

17359/25

J-16899/25

भारतीय गैर न्यायिक

एक सौ रुपये

रु. 100



सत्यमेव जयते

Rs. 100

ONE

HUNDRED RUPEES

भारत INDIA
INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AW 071353

24.8.25
Q-8/24709/25

Certified that the document is admitted to registration. The signature sheets and the endroesement sheets attached with the document are the part of this document.

District Sub-Register-III
Alipore, South 24-pargana

24-08-25

DEVELOPMENT POWER OF ATTORNEY
AFTER REGISTRATION OF DEVELOPMENT
AGREEMENT

27 AUG 2025

12012

NO. DATE RS. 100,

NAME. Amit Bhownick

ADDRESS. Alipore Subb Cent

ALIPORE DISTRICT COURT
A. K. SAMAPATI

STAMP VENDOR

SIGNATURE



DISTRICT SUB-REGISTRAR-III
SOUTH 24 PGS. ALIPORE

29 AUG 2025

Identified same
Subject named
10- nemai chanded
12- Dulabpur
10- madhya shiksha
15- new gram
in 793372

(Court Clerk)

KNOW ALL MEN BY THESE PRESENTS We, (1) **SUBIMAL CHATTOPADHYAYA** (PAN: ALOPC8012D) (Aadhaar No. 6516 2253 3285), (Mobile No. 9748103258), son of Late Makhan Lal Chatterjee and Late Sushila Bala Devi, by faith Hindu, by occupation - Service, by Nationality Indian, used to be resident of 22/1, Kankurgachi 2nd Lane, 700011, Presently residing at premises No. 3/1, K. P. Roy Lane, Kolkata - 700031 corresponding to mailing address 131/N, S.G.G. Road, Kolkata 700031, P.O.- Dhakuria, P.S. Garfa, (2) **MALA RANI CHATTERJEE** (PAN: BLOPC5137N) (Aadhaar No. 4388 8346 1842), (Mobile No. 8583947775), wife of Late Netai Chatterjee nee Late Parimal Chatterjee, who was the son of Late Makhan Lal Chatterjee and Late Sushila Bala Devi, by faith Hindu; by occupation Housewife, by Nationality - Indian, used to be resident of 22/1, Kankurgachi 2nd Lane, 700011, Presently residing at premises No. 3/1 K.P. Roy Lane, Kolkata 700031 corresponding to mailing address 131/N, S.G.G. Road, P.O.- Dhakuria, P.S.- Garfa, Kolkata- 700031, (3) **SUKAMAL CHATTERJEE** (PAN- BLTPC5043A, (Aadhaar No. 6631 7462 1026), (Mobile No. 8697470544), son of Late Netai Chatterjee alias Late Parimal Chatterjee, by faith Hindu, by occupation- Business, by Nationality - Indian, residing at 105, Arya Vidyalaya Canal Road, P.O.- Haltu, P.S. Garfa, Kolkata- 700078, (4) **ASHISH CHAKRABORTY** (PAN:AXTPC0539L) (Aadhaar No. 8519 0577 9040), (Mobile No. 9830107231), Son of Late Anima

Chakraborty and Late Sudeb Chandra Chakraborty, by faith Hindu, by occupation Service, by Nationality - Indian residing at 4/4 Nanda Gopal Mukherjee Road, P.O. & P.S. Sarsuna, Kolkata 700061, (5) **ASHIM CHAKRABORTY** (PAN:AGUPC8124B) (Aadhaar No. 5757 4059 2858) (Mobile No. 8013193715), Son of Late Anima Chakraborty and Late Sudeb Chandra Chakraborty, by faith Hindu, by occupation- Service, by Nationality Indian residing at 4/4 Nanda Gopal Mukherjee Road, P.O. & P.S. Sarsuna, Kolkata 700061, (6) **UTTAM KUMAR CHAKRABORTY** (PAN:ACNPC4366J) (Aadhaar No. 4062 0410 4407). (Mobile No. 9038680286), Son of Late Anima Chakraborty and Late Sudeb Chandra Chakraborty, by faith - Hindu, by occupation-Service, by Nationality-Indian, residing at 18/22, Sonamukhi Road, Naskar Para, P.O. & P.S. Sarsuna, Kolkata-700061, (7) **KALPANA MUKHERJEE** (PAN:CCNPM9903R) (Aadhaar No. 6635 8320 8683), (Mobile No. 9835350233), Daughter of Late Anima Chakraborty and Late Sudeb Chandra Chakraborty, by faith - Hindu, by occupation- Housewife, by Nationality Indian residing at 41/12, Sarsuna Main Road, P.O. & P.S. Sarsuna, Kolkata 700061, and (8) **SAYAK CHATTERJEE** (PAN: No. BUIPC8094H) (Aadhaar No. 9944 7812 1589), (Mobile No. 9875357813), son of Late Samiran Chatterjee and Late Suchita Chatterjee and grandson of Late Sunirmal Chatterjee and Gita Rani Chatterjee, by faith - Hindu, by occupation- Student, by Nationality - Indian, used to be resident of 22/1, Kankurgachi

