers, Architect, Contractor, Masons, Helpers for the construction of the multi-storied building/apartment and take necessary permission from the appropriate authority or authorities concerned as and when required by the Developer at its/their own cost.

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(sdy)

7. To sign any document or documents or paper or papers required by law for the management and maintenance of the Schedule mentioned property on our behalf.
8. To appoint and engage Advocates, Pleaders, Solicitors, whenever our Attorney shall think fit and proper and to discharge and/or terminate his/her/their appointments.
9. To compromise compound or withdraw cases or be non-suited or refer to arbitration all disputes and differences.
10. To sign and verify all application of execution of decrees or orders of the Court for and on our behalf.
11. To withdraw and receive documents or money from any Court, office or opposite party/parties, either in execution of decrees or otherwise and to do all the acts that may be necessary in connection with any of such cases.
12. To prepare, sign, apply and execute all papers and documents in connection with the sanction/revision/renewal/amendment of the site plan and the building plan/plans by the Asansol Municipal Corporation and/or any other appropriate authority concerned in respect of the said landed property and collect NO OBJECTION CERTIFICATE from the competent Department as and when it will be required by the Developer.
13. To do all other acts, deeds, matters and things in respect of the said landed property described in the Schedule hereunder written including to represent before and making correspondence with the Asansol Municipal Corporation and/or ADDA or any other appropriate authority or authorities concerned relating to mutation, conversions and/or and any other matters relating to the said landed property.
14. To represent us before all the offices, authorities and departments of the State Govt. / Central Govt. and in other private and public offices and to submit all petitions, returns, complaints and statements, forms, affidavits.

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(Adm)

including the office of the S.D.L. & L.R.O., Asansol, A.D.D.A., Asansol Municipal Corporation for conversion, mutation, etc. as and when required by executing the same for us and on our behalf.

15. To appear before any Authority or Authorities either Public or Private or Statutory or Government Authority or Authorities including Police Authority, Income Tax/Wealth Tax Authority.
16. To make necessary representation including filing of complaints and appeals before the Asansol Municipal Corporation and/or ADDA at its jurisdiction, Assessor and Collectors of Paschim Bardhaman District and other concerned authorities in respect to fixation of rateable value of the said property.
17. To sign the plaint, written statements either supported by verification or affidavit and to file the same in any Court of law and to file Suit or proceedings.
18. To sign in the Memorandum of Appeal and to file the same in any Court of Law and also to defend any appeal or appeals.
19. To file any Writ Petition under Article 226 of the Constitution of India in any High Court in India and also to defend any Writ Petition by taking appropriate and necessary steps.
20. To enter into any Agreement for Sale/Transfer/Lease/Mortgage/Tenancy in respect of the Schedule mentioned property and/or any part thereof with any prospective/intending Purchaser/Lessee/Transferee/Tenant/Mortgagee and to receive the entire earnest money/advance/consideration money in part or full connection with the DEVELOPER'S ALLOCATED portion more fully described in the schedule of the Development Agreement.
21. To negotiate on terms for and to agree to Transfer/Lease Out/Let Out the said property of the DEVELOPER'S ALLOCATION ONLY to any intending purchaser/purchasers/Lessees/transferees/tenants at such price or prices which our said Attorney shall decide in its/their absolute discretion as

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(Adv)

fit and proper and to agree upon and to enter into agreement or agreements as is deemed fit and proper.

