

06208/2023

I-6002/23



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

A.R.A.
III

AH 365002

12-24 hrs

certified that the Document is admitted to registration. The Signature Sheet and the endorsement sheets attached to this document are the part of this Document.

SP
30/08/23

[Signature]
Additional Registrar
of Assurances-III, Kolkata

Additional Registrar of
Assurances III Kolkata
30 AUG 2023

8/2218242/23

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that, we, (1) **SMT. ASHA SHAW**, (PAN No. OBSP56619N), (AADHAR No. 3281 5658 7727), (Mobile No. 90733 18795), wife of Late Binod Shaw, by faith - Hindu, by nationality - Indian, by occupation - Housewife, residing at 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Post Office - Ram Mohan Roy Sarani, Kolkata - 700

Serial No. 729 Date: 07 JUL 2023

Name: L.M. Mitra Advocate

Address: Alipore Judges' Court, Kol-27

Advocate Alipore Judges' Court, Kol-27

Value Rs. 50/- P.

BIDYUT KR. SAHA

Licence Stamp Vendor
Alipore Judges' Court 24 Pgs. (S)
Kolkata 700 027

Stamp Vendor

Signature

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III

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Additional Registrar of Assurances III Kolkata
30 AUG 2023

006, (2) **SRI ANIL KUMAR SHAW**, (PAN No. BTUPS9218N), (AADHAR No. 7116 7993 7717), (Mobile No. 96819 75965), son of Late Binod Shaw, by faith - Hindu, by nationality - Indian, by occupation - Business, residing at 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Post Office - Ram Mohan Roy Sarani, Kolkata - 700 006, (3) **SRI ARBIND KUMAR SHAW**, (PAN No. CXHPS1457H), (AADHAR No. 8102 8974 4773), (Mobile No. 98837 84515), son of Late Binod Shaw, by faith - Hindu, by nationality - Indian, by occupation - Business, residing at 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Post Office - Ram Mohan Roy Sarani, Kolkata - 700 006, (4) **SMT. JYOTI JAISWAL**, (PAN No. BKFPJ0940N), (AADHAR No. 8442 5869 6103), (Mobile No. 96819 22170), wife of Sri Vimal Jaiswal, by faith - Hindu, by nationality - Indian, by occupation - Housewife, residing at 15B, Indian Mirron Street, Wellington, Police Station - Taltala, Post Office - Lenin Sarani, Kolkata - 700 013, hereafter referred as the Principals hereby states as follows :-

WHEREAS by an Indenture of Conveyance bearing date 20/08/1956 and registered in Book No. I, Volume No. 58, Pages 258 to 271, Being No. 3787 for the year 1956, in the

office of the Registrar of Assurances Calcutta between Durga Prasad Chamria and others, therein mentioned as the Vendors of the First Part, Benarasi Lal Chamria and others, therein mentioned as the Receivers of the Second Part and Sri Radheshyam Shaw and Badri Prasad Shaw, therein mentioned as the Purchasers of the Third Part. The said Purchasers as aforesaid purchase in equal share for the consideration mentioned therein, the portion of Premises No. 32, Gorachand Bose Road, in the Town of Calcutta containing by estimation an area of 5 Cottahs 1 Chittack 42 Sq. ft. be the same little more or less together with structure thereon, morefully described as the Schedule thereunder written.

AND WHEREAS after the purchase as aforesaid, the said Radheshyam Shaw and Badri Prasad Shaw duly mutated their names in the records of the Calcutta Corporation and upon such mutation followed by separation the premises was numbered as 32D, Gora Chand Bose Road.