2nd Lane, 700011, Presently residing at premises No. 3/1 K.P. Roy Lane, Kolkata - 700031 corresponding to mailing address 131/N, S.G.G. Road, Kolkata 700031, P.O.- Dhakuria, P.S. Garfa, hereinafter called and referred to as the **"PRINCIPALS"/ "OWNERS"** in respect of the property mentioned in the schedule herein below, do hereby appoint and nominate **INDIRA ENTERPRISE**, a Proprietorship Firm, having its registered office at 6, Ghosh Para, P.O.- Haltu, P.S.- Garfa, Kolkata- 700078, represented by its proprietress **INDIRA KOIRI (PAN-BGAPK8186N, Aadhaar No. 8129 9496 6010)**, daughter of Tapan Koiri, by faith- Hindu, by nationality- Indian, by occupation- House hold work, residing at P-18, Nazir Bagan, P.O.- Haltu, P.S.- Garfa, Kolkata- 700078, herein called and referred to as the **"ATTORNEY"** being the Developer herein as our true and lawful attorney to represent the Principal to do, exercise, execute and perform individually every acts, deeds, matters and things as mentioned hereunder:-

NOW KNOW THIS INDENTURE WITENSSETH: -

1. To obtain no objection certificates from the occupiers or from the competent authority in respect of the schedule property for any purpose.
2. To represent us in connection with the said land before all authorities, Police Station, all Courts, all Govt. Offices, Revenue Departments, Collector's Office, Settlement Offices, K. I. T, K. M. D. A., K. M. C., B. L. & L. R. O. Department,

Syndicates and all such place/s wherever our personal presence may be necessary and required.

3. To institute, defend, prosecute and enforce, complaints, writ applications, executions or Revisions or resist any suit/s/case/s or other action/s and/or proceedings, appeal/s of whatsoever manner or nature before civil, criminal, revenue Court or any Judicial or Quasi Judicial Authority or in any Court and anywhere within India and/or before any Tribunal or Arbitration authorities or in any office/s in connection with the above noted case/s, to act and plead, to sign and verify, to swear any affidavit, to execute any order, decree, claims, counter claims and to appoint and engage Advocate/s, Counsel/s as our said Attorney may think fit and proper and to do acts, deeds and things that may be necessary or requisite in connection therewith.
4. To sign and execute all necessary papers, complaints, applications, letters, petitions, written statements, verifications, vakalatnama, warrant of Attorney and all other writings, whatsoever, necessary in respect of the said land and to appoint advocate/s, solicitor/s and to represent us before all authorities and Courts concerned and to accept services of all summons, notices and any process of law.
5. To receive all letters, documents whatsoever in the manner or nature in respect of the scheduled land/premises and to

make all communications and reply to the same and to grant proper and effectual receipts in respect thereof.

6. To execute and generally to act for us in respect of the above mentioned matters and things relating to the affairs of our said landed property
7. To construct building/buildings according to the plan prepared by the appointed architect and to be sanctioned by the K. M. C. on the said piece and parcel of land, more fully described in the schedule herein below, as per the terms, conditions and covenants as contained in the registered Development Agreement dated 29.08.2025 in the office of the D.S.R.-III Alipore, South 24 Parganas, and as such recorded in such office in Book No. I, Volume No. 1603 – 2025, being Deed no. 1603 16894 for the year 2025.
8. To sign any application or affidavits and affirm the same on behalf of the Principal herein which may be necessary for the construction of the said building or buildings and to carry correspondence on behalf of the principal herein with all concerned authorities and body/bodies including Kolkata Municipal Corporation, Government of West Bengal, Police, Fire Brigade etc. in connection with the said construction and development of the said premises under reference, to make sign and submit application/s, petition/petitions, letters and other writing/s to the appropriate authorities, local bodies for all/any/every sale, permissions, sanction

and consents required for the proposed construction and development of the said premises.