22. To sign and execute any Deed of Conveyance/Assignment/Lease in respect of the said property of DEVELOPER'S ALLOCATED PORTION ONLY in favour of any intending Purchaser/Purchasers/Lessee/Lessees/Transferee and collect consideration money from them and also discharge valid receipt thereof and also present for registration before the Registration Authority at its jurisdiction i.e. A.D.S.R. Office, Asansol, District Sub-Registrar, Paschim Bardhaman, District Registration Authority of Paschim Bardhaman, Registrar of Assurances for registration of the required Deeds/documents/conveyances, etc. in respect of the said property to the intending Purchasers/Lessee/Lessees and handover the physical/Identical Possession of the property.
23. That the said Attorney/Developer, i.e., "OM CONSTRUCTIONS", shall be at liberty to sell, transfer, mortgage, lease, gift, exchange, or allot and transfer the flat/s or any other structures or portion thereof in the said proposed multi-storied building (excepting our allocations of the properties as aforesaid) including proportionate undivided land share / interest in the said land to any person including any Banks, i.e., Private or Public or Commercial Banks, financial institutions, organisations, etc. at such price and on such terms and conditions as the Developer may think fit and proper subject to any terms that may be imposed by any authority. Furthermore, the Developer will issue the allotment letter / possession letter in favour of the Principals at the time of handover of their allotted properties and the Principals shall have all transferable rights including sale, gift, lease, mortgage, etc. in respect of their said allotted properties to any person/s at any price or terms and considerations at their own free will without requiring any permission from the Developer or the Flat Owners' Association.

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(Adv)

24. It is also stated that this Deed of General Power of Attorney is only for the purpose of development and construction and promotion of the multi-storied building, transfer of the flats, etc. (excepting our allocations of the properties as stated in details in the said Development Agreement) to the intending buyers/purchasers and administration for development works as well as formation of the Society to manage the flat owners/occupiers.

THAT be it expressly stated that this deed does not constitute/ create/assume at all any kind of transfer and enjoyment of the schedule mentioned property/land in favour of our said Attorney and this General Power of Attorney is revocable.

AND GENERALLY to do and cause to be done all lawful acts, deeds, matters and things necessary for the maintenance and interest of our Schedule property more fully and particularly described in the Schedule written hereunder which we could or would do if personally present.

AND WE do hereby agree to ratify and confirm all acts, deeds, matters and things lawfully and bona fide done or cause to be done by our said Attorney / Developer by virtue of this Power of Attorney, which shall be construed as acts deeds and things done and cause to be done by us to all intents and purpose as if we were personally present.

*Imap
(sdh)*

THE SCHEDULE ABOVE REFERRED TO

Description of the property

In the District of Paschim Bardhaman, P.S. Asansol, Addl. Dist. Sub-Registry Office Asansol, **Mouza Gopalpur**, J.L. No. 10, under the limits of Asansol Municipal Corporation, Ward No. 54, all that piece and parcel of raiyati land measuring as follows :

Sl. No.	R.S. Plot No.	L.R. Plot No.	L.R. Khatian No.	Class	Proposed Use	Area (Decimal)
1	736	1098	1068	Baid	Bastu	04
2	736	1098	1069	Baid	Bastu	04
3	737	1099	1068	Baid	Bastu	05
4	737	1099	1069	Baid	Bastu	05
5	738	1100	1068	Baid	Bastu	1.05
6	738	1100	1069	Baid	Bastu	1.05

Total land in the aforesaid three plots measuring in total **20.10 (twenty point one zero) Decimal** equivalent to more or less 12 Katha 03 Chhatak with all easement rights attached thereto is hereby handed over by the Principals for development.

The aforesaid property is butted and bounded by :

On the North : Property of Tapas Chatterjee and others.

On the South : 10 feet wide passage.

On the East : 25 feet wide Gopalpur Road.

On the West : 9'-3" feet wide passage.

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(sd)*

IN WITNESSES WHEREOF the Principals / Executants and the Attorney have hereunto set and subscribed their respective hands and seal on this the 07th day of August, 2024.

Witnesses :-

1. Prasanta Kumar
510 Lt Gagan Ch Pant
Rambardhi.
PO Bampur. 713325
Dt Paschim Bardhaman.

2. Lalwata Das
(Advocate)
Asansol Court.

Mukherjee

Nupur Mukherjee

SIGNATURE OF THE PRINCIPALS

OM CONSTRUCTIONS

Pran Krishna Behera

Santosh Mandal

Dipak Sarkar

Partner

SIGNATURE OF THE ATTORNEY

Drafted and prepared by me
as per the instructions of
the Principals / Executants.