AND WHEREAS by a Deed of Partition bearing date 16/09/1967 made between Sri Radheshyam Shaw, son of Moolchand Shaw, therein described as the First Part, Sri Badri

Prasad Shaw, son of Moolchand Shaw, therein described as the Second Part. The said Sri Radheshyam Shaw, son of Moolchand Shaw and Sri Badri Prasad Shaw, son of Moolchand Shaw amicable partition of their aforesaid joint property by mets and bounds wherein the said Radheshyam Shaw obtained **ALL** **THAT** piece and parcel of land measuring an area 2 Cottahs 9 Chittack 37 Sq. ft. together with partly two storied and partly one storied building standing thereon lying and situate at Western portion of Premises No. 32D, Gora Chand Road in the North Division of the Town of Calcutta, morefully described in the Second Schedule thereunder written and delineated in the Map or Plan annexed thereto and marked as "Lot : A" and bordered with Red verge, which documents was registered at the office of the Registrar of Assurances Calcutta and recorded in Book No. I, Volume No. 158, Pages 100 - 111, Being No. 4927 for the year 1967.

AND WHEREAS after obtaining the said property the said Radheshyam Shaw duly mutated his name in the record of the then Calcutta Corporation and upon such mutation followed by separation the said Premises has been re-numbered as

Premises No. 32D/1A, Gora Chand Bose Road, Police Station – Badtala, Kolkata – 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16, vide Assessee No. 110161100626.

AND WHEREAS while thus seized and possessed of the aforesaid property the said Radheshyam Shaw died intestate on 22/06/1994 leaving behind him and surviving his only son – Binode Shaw as his legal heir and successors as his wife Saraswati Devi died on 26/05/1994 prior to his death.

AND WHEREAS after obtaining the said premises, the said Binod Shaw duly mutated his name in the record of Kolkata Municipal Corporation and enjoying the same without any interruption.

AND WHEREAS while thus seized and possessed of the aforesaid property the said Binod Shaw died intestate on 18/12/2014 leaving behind and surviving his wife – Smt. Asha Shaw and two sons namely – Sri Anil Kumar Shaw and Sri Arbind Kumar Shaw and only daughter – Smt. Jyoti Jaiswal as his legal heirs and successors.

AND WHEREAS by virtue of the aforesaid happenings, the party of the First are the joint Owners of **ALL THAT** piece and parcel of land measuring an area 2 Cottahs 9 Chittacks 37 Sq. ft. be the same little more or less together with partly two storied and partly one storied building standing thereon lying and situate at being Premises No. 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Kolkata - 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16, vide Assessee No. 110161100626, in the Town of Kolkata, morefully described in the First Schedule hereunder written.

AND WHEREAS the Owners are desirous of developing the said property by constructing a multi - storied building after demolishing the existing building thereon.

AND WHEREAS we the Principals herein are the joint Owner of **ALL THAT** piece and parcel of land measuring an area 2 Cottahs 9 Chittacks 37 Sq. ft. be the same little more or less together with 54 years old partly two storied and partly one storied building standing thereon measuring a built up area 1700 Sq. ft. (1000 Sq. ft. on the Ground Floor and 700 Sq. ft.

on the First Floor) by cemented flooring lying and situate at being Premises No. 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Kolkata - 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16, vide Assessee No. 110161100626, in the Town of Kolkata, morefully described in the SCHEDULE hereunder written with an intention to develop the said property by raising building thereon for which we, the Principals entered into an Agreement for Development with **SUMIT KUMAR SHAW, (PAN : BYDPS8716F), (AADHAR No. 7940 0909 4160), (Mob. : 83350 69893)**, son of Sri Dilip Kumar Shaw, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 19C, Mohan Chand Road, Post Office - Kidderpore, Police Station - Watgunge, Kolkata - 700 023, on 30.8.2023 with certain terms and conditions mentioned therein in the said Development Agreement which was duly registered in the office at the A.R.A. III - Kolkata, South 24 Parganas and recorded in Book No. I, Being No. 5995 for the year 2023.

