

26/07/2023

I-2259/23



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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21/02/23
Additional Registrar of Assurances-II
Kolkata

Certified that this document is admitted to Registration in the Register Sheet and the endorsement is attached to this document are the part of this Document.

Additional Registrar of Assurances II Kolkata

21 FEB 2023

REGISTERED BOUNDARY DECLARATION

Re: Pre. No: 88, Tarak Pramanick Road, Kolkata: 700006
P.S.- Girish Park, Ward No: 25, Borough - IV.

I, Sri **RAJESH AGARWAL** (PAN NO- ACQPA8647M, AADHAAR NO. 6613 8375 0252) , son of Late Ganga Prasad Agarwal, by faith Hindu, by occupation - Business, by Nationality - Indian, residing at 35, Kestodas Pal Lane, Kolkata - 700006, P.O Beadon Street & P.S.- Girish Park, as the Constituted Lawful Attorneys of Sri Satinath Banerjee (^{son of late Samarendra Nath Banerjee} Sebaith to the Estate of Sri Kripamoyee Durgeswar Trust Estate) do hereby solemnly affirm and declare as follows :

1. That the property having municipal Premises No. 88, Tarak Pramanick Road, Kolkata - 700006, P.O.- Beadon St & P.S.- Girish park, having Assessee number 11-025-49-0087-4, under KMC ward No. 025, Borough - IV, which is fully mentioned in the schedule below, belongs to Sri Satinath Banerjee (Sebaith to the Estate of Sri Kripamoyee Durgeswar Trust Estate)

2. Sri Satinath Banerjee (Sebaith to the Estate of Sri Kripamoyee Durgeswar Trust Estate) is the absolute owner of the Premises No. 88, Tarak Pramanick Road, Kolkata – 700006, P.O.- Beadon St & P.S.- Girish park, having Assessee number 11-025-49-0087-4, under KMC ward No. 025, Borough – IV.
3. That deponent, herein as Constituted Lawful Power of Attorney (Registered before ARA – IV, Kolkata, vide Book No. I, Vol. No.1904-2022, Page From 127308 to 127363, Being No. 190400245 for the year 2022,) to the owners, shall submit a plan to the building department for sanction. The property, which is fully mentioned in the schedule below, is demarcated by boundary walls.
4. That deponent shall be liable for dispute of any with our neighbours in any manner whatsoever regarding the boundary of the said land in future. The K.M.C. will not be liable for any litigation over the said land.
5. That there is no Civil or Criminal suit pending against the said land. The said land is free from all encumbrances.
6. A site plan showing the actual measurement of the boundary is attached herewith of Premises No. 88, Tarak Pramanick Road, Kolkata – 700006, P.O.- Beadon St & P.S.- Girish park, having Assessee number 11-025-49-0087-4, under KMC ward No. 025, Borough – IV and it is considered to be a part and parcel of this declaration.
7. Measurement of the boundary line and details of the surrounding premises of Premises No. 88, Tarak Pramanick Road, Kolkata – 700006, P.O.- Beadon St & P.S.- Girish park, having Assessee number 11-025-49-0087-4, under KMC ward No. 025, Borough – IV are more fully furnished below.

Measurement :-

- On the North – 9024MM (6350MM Wide Tarak Pramanick Road)
- On the South – 8200MM (By Pre. no 92, Tarak Pramanick Road)
- On the East – 23561MM (By Pre. no 90A & 90B, Tarak Pramanick Road)
- On the West – 24000 MM. (By Pre. no. 86, Tarak Pramanick Road)

8. The total land area of the property 03K.- 05Ch.- 00 Sft. or, 221.57 Sqm. (M/L) (as per Deed) & 03K.- 00Ch.- 43 Sft. or, 204.70 Sqm.(As per Physical Measurement).

That the above statements are true to my knowledge & it will be filed to the K.M.C.

sign this declaration on 21st day of February 2023,

Drafted by as per K.M.C. proforma.