Lalwata Das
Advocate, Asansol Court.

Enrol. No. WB/1116/1999.

Thumb

Littlefinger to forefinger



Thumb

Forefinger to Littlefinger

Right Hand



Finger Print attested by me:

Thakur

Thumb

Littlefinger to forefinger

Left Hand



Thumb

Forefinger to Littlefinger

Right Hand



Nupur Mukherjee

Finger Print attested by me:

Nupur Mukherjee

Thumb

Littlefinger to forefinger

Left Hand



Thumb

Forefinger to Littlefinger

Right Hand



Arum Krishna Prasad

Finger Print attested by me:

Arum Krishna Prasad

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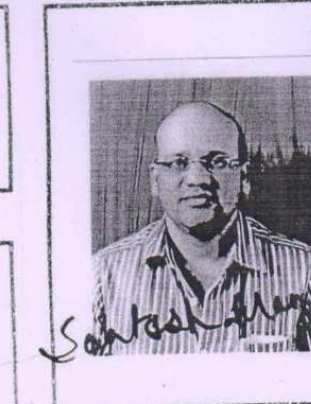
Left Hand



Thumb

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Right Hand

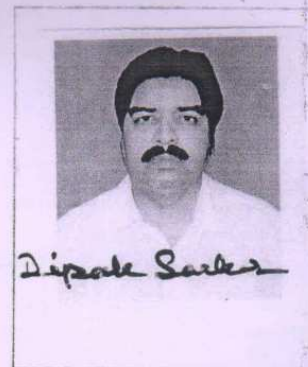


Santosh Kumar

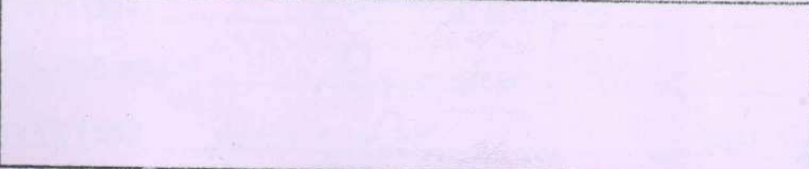
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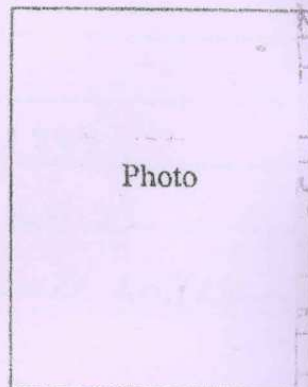
Santosh Kumar

	Thumb	Littlefinger to forefinger			
					
Right Hand	Thumb	Forefinger to Littlefinger			
					

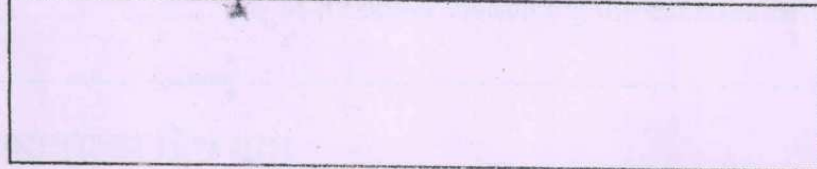


Finger Print attested by me : *Dipak Sarkar*

	Thumb	Littlefinger to forefinger			
Left Hand					
	Thumb	Forefinger to Littlefinger			
Right Hand					