9. To execute agreement for sale, deed of conveyance on behalf of the owner/principal herein in respect of the flat/flats of the developer's allocation in the said proposed building, together with undivided and impartible proportionate share of land, to be constructed by the said attorney/developer in accordance with the agreement for development excepting the owner's allocation mentioned in the registered development agreement, registered at the office of the Addl. District Sub Registrar at Alipore, written thereunder and to receive payments from the intending purchaser/purchasers of the respective flat/s only in respect of the developer's allocation in the proposed building to be constructed on the scheduled premises and to grant receipt to them subject always to the terms, conditions, stipulations and undertakings contained in these presents and the development agreement .
10. To procure purchaser/s of the flat/s in the proposed building to be constructed on the scheduled premises (excluding the owner's allocation, mentioned in the second schedule of the registered development agreement) to be constructed by the attorney/ developer on behalf of the owner/principal at the said premises.

11. To represent us before the registrar or any registration office namely Addl. Registrar of Assurances at Kolkata, District Sub-Registrar/s at Alipore, South 24 Parganas and the Addl. District Sub Registrar at Alipore, South 24 Parganas for the purpose of registration of the agreement/agreements, deed of conveyance/conveyances in respect of any saleable space or parts of portions (being the Developer's/Attorney's Allocation), together with undivided and impartible proportionate share and interest in land underneath the proposed building attributable to the developer's allocation, to be constructed by the said Attorney/Developer at the said premises.
12. To enter into, hold and defend possession of the said land and every part thereof and also to manage, maintain and administer the said land and every part thereof.
13. To develop the said land by construction of buildings and/or structure thereon and for the said purpose to do all soil testing, excavation and other allied works whatsoever.
14. To pay all outgoings from the date of execution of these presents including sanction fees for the building plan, municipal tax, rent revenue and other charges whatsoever payable for and on account of the said land and building and receive refund/s and /or other moneys including compensation of any nature from requisition and/or

acquisition authorities and to grant valid receipts and /or discharges thereof.

15. To take booking and/or enter into agreement for Sale in respect of the said Developer's Allocation, together with undivided and impartible proportionate share and interest in land underneath the proposed building attributable to the developer's allocation, with the intending or proposed purchaser/s or from their nominee/nominees thereof and to receive booking money or earnest money or entire price of the flat/s/parking/commercial/other saleable spaces from them by disposing the Developer's Allocation and at the same time shall have full right to execute proper deed of conveyance in favour of the intending purchaser/s and to issue possession letter/s for the said sold space namely flats in the said proposed project.
16. To affix sign board or install any hoarding on the said scheduled plot of the land in the name of the Attorney.
17. To advertise in the newspapers for procuring purchaser/s for selling the flats, office in the said proposed project.
18. To sign and submit all papers, documents, application, undertakings, declarations and plans as will be required for having the building plan of the proposed building to be constructed at the scheduled premises sanctioned and to have the said sanctioned plan modified and/or altered by

the competent authorities and in connection therewith to make, sign execute and submit necessary application/s and declaration/s, giving undertakings, paying fees for affecting any deviation/addition/alteration of the said proposed building including layout plan for water supply and drainage as also the regularization of the deviation plan and/or D. Case Plan and/or regularizing application thereto and/or matters as may be expedient and as also matter/s relating to the commencement certificate and the completion certificate and such order or orders and permission/s as may be expedient.

19. To sign and submit all papers, documents, application, undertakings and declarations as will be required for getting our name mutated in respect of the scheduled premises in the records of the concerned assessment departments of the K. M. C. and the B. L. & L. R. O. and in connection therewith to make, sign execute and submit necessary application/s and declaration/s, giving undertakings, paying fees for obtaining conversion certificate and such order or orders and permission/s as

may be expedient and necessary for the smooth functioning of the development process.