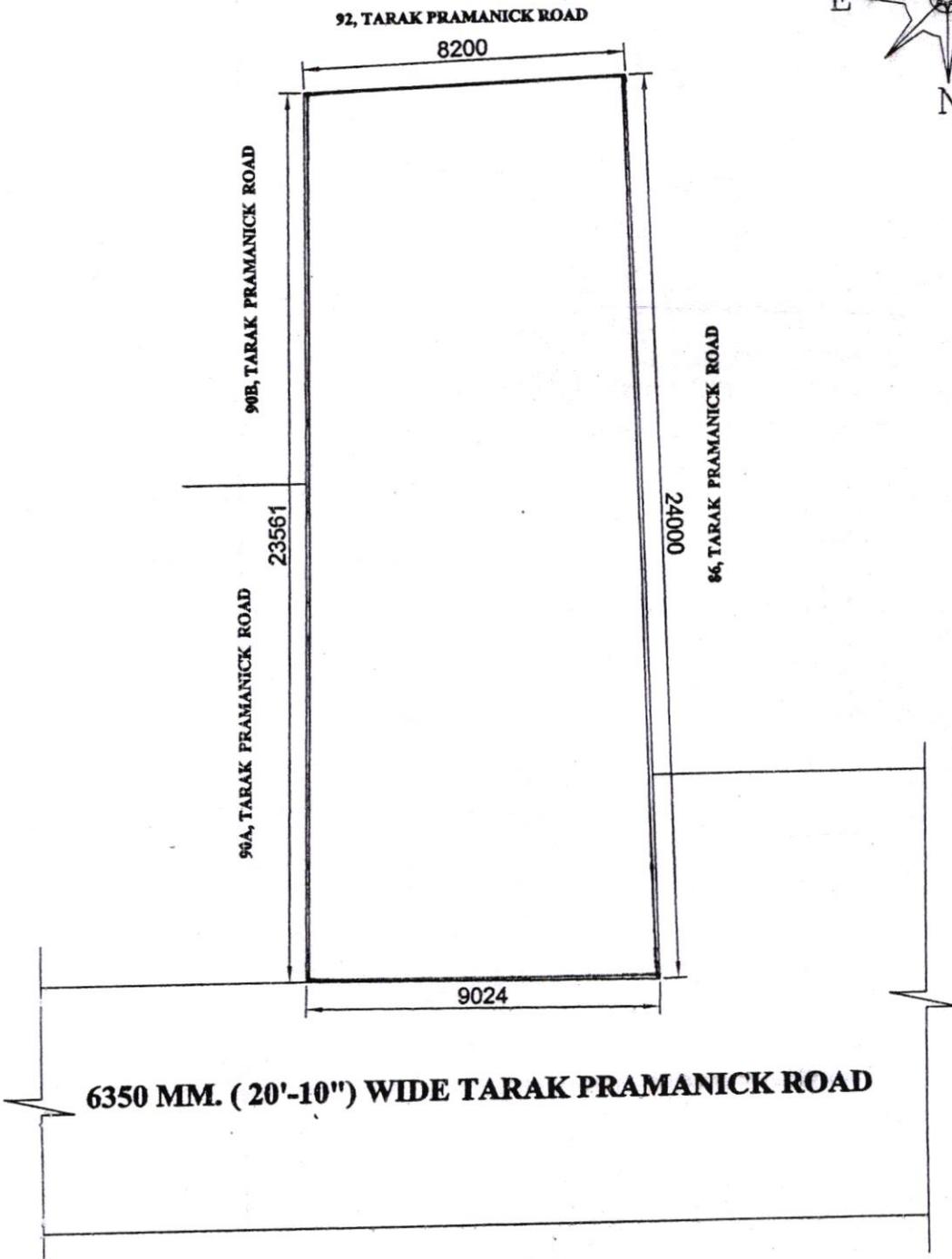
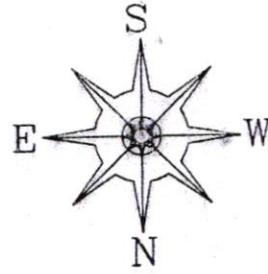
Witness: *Munji Jaiswal*
Advocate
Hishant, Calcutta
F/197/187/1996

1) *Munji Jaiswal*
2 P 3 K S. Roy Rd. Kol. 1
2) *Bislu Jaiswal*
2 P 3 K S. Roy Road Kol. 1

[Signature]
Signature
Constituted Attorney of
Satinath Banerjee
(Sebaith to the estate of
Sri Kripamoyee Durgeswar
Khetreswar Trust Estate)

**SITE PLAN AT PREMISES NO. - 88 , TARAK PRAMANICK ROAD ,
006, P.S -GIRISH PARK , WARD NO. - 25, BR. NO. - IV, UNDER K.M.C.**

AS PER DEED) = 3K-05CH-00SFT. = 2385 S.FT = 221.57 SQ.M.
AS PER PHY) = 3K-00CH-43 SFT. = 2203 S.FT = 204.70 SQ.M. (MARKED BY RED COLOUR)



SITE PLAN
(SCALE - 1:150)

Charan Das
Charan Das
LBS-I/1490
Municipal Corporation
1-9874211414

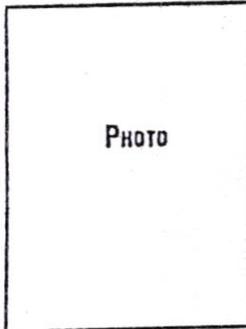
SIGN. OF APPLICANT

SPECIMEN FORM FOR TEN FINGERPRINTS



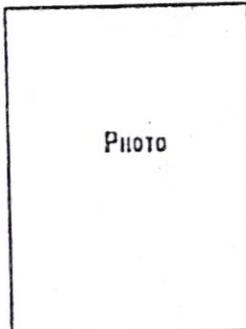
	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Benjamin A. [Signature]



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

Signature _____



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

Signature _____

BAR COUNCIL OF WEST BENGAL
 (STATUTORY BODY UNDER THE ADVOCATES ACT, 1961)
 2 & 3, KIRANBANKAR ROY ROAD, CALCUTTA-700 001
 PHONES : 248-9964/7233
IDENTITY CARD



Name
Manju Jaiswal Advocate

Father's/Husband's Name
Shri Ram Kishan Jaiswal

Manju Jaiswal
 CHAIRMAN EX-COMMITTEE CHAIRMAN

Manju Jaiswal
Advocate

Card No. A-4153

Address Recorded on the Roll
 4/1D, Beadon Row,
 Calcutta-700 006.

Present Address
 Same as above

Enrolment No
 F-197/187/1996.

Date of Enrolment
 28.03.96.

Date *31.7.96* *[Signature]*
 Secretary/Assistant Secretary

Major Information of the Deed

No :	I-1902-02259/2023	Date of Registration	21/02/2023
Query No./Year	1902-2000464499/2023	Office where deed is registered	
Query Date	20/02/2023 8:16:22 PM	A.R.A. - II KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Manju Jaiswal 2 And 3 ,K.S.Roy Road Kolkata- 700001, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 6289617846, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
	Rs. 1,36,31,062/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Kolkata, P.S:- Girish Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Tarak Pramanik Road, , Premises No: 88, , Ward No: 025 Pin Code : 700006

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	3 Katha 43 Sq Ft		1,36,31,062/-	Property is on Road
Grand Total :				5.0485Dec	0/-	136,31,062 /-	

Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri Satinath Banerjee Son of Late Samrendra Nath Banerjee Garcha First Lane, 24/B, City:- Not Specified, P.O:- Ballygunge, P.S:- Ballygunge Circular, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AGxxxxxx1Q, Aadhaar No: 53xxxxxxxx3489, Status :Individual, Executed by: Attorney, Executed by: Attorney

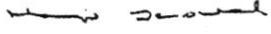
Details :

Name, Address, Photo, Finger print and Signature

Name	Photo	Finger Print	Signature
Shri Rajesh Agarwal (Presentant) Son of Late Ganga Prasad Agarwal Date of Execution - 21/02/2023, , Admitted by: Self, Date of Admission: 21/02/2023, Place of Admission of Execution: Office			
	Feb 21 2023 3:30PM	LTI 21/02/2023	21/02/2023

Kestodas Pal Lane, 35, City:- Kolkata, P.O:- Beadon Street, P.S:-Girish Park, District:-Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Acxxxxxx7m, Aadhaar No: 66xxxxxxxx0252 Status : Attorney, Attorney of : Shri Satinath Banerjee

Identifier Details :

Name	Photo	Finger Print	Signature
Miss Manju Jaiswal Daughter of Late Ram Kishan Jaiswal 2 And 3, K. S Roy Road, City:- Kolkata, P.O:- GPO, P.S:-Hare Street, District:- Kolkata, West Bengal, India, PIN:- 700001			
	21/02/2023	21/02/2023	21/02/2023

Identifier Of Shri Rajesh Agarwal

2-2023

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 4 of Indian Stamp Act 1899.

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

Presented for registration at 15:06 hrs on 21-02-2023, at the Office of the A.R.A. - II KOLKATA by Shri Rajesh Agarwal .

Executed by Attorney

Execution by Shri Rajesh Agarwal, , Son of Late Ganga Prasad Agarwal, Kestodas Pal Lane, 35, P.O: Beadon Street, Thana: Girish Park, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700006, by caste Hindu, by profession Business as constituted attorney for Shri Satinath Banerjee Garcha First Lane, 24/B, P.O: Ballygunge, Thana: Ballygunge Circular, , South 24-Parganas, WEST BENGAL, India, PIN - 700019 is admitted by him

Indetified by Miss Manju Jaiswal, , , Daughter of Late Ram Kishan Jaiswal, 2 And 3, K. S Roy Road, P.O: GPO, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Payment of Fees

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

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 5008, Amount: Rs.10.00/-, Date of Purchase: 11/11/2022, Vendor name: A DAS

fin

Satyajit Biswas
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1902-2023, Page from 79445 to 79454
being No 190202259 for the year 2023.



Digitally signed by SATYAJIT BISWAS
Date: 2023.02.24 12:18:57 +05:30
Reason: Digital Signing of Deed.

Handwritten signature

(Satyajit Biswas) 2023/02/24 12:18:57 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
West Bengal.

(This document is digitally signed.)