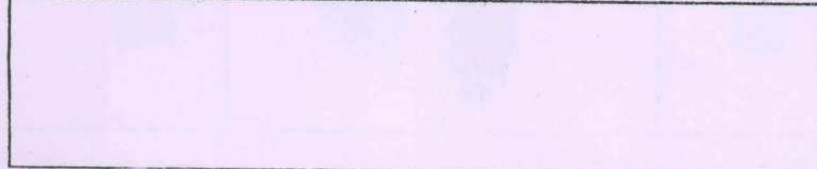


Finger Print attested by me :

	Thumb	Littlefinger to forefinger			
Left Hand					
	Thumb	Forefinger to Littlefinger			
Right Hand					



Finger Print attested by me :

	Thumb	Littlefinger to forefinger			
Left Hand					
	Thumb	Forefinger to Littlefinger			
Right Hand					



Finger Print attested by me :

DETAILS OF IDENTIFIER WITH PHOTO

(শনাক্তকারীর সচিত্র বিবরণ)

1. NAME (নাম) Prasanta Raut
2. FATHER / HUSBAND NAME
(পিতা / স্বামীর নাম) U. Gagan Ch Raut
3. OCCUPATION (পেশা) Business
4. PERMANENT ADDRESS (স্থায়ী ঠিকানা)
- VILLAGE / TOWN (গ্রাম) Rambandh
- POST OFFICE (পোস্ট অফিস) Bumpu
- POLICE STATION (থানা) Hira Pur PIN 713321
- DISTRICT (জেলা) Paschim Bardham STATE (রাজ্য) WB

5. RELATIONSHIP WITH SELLER / BUYER (দলিলের বিক্রেতা / দাতাগণের সহিত সম্পর্ক) Well known

6. AADHAR NO. 5994 8727 1116

PAN

EPIC NO

আমি (শনাক্তকারী) Prasanta Raut অত্র দলিলের (Query No.)

বিক্রেতা / দাতা গণকে শনাক্ত করিলাম।

I, as identifier identifying the executants of the concerned deed
(Query No.)

ছবি সহ দশ আঙ্গুলের টিপ ছাপ

LEFT HAND						
RIGHT HAND						

Prasanta Raut

Identifier Signature

(শনাক্তকারীর স্বাক্ষর)

Mob. No.:

Major Information of the Deed

Deed No :	I-2305-06396/2024	Date of Registration	07/08/2024
Query No / Year	2305-8002120781/2024	Office where deed is registered	
Query Date	07/08/2024 1:35:44 PM	A.D.S.R. ASANSOL, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	Subrata Maji Asansol Court, Thana : Asansol, District : Paschim Bardhaman, WEST BENGAL, PIN - 713304, Mobile No. : 9434745114, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 12,00,000/-	Rs. 1,17,50,914/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 7/- (Article:E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 230506390/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

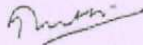
Land Details :

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Gopalpur Road, Road Zone : (On Road -- On Road) , Mouza: Gopalpur (10) , , Ward No: 54 Pin Code : 713304

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-1098	LR-1068	Other Commercial Usage	Baid	4 Dec	2,00,000/-	33,45,456/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :
L2	LR-1098	LR-1069	Other Commercial Usage	Baid	4 Dec	2,00,000/-	33,45,456/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :
L3	LR-1099	LR-1068	Bastu	Baid	5 Dec	3,00,000/-	20,90,910/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :
L4	LR-1099	LR-1069	Bastu	Baid	5 Dec	3,00,000/-	20,90,910/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :
L5	LR-1100	LR-1068	Bastu	Baid	1.05 Dec	1,00,000/-	4,39,091/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :

L6	LR-1100	LR-1069	Bastu	Baid	1.05 Dec	1,00,000/-	4,39,091/-	Width of Approach Road: 45 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			20.1Dec	12,00,000 /-	117,50,914 /-	
		Grand Total :			20.1Dec	12,00,000 /-	117,50,914 /-	