20. To appear before the necessary authority including competent authority of the Kolkata Municipal Corporation, fire brigade and police authorities in connection with the sanction of building plan and other plans.
21. To apply for and/or appear before and obtain electricity, gas, telephone, water connection, sewerage/drainage and/or other connections of any other utilities from appropriate authorities or from the competent authority of the Kolkata Municipal Corporation and/or other competent authorities.
22. To accept notice and serving of papers from any Courts, Tribunal and /or Attorney and /or persons.
23. To receive and pay and /or deposit all moneys including court fees, receive refunds and to receive and grant valid receipts and discharges in respect thereof in all public records and with all authorities and/or persons including the said Chairman of the Kolkata Municipal Corporation or who has appropriate jurisdiction in respect of the said land or any portion thereof and to deal with such authority and/or authorities in any manner, to have mutation effected

for all and any of the purpose hercinbefore stated to appear and represent the Principal before all authorities having jurisdiction and to sign and execute all the papers and documents as the said attorney can act.

24. To represent us before any Notary Public, Addl. Registrar of Assurances at Kolkata, District Sub - Registrar/s, Addl. District Registrar at Alipore, South 24 Parganas and other offices or authority/authorities, having jurisdiction and to present for registration and to acknowledge the Registrar or have registered and perfected and presented all Deeds, instruments and writings and signed by the said Attorney in any manner concerning the Developer's allocation.
25. We, the Principals/Owners hereby, ratify, confirm and agree or undertake to ratify, confirm and agree to all the acts whatsoever done by our said Attorney or agent appointed under this power, in pursuance of what is hereinabove contained and confirm to ratify and agree to validate all acts that shall lawfully be done or caused to be done by our attorney in the right of or by virtue of these presents including such confirmations and other works for the

completion of the whole project as per the Development Agreement.

SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE ENTIRE PREMISES)

ALL THAT piece and parcel of a plot of land measuring about 2 Cottahs 10 Chittacks and 44 sq.ft. along with a straight three storied building (under construction) at District 24 Parganas, under Khaspur Collectory being Touji No.230/2 under Hal 233, P.S. Tollygunge thereafter Kasba and now P.S. Garfa being premises No.3/1, K.P. Roy Lane, Kolkata 700031 corresponding to mailing address 131/N, S.G.G. Road, Kolkata 700031 under Sadar Municipality Kolkata Corporation, Ward No. 92, Assessee No. 21-092-14-0002-0, J.L. No. 18 Mouza - Dhakuria being Khatian No. 279, Dag No. 914/915, butted and bounded by:

On the North : Kancha Drain, near Property of Ajit Roy.
 On the East : Own Land of Vendor by me.
 On the South : 12' (Twelve Feet) Passage.
 On the West : Near the Landed Property of Lina Majumdar.

(Road Zone: Kamala Park to Haltu Bazar)

.....in witness

IN WITNESS WHEREOF the Parties hereto, have set, sealed and subscribed their respective hands and seal on these presents on this the 29th day of August, Two thousand twenty Five (2025);

SIGNED, SEALED AND DELIVERED
AT KOLKATA IN PRESENCE OF
WITNESSES:

1. Subrata Mandal
Alipore Police
Court KOL-27

2. Rupali Palta
Alipore Judges Court
KOL-27

1. Subimal Chatterjee
2. ১৭৭৭.৭৭৭ ৬৬৭৭
3. Subimal Chatterjee
4. Adish Chakraborty
5. Adim Chakraborty
6. Uham Kr Chakraborty
7. Kalpana Mukherjee
8. Sayak Chatterjee

**SIGNATURE OF THE
OWNERS/PRINCIPALS**

INDIRA ENTERPRISE

Indira Koiri
Proprietor

SIGNATURE OF THE DEVELOPER

Drafted by me and
prepared in our chamber
according to the documents
supplied to me and as per the
instructions of the parties herein

Amit Ghosh

Advocate

Alipore Judges' Court,
Kolkata - 700 027.

F/1394/961/W11



Thumb 1st Finger Middle Finger Ring finger Small Finger

Left hand					
Right hand					

Name SUBIMAL CHATTOPADHYAYA

Signature Subimal Chattopadhyaya



Thumb 1st finger Middle Finger Ring Finger Small Finger

Left hand					
Right hand					

Name MAZARANI CHATTERJEE

Signature Mazarani Chatterjee



Thumb 1st Finger Middle Finger Ring Finger Small Finger

Left hand					
Right hand					

Name SUKAM CHATTERJEE

Signature Sukamal Chatterjee



Thumb 1st Finger Middle Finger Ring Finger Small Finger

Left hand					
Right hand					

Name ASHISH CHAKRABORTY

Signature Ashish Chakraborty



	Thumb	1 st Finger	Middle Finger	Ring finger	Small Finger
Left hand					
Right hand					

Name ASHIM CHAKRABORTY
Signature Ashim Chakraborty



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
Left hand					
Right hand					

Name UTTAM KUMAR CHAKRABORTY
Signature Uttam K. Chakraborty



	Thumb	1 st Finger	Middle Finger	Ring Finger	Small Finger
Left hand					
Right hand					

Name KALPANA MUKHERJEE
Signature Kalpana Mukherjee



	Thumb	1 st Finger	Middle Finger	Ring Finger	Small Finger
Left hand					
Right hand					

Name SAYAK CHATTERJEE
Signature Sayak Chatterjee



Thumb

1st Finger

Middle Finger

Ring finger

Small Finger

Left hand					
Right hand					

Name INDIRA KOTRISignature Indira Kotri

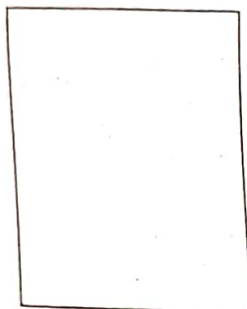
Thumb

1st finger

Middle Finger

Ring Finger

Small Finger



Left hand					
Right hand					

Name

Signature

Thumb

1st Finger

Middle Finger

Ring Finger

Small Finger



Left hand					
Right hand					

Name

Signature

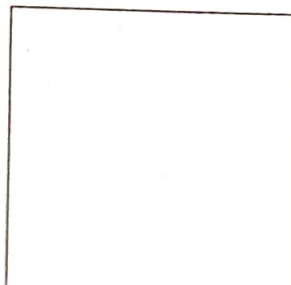
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1st Finger

Middle Finger

Ring Finger

Small Finger



Left hand					
Right hand					

Name

Signature



भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

संलग्नक क्रमांक / Enrollment No. : 2730/00669/65932

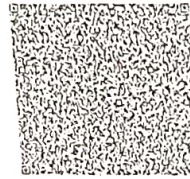
To
Subrata Mondal

S/O: Nema Chandra Mondal,
DULALPUR,
VTC: Ramchandranagar, PO: Madhya Shibpur,
Sub District: Magrahat - II, District: South 24 Parganas,
State: West Bengal, PIN Code: 743372,
Mobile: 9775149069

24103401



KC2410340185L



आपका आधार क्रमांक / Your Aadhaar No. : .

9995 0689 7969

मेरा आधार, मेरी पहचान



भारत सरकार

Government of India



Issue Date: 29/09/2014



Subrata Mondal
DOB: 07/01/1983
Male

9995 0689 7969

मेरा आधार, मेरी पहचान

Major Information of the Deed

Deed No :	I-1603-16899/2025	Date of Registration	29/08/2025
Query No / Year	1603-8002470910/2025	Office where deed is registered	
Query Date	29/08/2025 4:54:19 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	AMIT BHOWMICK Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 9775149069, Status :Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement		[4305] Other than Immovable Property, Declaration [No of Declaration : 2]	
Set Forth value		Market Value	
		Rs. 64,09,514/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(g))		Rs. 632/- (Article:E, E, M(b), H)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160316894/2025 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

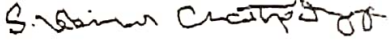
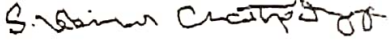
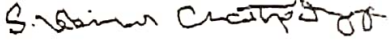
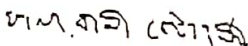
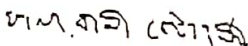
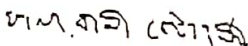
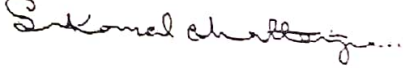
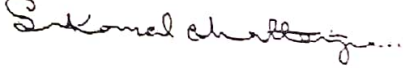
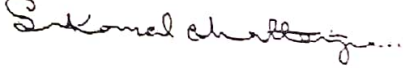
District: South 24-Parganas, P.S:- Tollygunge, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Kali Prasanna Roy Lane, , Premises No: 3/1, , Ward No: 092 Pin Code : 700031

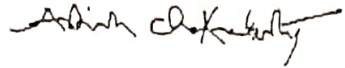
Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	2 Katha 10 Chatak 44 Sq Ft		63,79,514/-	Width of Approach Road: 12 Ft., , Project Name :
Grand Total :				4.4321Dec	0 /-	63,79,514 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	0/-	30,000/-	Structure Type: Structure,Status of Completion : Completed
Gr. Floor, Area of floor : 100 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	0 /-	30,000 /-	

Principal Details :

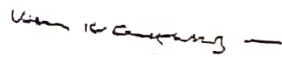
Sl No	Name,Address,Photo,Finger print and Signature								
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Shri SUBIMAL CHATTOPADHYAYA Son of Late Makhan Lal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office </td> <td>  29/08/2025 </td> <td>  LTI 29/08/2025 Captured </td> <td>  29/08/2025 </td> </tr> </tbody> </table> 131/N, Sarat Ghosh Garden Road, City:- Kolkata, P.O:- Dhakuria, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700031 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.: ALxxxxxx2D,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	Name	Photo	Finger Print	Signature	Shri SUBIMAL CHATTOPADHYAYA Son of Late Makhan Lal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025
Name	Photo	Finger Print	Signature						
Shri SUBIMAL CHATTOPADHYAYA Son of Late Makhan Lal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025						
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Smt MALA RANI CHATTERJEE Wife of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office </td> <td>  29/08/2025 </td> <td>  LTI 29/08/2025 Captured </td> <td>  29/08/2025 </td> </tr> </tbody> </table> 131/N, Sarat Ghosh Garden Road, City:- Kolkata, P.O:- Dhakuria, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700031 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.: BLxxxxxx7N,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	Name	Photo	Finger Print	Signature	Smt MALA RANI CHATTERJEE Wife of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025
Name	Photo	Finger Print	Signature						
Smt MALA RANI CHATTERJEE Wife of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025						
3	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Shri SUKAMAL CHATTERJEE Son of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office </td> <td>  29/08/2025 </td> <td>  LTI 29/08/2025 Captured </td> <td>  29/08/2025 </td> </tr> </tbody> </table> 105, Arya Vidyalaya Canal Road,, City:- Kolkata, P.O:- Haltu, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India , PAN No.: BLxxxxxx3A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	Name	Photo	Finger Print	Signature	Shri SUKAMAL CHATTERJEE Son of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025
Name	Photo	Finger Print	Signature						
Shri SUKAMAL CHATTERJEE Son of Late Parimal Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025						

Name	Photo	Finger Print	Signature
Shri ASHISH CHAKRABORTY Son of Late Sudeb Chandra Chakraborty Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025

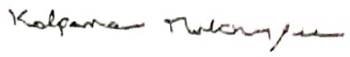
4/4 Nanda Gopal Mukherjee Road, City:- Kolkata, P.O:- Sarsuna, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700061 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.: AXxxxxxx9L,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025
 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office

Name	Photo	Finger Print	Signature
Shri ASHIM CHAKRABORTY Son of Late Sudeb Chandra Chakraborty Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025

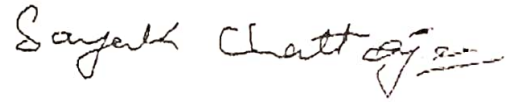
4/4 Nanda Gopal Mukherjee Road, City:- Kolkata, P.O:- Sarsuna, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700061 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.: AGxxxxxx4B,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025
 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office

Name	Photo	Finger Print	Signature
Shri UTTAM KUMAR CHAKRABORTY Son of Late Sudeb Chandra Chakraborty Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office	 29/08/2025	 LTI 29/08/2025 Captured	 29/08/2025

18/22, Sonamukhi Road, Naskar Para,, City:- Kolkata, P.O:- Sarsuna, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700061 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.: ACxxxxxx6J,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025
 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office

Name	Photo	Finger Print	Signature
Smt KALPANA MUKHERJEE Daughter of Late SUDEB CHANDRA CHAKRABORTY Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office		 Captured	
29/08/2025	LTI 29/08/2025	29/08/2025	

41/12, Sarsuna Main Road, City:- Kolkata, P.O:- Sarsuna, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700061 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: CCxxxxxx3R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office

8	Name	Photo	Finger Print	Signature
	Shri SAYAK CHATTERJEE Son of Late Samiran Chatterjee Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office		 Captured	
	29/08/2025	LTI 29/08/2025	29/08/2025	

131/N, SARAT GHOSH GARDEN ROAD, City:- Kolkata, P.O:- Dhakuria, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700031 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India , PAN No.:: BUxxxxxx4H,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 29/08/2025 , Admitted by: Self, Date of Admission: 29/08/2025 ,Place : Office

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	INDIRA ENTERPRISE 6, GHOSH PARA, City:- Kolkata, P.O:- Haltu, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078 , PAN No.:: BGxxxxxx6N,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	INDIRA KOIRI (Presentant) Daughter of TAPAN KOIRI Date of Execution - 29/08/2025, , Admitted by: Self, Date of Admission: 29/08/2025, Place of Admission of Execution: Office		 Captured	
		Aug 29 2025 5:16PM	LTI 29/08/2025	29/08/2025

13, NAZIR BAGAN, City:- Kolkata, P.O:- HALTU, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078, Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: BGxxxxxx6N, Aadhaar No Not Provided Status : Representative, Representative of : INDIRA ENTERPRISE (as PROPRIETOR)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SUBRATA MONDAL Son of Mr NEMAI MONDAL VILLAGE - DULALPUR, City:- , P.O:- MADHYASHIBPUR, P.S:-Magrahat, District:-South 24-Parganas, West Bengal, India, PIN:- 743372		 Captured	
	29/08/2025	29/08/2025	29/08/2025
Identifier Of Shri SUBIMAL CHATTOPADHYAYA, Smt MALA RANI CHATTERJEE, Shri SUKAMAL CHATTERJEE, Shri ASHISH CHAKRABORTY, Shri ASHIM CHAKRABORTY, Shri UTTAM KUMAR CHAKRABORTY, Smt KALPANA MUKHERJEE, Shri SAYAK CHATTERJEE, INDIRA KOIRI			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Shri SUBIMAL CHATTOPADHYAYA	INDIRA ENTERPRISE-0.55401 Dec
2	Smt MALA RANI CHATTERJEE	INDIRA ENTERPRISE-0.55401 Dec
3	Shri SUKAMAL CHATTERJEE	INDIRA ENTERPRISE-0.55401 Dec
4	Shri ASHISH CHAKRABORTY	INDIRA ENTERPRISE-0.55401 Dec
5	Shri ASHIM CHAKRABORTY	INDIRA ENTERPRISE-0.55401 Dec
6	Shri UTTAM KUMAR CHAKRABORTY	INDIRA ENTERPRISE-0.55401 Dec
7	Smt KALPANA MUKHERJEE	INDIRA ENTERPRISE-0.55401 Dec
8	Shri SAYAK CHATTERJEE	INDIRA ENTERPRISE-0.55401 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Shri SUBIMAL CHATTOPADHYAYA	INDIRA ENTERPRISE-12.50000000 Sq Ft
2	Smt MALA RANI CHATTERJEE	INDIRA ENTERPRISE-12.50000000 Sq Ft
3	Shri SUKAMAL CHATTERJEE	INDIRA ENTERPRISE-12.50000000 Sq Ft
4	Shri ASHISH CHAKRABORTY	INDIRA ENTERPRISE-12.50000000 Sq Ft
5	Shri ASHIM CHAKRABORTY	INDIRA ENTERPRISE-12.50000000 Sq Ft
6	Shri UTTAM KUMAR CHAKRABORTY	INDIRA ENTERPRISE-12.50000000 Sq Ft
7	Smt KALPANA MUKHERJEE	INDIRA ENTERPRISE-12.50000000 Sq Ft
8	Shri SAYAK CHATTERJEE	INDIRA ENTERPRISE-12.50000000 Sq Ft

Endorsement For Deed Number : I - 160316899 / 2025

On 29-08-2025

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 16:58 hrs on 29-08-2025, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by INDIRA KOIRI ,.

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 64,09,514/-

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

Execution is admitted on 29/08/2025 by 1. Shri SUBIMAL CHATTOPADHYAYA, Son of Late Makhan Lal Chatterjee, 131/N, Sarat Ghosh Garden Road, P.O: Dhakuria, Thana: Kasba, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700031, by caste Hindu, by Profession Service, 2. Smt MALA RANI CHATTERJEE, Wife of Late Parimal Chatterjee, 131/N, Sarat Ghosh Garden Road, P.O: Dhakuria, Thana: Kasba, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700031, by caste Hindu, by Profession House wife, 3. Shri SUKAMAL CHATTERJEE, Son of Late Parimal Chatterjee, 105, Arya Vidyalaya Canal Road,, P.O: Haltu, Thana: Kasba, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700078, by caste Hindu, by Profession Business, 4. Shri ASHISH CHAKRABORTY, Son of Late Sudeb Chandra Chakraborty, 4/4 Nanda Gopal Mukherjee Road, P.O: Sarsuna, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700061, by caste Hindu, by Profession Service, 5. Shri ASHIM CHAKRABORTY, Son of Late Sudeb Chandra Chakraborty, 4/4 Nanda Gopal Mukherjee Road, P.O: Sarsuna, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700061, by caste Hindu, by Profession Service, 6. Shri UTTAM KUMAR CHAKRABORTY, Son of Late Sudeb Chandra Chakraborty, 18/22, Sonamukhi Road, Naskar Para,, P.O: Sarsuna, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700061, by caste Hindu, by Profession Service, 7. Smt KALPANA MUKHERJEE, Daughter of Late SUDEB CHANDRA CHAKRABORTY, 41/12, Sarsuna Main Road, P.O: Sarsuna, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700061, by caste Hindu, by Profession House wife, 8. Shri SAYAK CHATTERJEE, Son of Late Samiran Chatterjee, 131/N, SARAT GHOSH GARDEN ROAD, P.O: Dhakuria, Thana: Kasba, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700031, by caste Hindu, by Profession Student

Indetified by Mr SUBRATA MONDAL, , , Son of Mr NEMAI MONDAL, VILLAGE - DULALPUR, P.O: MADHYASHIBPUR, Thana: Magrahat, , South 24-Parganas, WEST BENGAL, India, PIN - 743372, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 29-08-2025 by INDIRA KOIRI, PROPRIETOR, INDIRA ENTERPRISE, 6, GHOSH PARA, City:- Kolkata, P.O:- Haltu, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078

Indetified by Mr SUBRATA MONDAL, , , Son of Mr NEMAI MONDAL, VILLAGE - DULALPUR, P.O: MADHYASHIBPUR, Thana: Magrahat, , South 24-Parganas, WEST BENGAL, India, PIN - 743372, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 632.00/- (E = Rs 600.00/- ,H = Rs 28.00/- ,M (b) = Rs 4.00/-) and Registration Fees paid by , by Cash Rs 632.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by , by Stamp Rs 100.00/-

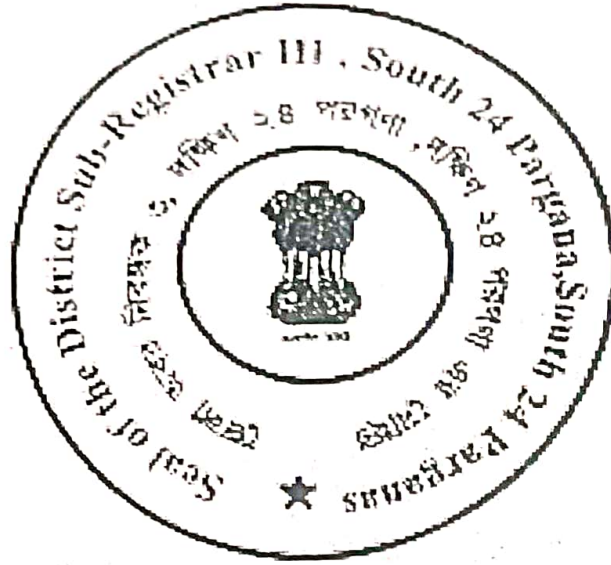
Description of Stamp

1. Stamp: Type: Impressed, Serial no 12012, Amount: Rs.100.00/-, Date of Purchase: 27/08/2025, Vendor name: A K Samajpati



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

of Registration under section 60 and Rule 69,
Registered in Book - I
Volume number 1603-2025, Page from 455773 to 455800
being No 160316899 for the year 2025.



Dhar

Digitally signed by Debasish Dhar
Date: 2025.09.09 14:34:33 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 09/09/2025
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.