Sumit Kumar Shaw

In pursuance to the said Development Agreement and to facilitate the said work of construction, we hereby nominate and appoint and constitute - **SUMIT KUMAR SHAW**, (PAN : **BYDPS8716F**), (AADHAR No. **7940 0909 4160**), (Mob. : **83350 69893**), son of Sri Dilip Kumar Shaw, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 19C, Mohan Chand Road, Post Office - Kidderpore, Police Station - Watgunge, Kolkata - 700 023, as our true and lawful Attorney to do following acts, deeds and things in our names on our behalf :-

1. **To** construct building in terms of the registered Agreement dated 30.8.2023 upon our land described in the Schedule hereunder in accordance with the sanction plan by the Kolkata Municipal Corporation on our behalf.
2. **To** cause necessary building plans and specifications to be prepared for construction of a multi-storied building on the said property as well as modified plan in respect of such construction, if necessary and to sign all such building plans and submit the same to the concern authority for sanction and to observe and perform all the

Sumit Kumar Shaw.

formalities and obligations in connection with the sanction of the said building plan and specifications and to receive all sanctioned building plan and specifications from the Kolkata Municipal Corporation upon giving acknowledgement and/or receipt for the same.

3. **To** sign and execute the documents for taking necessary steps to amalgamate the schedule premises with its adjoining premises.
4. **To** negotiate for sale of Developer's share of the Flat or Flats together with proportionate share of land of the said property and to execute all such deed/s of agreement/s with intending Purchaser/s for selling out the same and to execute necessary Conveyance / Conveyances in favour of the intending Purchaser / Purchasers for selling out the flat/s together with undivided proportionate share of land underneath the building and to sell all other space, Car parking space and to receive all money whether by way of earnest money or initial payment or full payment consideration money/s in Cheque / Bank Draft / Pay Order etc. from the intending Purchaser/s and to grant

necessary receipt and acknowledgments save and except our allocation (Owner's allocation) in the said building and to present all such final Deed of Conveyance/s before the Registrar for its registration and sign the receipt granting by the Registration Offices on our behalf.

5. **To** appoint, Engineers, Architect, Supervisors, Care-takers masons, Electricians, Plumber and all other person required for the construction supervision and all works in connection with the said multi-storied building to be constructed on the said property at such wagers, remuneration fees or other payments and on such terms and conditions as our said Attorney will think fit and proper.
6. **To** apply to appropriate authorities for electric connections sanitary connection, water supply connections, drainage and sewerage temporary or permanent for the said building on such terms and conditions as our said Attorney will think fit and proper.

7. **To** pay or cause to be paid all Taxes and other outgoings and impositions payable in respect of the said property during the construction of the said building.
8. **To** receive money and/or consideration from the intending Purchaser / Purchasers of flats in terms of the Agreement hereinbefore mentioned and to sign and execute jointly with Owners in respect of the Developer's flats / units / Car parking space in the said building on such terms and conditions as our said Attorney will think fit and proper and to register the same according to the provisions of law.
9. **On** non-payment of any sums to take legal or other steps for recovery thereof in such manner and on such terms and conditions as our said Attorney will deem fit and proper.
10. **To** commence, prosecute, defend and continue all actions, suit, appeal and other legal proceeding including Land Acquisition and Requisition proceeding which may hereafter be commenced by or against me on our behalf in

any Court of Justice, Civil, Criminal, Revenue both Appellate and Original in respect of the said property and to appear and represent me before all Magistrate, Judges and other Offices, Government and Semi Government, Municipal Corporation and other authorities. To sign and verify plaints, written statements, petitions, applications and other pleading and documents to prefer appeals and to apply for reviews and revisions, pleaders and other legal agents and to sign vakalatnama regarding the said property.

11. **To** save and accept service or summons, notices, warrants or other process of Court and authorities concerned as aforesaid and do all things in connection therewith.
12. **To** represent me before all the office/offices concern and to sign all papers, documents on our behalf for mutation of our names in respect of the said properties and to appear in all having before the authorities to such mutation, dealing objection on our behalf against the excess valuation assessed by the authority concerned and

also to prefer appeal before appropriate authorities and to take all kind of permission including Land Ceiling permission from the competent authority in respect of the said property.

13. **To** make and presents any Deed of Conveyance/s for registration when to be executed by our said Attorney and to admit, execute and registering authorities concern like as such Registrar of Assurance, District Sub-Registrar of Alipore or any other like such Registering office/s concern in our names on our behalf.

AND GENERALLY to do all acts, deeds, matters and in this matter, things and to exercise all such powers and authority as our said Attorney may deem fit and proper. The Executant shall not do anything contrary or inconsistent with the terms and conditions embodied of this Agreement.

AND We hereby agree to ratify and confirm all and whatever act, deeds, matters and things powers and authorities herein given shall lawfully do or purported to do or cause to be done executed or performed in connection with the above

mentioned and/or Schedule below property by virtue of this Power of Attorney.

THE FIRST SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of land measuring an area 2 Cottahs 9 Chittacks 37 Sq. ft. be the same little more or less together with 54 years old partly two storied and partly one storied building standing thereon measuring a built up area 1700 Sq. ft. (1000 Sq. ft. on the Ground Floor and 700 Sq. ft. on the First Floor) by cemented flooring lying and situate at being Premises No. 32D/1A, Gora Chand Bose Road, Police Station - Badtala, Kolkata - 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16, vide Assessee No. 110161100626, in the Town of Kolkata and butted and bounded as follows :-

ON THE NORTH : By Premises No. 32M/1C, Gora Chand Bose Road ;

ON THE EAST : By 32D/1B, Gora Chand Bose Road ;

ON THE SOUTH : By Gora Chand Bose Road ;

ON THE WEST : By Premises No. 32E/1A, Gora Chand Bose Road ;

THE SECOND SCHEDULE ABOVE REFERRED TO

(Owner's Allocation)

Owners will be allocated 50% of the constructed area of the proposed multi-storied building together with proportionate share or interest in the land together with common facilities and amenities attached thereto at Premises No. 32D/1A, Gora Chand Bose Road, Police Station - Burtalla, Kolkata - 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16 in consideration of their land only and such area will be provided to the Owners on mutual understanding. if the Land Owners shall vacate the tenanted portion at their own costs and expenses for such reason the owner shall be allocated another 5% constructed area in consideration of their land only and such 5% area will be provided in the Ground Floor.

THE THIRD SCHEDULE ABOVE REFERRED TO

(Developer's Allocation)

The Developer will be allocated remaining area of the proposed building at Premises No. 32D/1A, Gora Chand Bose Road, Police Station - Burtalla, Kolkata - 700 006 within the municipal limits of the Kolkata Municipal Corporation under Ward No. 16.

SIGNATURE OF THE ATTORNEY

IN PRESENCE OF THE FOLLOWING WITNESSES both the Principals and Attorney have set and subscribed their respective hands and seals on this day, month and years hereunder written. dated. 30.8.2023

Sumit Kumar Shaw.

SIGNED, SEALED AND DELIVERED

in the presence of following

WITNESSES:-

1. Jyoti Shaw
32 D/1A Gosta
Chand Bose
Road Kol-6

- 1) Asha Shaw
- 2) Anil Kr Shaw
- 3) Aarbind Kumar Shaw.
- 4) Jyoti Jaiswal

2. Utsav Shaw
19/C Mohan Chand Road
Kidder pore Kol-23

SIGNATURE OF THE PRINCIPALS

Sumit Kumar Shaw.

SIGNATURE OF THE ATTORNEY

Drafted by me :

Lalmohan Mitra

Lalmohan Mitra, Advocate
Enrolment No. F/44/44/88
Alipore Judges' Court, Kolkata - 700 027

Computer print by : -

DAS XEROX & COMPUTER

Alipore Judges' Court,
Kolkata- 700 027.

SPECIMEN FORM FOR TEN FINGERPRINTS



Asha Shaw

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

Name Asha Shaw
Signature _____



Anil Kr Shaw

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

Name _____
Signature Anil Kr Shaw



Ashbind Kumar Shaw

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

Name _____
Signature Ashbind Kumar Shaw

SPECIMEN FORM FOR TEN FINGERPRINTS



Jyoti Jaiswal

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

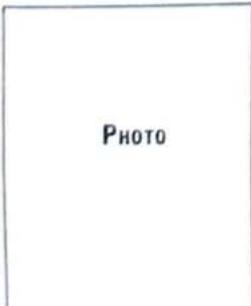
Name Jyoti Jaiswal
Signature _____



Sunil Kumar Shaw

Signature Sunil Kumar Shaw

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



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

Signature _____

Major Information of the Deed

	I-1903-06002/2023	Date of Registration	30/08/2023
Year	1903-8002218242/2023	Office where deed is registered	
Date	30/08/2023 12:07:16 PM	A.R.A. - III KOLKATA, District: Kolkata	
Applicant Name, Address Other Details	UTSAV SHAW , 19C, MOHAN CHAND ROAD, Thana : Wattgunge, District : South 24-Parganas, WEST BENGAL, PIN - 700023, Mobile No. : 8335069894, Status :Others		
Transaction	Additional Transaction		
(138) Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Stampduty Paid(SD)	Rs. 1,12,60,803/-		
Rs. 50/- (Article:48(g))	Registration Fee Paid		
Remarks	Rs. 11/- (Article:E, M(b))		
	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190305995/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Kolkata, P.S:- Burtola, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Gora Chand Bose Road, , Premises No: 32D/1A, , Ward No: 016 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			Bastu	2 Katha 9 Chatak 37 Sq Ft		1,05,32,141/-	Width of Approach Road: 26 Ft., Adjacent to Metal Road, , Project Name :
Grand Total :				4.3129Dec	0 /-	105,32,141 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1700 Sq Ft.	0/-	7,28,662/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 1000 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 54 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 700 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 54 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		1700 sq ft	0 /-	7,28,662 /-	

Principal Details :

Name, Address, Photo, Finger print and Signature

Name	Photo	Finger Print	Signature
Mrs ASHA SHAW Wife of Late BINOD SHAW Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office			<i>Asha Shaw</i>
30/08/2023	LTI 30/08/2023	30/08/2023	

32D/1A, Gora Chand Bose Road, City:- Not Specified, P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: Obxxxxxx9n, Aadhaar No: 32xxxxxxxx7727, Status :Individual, Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office

Name	Photo	Finger Print	Signature
Mr ANIL KUMAR SHAW Son of Late BINOD SHAW Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office			<i>Anil Kumar Shaw</i>
30/08/2023	LTI 30/08/2023	30/08/2023	

32D/1A, Gora Chand Bose Road, City:- Not Specified, P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: Btxxxxxx8n, Aadhaar No: 71xxxxxxxx7717, Status :Individual, Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office

Name	Photo	Finger Print	Signature
Mr ARBIND SHAW, (Alias: Mr ARBIND KUMAR SHAW) Son of Late BINOD SHAW Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office			<i>Arbind Kumar Shaw</i>
30/08/2023	LTI 30/08/2023	30/08/2023	

32D/1A, Gora Chand Bose Road, City:- Not Specified, P.O:- BEADON STREET, P.S:-Burtola, District:-Kolkata, West Bengal, India, PIN:- 700006 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: Cxxxxxxx7h, Aadhaar No: 81xxxxxxxx4773, Status :Individual, Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office

Name	Photo	Finger Print	Signature
Ms JYOTI JAISWAL Wife of Mr VIMAL JAISWAL Executed by: Self, Date of Execution: 30/08/2023 Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office			
30/08/2023	LTI 30/08/2023	30/08/2023	

WELLINGTON, 15B, Indian Mirror Street, City:- Not Specified, P.O:- LENIN SARANI, P.S:-Taltola, District:-Kolkata, West Bengal, India, PIN:- 700013 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: Bkxxxxxx0n, Aadhaar No: 84xxxxxxxx6103, Status :Individual, Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Name Photo Finger Print Signature
	Mr SUMIT KUMAR SHAW (Presentant) Son of Mr DILIP KUMAR SHAW Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office
	  
	30/08/2023 LTI 30/08/2023 30/08/2023

Son of Mr DILIP KUMAR SHAW 19/C, Mohan Chand Road, City:- Not Specified, P.O:- KHIDDERPORE, P.S:- Wattgunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700023 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: Byxxxxxx6f, Aadhaar No: 79xxxxxxxx4160, Status :Individual, Executed by: Self, Date of Execution: 30/08/2023 , Admitted by: Self, Date of Admission: 30/08/2023 ,Place : Office

Identifier Details :

Name	Photo	Finger Print	Signature
UTSAV SHAW Son of Shri PRADEEP KUMAR SHAW , 19C,MOHAN CHAND ROAD, City:- Not Specified, P.O:- WATTGUNGE, P.S:- Wattgunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700023			
	30/08/2023	30/08/2023	30/08/2023

Identifier Of Mrs ASHA SHAW, Mr ANIL KUMAR SHAW, Mr ARBIND SHAW, Mrs JYOTI JAISWAL, Mr SUMIT KUMAR SHAW

Property for L1

	To. with area (Name-Area)
ASHA SHAW	Mr SUMIT KUMAR SHAW-1.07823 Dec
ANIL KUMAR SHAW	Mr SUMIT KUMAR SHAW-1.07823 Dec
ARBIND SHAW	Mr SUMIT KUMAR SHAW-1.07823 Dec
Mrs JYOTI JAISWAL	Mr SUMIT KUMAR SHAW-1.07823 Dec

Property for S1

No	From	To. with area (Name-Area)
	Mrs ASHA SHAW	Mr SUMIT KUMAR SHAW-425.00000000 Sq Ft
	Mr ANIL KUMAR SHAW	Mr SUMIT KUMAR SHAW-425.00000000 Sq Ft
3	Mr ARBIND SHAW	Mr SUMIT KUMAR SHAW-425.00000000 Sq Ft
4	Mrs JYOTI JAISWAL	Mr SUMIT KUMAR SHAW-425.00000000 Sq Ft

30-08-2023

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 : 48 of Indian Stamp Act 1899.

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

Presented for registration at 12:24 hrs on 30-08-2023, at the Office of the A.R.A. - III KOLKATA by Mr SUMIT KUMAR SHAW ,Claimant.

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 1,12,60,803/-

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

Execution is admitted on 30/08/2023 by 1. Mrs ASHA SHAW, Wife of Late BINOD SHAW, 32D/1A, Road: Gora Chand Bose Road, , P.O: BEADON STREET, Thana: Burtola, , Kolkata, WEST BENGAL, India, PIN - 700006, by caste Hindu, by Profession House wife, 2. Mr ANIL KUMAR SHAW, Son of Late BINOD SHAW, 32D/1A, Road: Gora Chand Bose Road, , P.O: BEADON STREET, Thana: Burtola, , Kolkata, WEST BENGAL, India, PIN - 700006, by caste Hindu, by Profession Business, 3. Mr ARBIND SHAW, Alias Mr ARBIND KUMAR SHAW, Son of Late BINOD SHAW, 32D/1A, Road: Gora Chand Bose Road, , P.O: BEADON STREET, Thana: Burtola, , Kolkata, WEST BENGAL, India, PIN - 700006, by caste Hindu, by Profession Business, 4. Mrs JYOTI JAISWAL, Wife of Mr VIMAL JAISWAL, WELLINGTON, 15B, Road: Indian Mirror Street, , P.O: LENIN SARANI, Thana: Taltola, , Kolkata, WEST BENGAL, India, PIN - 700013, by caste Hindu, by Profession House wife, 5. Mr SUMIT KUMAR SHAW, Son of Mr DILIP KUMAR SHAW, 19/C, Road: Mohan Chand Road, , P.O: KHIDDERPORE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by Profession Business
Indetified by UTSAV SHAW, , , Son of Shri PRADEEP KUMAR SHAW, , 19C,MOHAN CHAND ROAD, P.O: WATTGUNGE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by profession Business

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11.00/- (E = Rs 7.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 11.00/-

Payment of Stamp Duty

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

Description of Stamp

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Samar Kumar Pramanick

Samar Kumar Pramanick
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - III KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1903-2023, Page from 227312 to 227336

being No 190306002 for the year 2023.



Sa

Digitally signed by SAMAR KUMAR
PRAMANICK
Date: 2023.09.02 12:43:52 -04:00
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 2023/09/02 12:43:52 PM

ADDITIONAL REGISTRAR OF ASSURANCE

OFFICE OF THE A.R.A. - III KOLKATA

West Bengal.

(This document is digitally signed.)