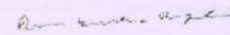
Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Dr Pradeep Mukherjee (Presentant) Son of Late Prabhat Kumar Mukherjee Executed by: Self, Date of Execution: 07/08/2024 , Admitted by: Self, Date of Admission: 07/08/2024 ,Place : Office	Photo  07/08/2024	Finger Print  Captured LTI 07/08/2024	Signature  07/08/2024
Hill View North, Near Hill View Nursing Home, City:- Asansol, P.O:- Upper Chelidanga, P.S:-Asansol District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304 Sex: Male, By Caste: Hindu, Occupation: Professionals, Citizen of: India , PAN No.:: adxxxxxx6g,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 07/08/2024 , Admitted by: Self, Date of Admission: 07/08/2024 ,Place : Office				
2	Name Mrs Nupur Mukherjee Wife of Dr Pradeep Mukherjee Executed by: Self, Date of Execution: 07/08/2024 , Admitted by: Self, Date of Admission: 07/08/2024 ,Place : Office	Photo  07/08/2024	Finger Print  Captured LTI 07/08/2024	Signature  07/08/2024
Hill View North, Near Hill View Nursing Home, City:- Asansol, P.O:- Upper Chelidanga, P.S:-Asansol District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: adxxxxxx1h,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 07/08/2024 , Admitted by: Self, Date of Admission: 07/08/2024 ,Place : Office				

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Om Constructions

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr Dipak Sarkar Son of Mr Kalipada Sarkar Date of Execution - 07/08/2024, , Admitted by: Self, Date of Admission: 07/08/2024, Place of Admission of Execution: Office	Photo  Aug 7 2024 2:09PM	Finger Print  Captured LTI 07/08/2024	Signature  07/08/2024
Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: azxxxxxx4c,Aadhaar No Not Provided Status : Representative, Representative of : Om Constructions (as Partner)				
2	Name Mr Arun Krishna Bagchi Son of Mr Bijoy Krishna Bagchi Date of Execution - 07/08/2024, , Admitted by: Self, Date of Admission: 07/08/2024, Place of Admission of Execution: Office	Photo  Aug 7 2024 2:10PM	Finger Print  Captured LTI 07/08/2024	Signature  07/08/2024
Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: aexxxxxx2p,Aadhaar No Not Provided Status : Representative, Representative of : Om Constructions (as Partner)				
3	Name Mr Santosh Mandal Son of Mr Paresh Nath Mandal Date of Execution - 07/08/2024, , Admitted by: Self, Date of Admission: 07/08/2024, Place of Admission of Execution: Office	Photo  Aug 7 2024 2:11PM	Finger Print  Captured LTI 07/08/2024	Signature  07/08/2024
Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ajxxxxxx1r,Aadhaar No Not Provided Status : Representative, Representative of : Om Constructions (as Partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Prasanta Raut Son of Late Gagan Ch Raut Rambandh, City:- , P.O:- Burnpur, P.S:- Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325			

Identifier Of Dr Pradeep Mukherjee, Mrs Nupur Mukherjee, Mr Dipak Sarkar, Mr Arun Krishna Bagchi, Mr Santosh Mandal

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Dr Pradeep Mukherjee	Om Constructions-4 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Mrs Nupur Mukherjee	Om Constructions-4 Dec

Transfer of property for L3

Sl.No	From	To. with area (Name-Area)
1	Dr Pradeep Mukherjee	Om Constructions-5 Dec

Transfer of property for L4

Sl.No	From	To. with area (Name-Area)
1	Mrs Nupur Mukherjee	Om Constructions-5 Dec

Transfer of property for L5

Sl.No	From	To. with area (Name-Area)
1	Dr Pradeep Mukherjee	Om Constructions-1.05 Dec

Transfer of property for L6

Sl.No	From	To. with area (Name-Area)
1	Mrs Nupur Mukherjee	Om Constructions-1.05 Dec

Land Details as per Land Record

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Gopalpur Road, Road Zone : (On Road -- On Road) , Mouza: Gopalpur (10) , , Ward No: 54 Pin Code : 713304

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1098, LR Khatian No:- 1068	Owner:প্রদীপ মুখার্জী, Gurdian:প্রভাত কুমার, Address:হিল ভিউ উত্তর আসানসোল , Classification:বাইদ, Area:0.04000000 Acre,	Owner Name not selected by applicant.
L2	LR Plot No:- 1098, LR Khatian No:- 1069	Owner:নুপুর মুখার্জী, Gurdian:ডা: প্রদীপ, Address:হিল ভিউ উত্তর আসানসোল , Classification:বাইদ, Area:0.04000000 Acre,	Owner Name not selected by applicant.
L3	LR Plot No:- 1099, LR Khatian No:- 1068	Owner:প্রদীপ মুখার্জী, Gurdian:প্রভাত কুমার, Address:হিল ভিউ উত্তর আসানসোল , Classification:বাইদ, Area:0.05000000 Acre,	Owner Name not selected by applicant.
L4	LR Plot No:- 1099, LR Khatian No:- 1069	Owner:নুপুর মুখার্জী, Gurdian:ডা: প্রদীপ, Address:হিল ভিউ উত্তর আসানসোল , Classification:বাইদ, Area:0.05000000 Acre,	Owner Name not selected by applicant.
L5	LR Plot No:- 1100, LR Khatian No:- 1068	Owner:প্রদীপ মুখার্জী, Gurdian:প্রভাত কুমার, Address:হিল ভিউ উত্তর আসানসোল ,	Owner Name not selected by applicant.

L6	LR Plot No:- 1100, LR Khatian No:- 1069	Owner: নূপুর মুখার্জী, Gurdian: ডা: প্রদীপ, Address: হিল ভিউ উত্তর আসানসোল, Classification: বাইদ, Area: 0.01000000 Acre,	Owner Name not selected by applicant.
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Endorsement For Deed Number : I - 230506396 / 2024

On 07-08-2024

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (g) of Indian Stamp Act 1899.

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

Presented for registration at 14:02 hrs on 07-08-2024, at the Office of the A.D.S.R. ASANSOL by Dr Pradeep Mukherjee, 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 1,17,50,914/-

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

Execution is admitted on 07/08/2024 by 1. Dr Pradeep Mukherjee, Son of Late Prabhat Kumar Mukherjee, Hill View North, Near Hill View Nursing Home, P.O: Upper Chelidanga, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713304, by caste Hindu, by Profession Professionals, 2. Mrs Nupur Mukherjee, Wife of Dr Pradeep Mukherjee, Hill View North, Near Hill View Nursing Home, P.O: Upper Chelidanga, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713304, by caste Hindu, by Profession House wife

Indetified by Mr Prasanta Raut, , , Son of Late Gagan Ch Raut, Rambandh, P.O: Burnpur, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 07-08-2024 by Mr Dipak Sarkar, Partner, Om Constructions, Akash Apartment, First Floor, Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 71330

Indetified by Mr Prasanta Raut, , , Son of Late Gagan Ch Raut, Rambandh, P.O: Burnpur, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by profession Law Clerk

Execution is admitted on 07-08-2024 by Mr Arun Krishna Bagchi, Partner, Om Constructions, Akash Apartment, First Floor, Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304

Indetified by Mr Prasanta Raut, , , Son of Late Gagan Ch Raut, Rambandh, P.O: Burnpur, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by profession Law Clerk

Execution is admitted on 07-08-2024 by Mr Santosh Mandal, Partner, Om Constructions, Akash Apartment, First Floor, Gopalpur, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713304

Indetified by Mr Prasanta Raut, , , Son of Late Gagan Ch Raut, Rambandh, P.O: Burnpur, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fee paid by Cash Rs 7.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 174, Amount: Rs.100.00/-, Date of Purchase: 05/08/2024, Vendor name: P K D


Manoj Kumar Mandal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL