

05015/24

I-09908/2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

95AB 218745

56/05/2024
20/11/2060/2024

Certified that the document is witnessed the
before the Sub-Registrar of
Registration, for the above premises, and the
same is true to the best of my knowledge.

District Sub-Registrar
Registrar U/S 7 (2) of
Registration Act
Alipore, South 24 Parganas

5 MAY 2024

K. M. C. BOUNDARY DECLARATION

Re : K.M.C. Premises No. 171, Baghajatin Block - 'D', having
Assessee No. 31-102-02-0171-3, within Ward No. 102,
corresponding to Postal Address D-69 Baghajatin Pally,
Police Station - Jadavpur, Kolkata - 700 032, District -
South 24-Parganas, Borough No. XI, measuring net land
area 207.448 Sq.Mtr. equivalent to 3 (Three) Cottahs 1
(One) Chittack 27.97 (Twenty-seven point nine seven) Sq.ft.
more or less as per present physical measurement.

We, (1) SRI JAYANTA GHOSH, (PAN - BSXPG9614E), (Aadhaar No. 3855 9015 0708), son of Late Anil Baran Ghosh, by Faith - Hindu, by Occupation - Business, by Nationality - Indian, residing at D-69 Baghajatin Pally, Post Office - Jadavpur University, Police Station - Jadavpur, Kolkata - 700 032, District - South 24-

Parganas, (2) **SRI BIDYUT BARAN GHOSH, (PAN –ADYPG2423N), (Aadhaar No. 2707 5938 9314)**, son of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Retired, by Nationality – Indian, residing at D-95A, Baghajatin Pally, Post Office – Jadavpur University, Police Station – Jadavpur, Kolkata – 700 032, District – South 24-Parganas, (3) **SRI UTTAM KUMAR GHOSH, (PAN – ADEPG6496R), (Aadhaar No. 6285 9265 4166)**, son of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Retired, by Nationality – Indian, residing at 185/2, Kharer Math, Ward No. 9, Post Office – New Barrackpore, Police Station – New Barrackpore, West Bengal – 700 131, (4) **SMT. SUMITA CHAKRABORTY, (PAN – ARSPC7188G), (Aadhaar No. 6132 0247 1347)**, wife of Late Somesh Chakraborty and daughter of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Housewife, by Nationality – Indian, residing at Panchabati, Panihati (M), Natagarh, North 24 Parganas, West Bengal – 700 113, (5) **SMT. ARUNA GHOSH alias SOMA GHOSH, (PAN – AUVPG1912E), (Aadhaar No. 4362 1105 1180)**, wife of Swapan Kumar Ghosh and daughter of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Housewife, by Nationality – Indian, residing at 512/1, Haralal Nagar, Masji Badi Road, Post Office – Kanchrapara, Police Station – Kanchrapara, District – South 24-Parganas, Pin code – 743145, (6) **SMT. GOPA BHATTACHARJEE, (PAN – CAJPB2434C), (Aadhaar No. 8121 8893 4896)**, wife of Bimalendu Bhattacharjee, daughter of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Housewife, by Nationality – Indian, residing at L R 364, A.B.L. Township, Durgapur Abi Township, Barddhaman, West Bengal – 713 206, (7) **SMT. GOURI DUTTA, (PAN – BYXPD2877A), (Aadhaar No. 2301 8207 5115)**, wife of Late Swapan Dutta and daughter of Late Anil Baran Ghosh, by Faith – Hindu, by Occupation – Housewife, by Nationality – Indian, residing at E 42 Baghajatin Pally, Post Office – Baghajatin, Police Station – Patuli, Kolkata – 700 086, District – South 24-Parganas, represented by their Constituted Lawful Attorney “M/S. UMA ENTERPRISE”, (PAN : AMUPM3072C), a sole proprietorship concern, having its office at E/41, Baghajatin, Post Office - Baghajatin, Police Station – Patuli, Kolkata – 700 086, District – South 24-Parganas, being represented by its sole proprietor namely **SRI DIPANKAR MAJUMDER, (PAN : AMUPM3072C), (Aadhaar No.7300 6870 9450)**, son of Sri Dulal Aditya Majumder, by faith – Hindu, by Nationality – Indian, by Occupation – Business, residing at E/41, Baghajatin, Post Office - Baghajatin, Police Station – Patuli, Kolkata – 700 086, District – South 24-Parganas, by virtue of a registered General Power of Attorney dated 14.07.2023, registered at District Sub-Registrar - III, Alipore,

South 24-Parganas and entered into Book No. I, Volume No. 1603-2023, Pages from 296205 to 296226, being Deed No. 1603010315 for the year 2023, do hereby solemnly declare and affirm as stated hereunder :

1. That we the **DECLARANTS** herein are the absolute joint owners of a plot of land measuring net land area of **207.448 Sq.Mtr.** equivalent to **3 (Three) Cottahs 1 (One) Chittack 27.97 (Twenty-seven point nine seven) Sq.ft. more or less as per present physical measurement** situated at **Mouza - Bademasur, J.L. No. 31, comprising in C.S. Plot No. 25 (P) and 26 (P), E/P No. 458, S.P. No. 435, within the limits of The Kolkata Municipal Corporation Ward No. 102, known as K.M.C. Premises No. 171, Baghajatin Block - 'D', having Assessee No. 31-102-02-0171-3, within the limits of The Kolkata Municipal Corporation Ward No. 102, corresponding to Postal Address D-69 Baghajatin Pally, Police Station - Jadavpur, Kolkata - 700 032, District - South 24-Parganas.**
2. That the net land area of our own ownership is measuring **207.448 Sq.Mtr.** equivalent to **3 (Three) Cottahs 1 (One) Chittack 27.97 (Twenty-seven point nine seven) Sq.ft. more or less as per present physical measurement known as K.M.C. Premises No. 171, Baghajatin Block - 'D', having Assessee No. 31-102-02-0171-3, within Ward No. 102, Police Station - Jadavpur, Kolkata - 700 032, District - South 24-Parganas.**
3. That we are going to submit the building plan for the construction of the building in our said property measuring actual net land area **207.448 Sq.Mtr.** equivalent to **3 (Three) Cottahs 1 (One) Chittack 27.97 (Twenty-seven point nine seven) Sq.ft. more or less as per present physical measurement known as K.M.C. Premises No. 171, Baghajatin Block - 'D', within Ward No. 102, Police Station - Jadavpur, Kolkata - 700 032, District - South 24-Parganas.**
4. That there is no Civil or Criminal suit pending over the said land and the land is free from all encumbrances.
5. That if there is any dispute arises over the said land area and boundary, the K.M.C. will not be liable for any litigation in future over the said land due to false

statement and The Kolkata Municipal Corporation shall have the right/authority to revoke the plan to be submitted by us in accordance with law.

6. That we are at present the absolute owners of net land area measuring **207.448 Sq.Mtr.** equivalent to **3 (Three) Cottahs 1 (One) Chittack 27.97 (Twenty-seven point nine seven) Sq.ft.** more or less as per present physical measurement known as **K.M.C. Premises No. 171, Baghajatin Block – 'D', within Ward No. 102, Police Station – Jadavpur, Kolkata – 700 032, District – South 24-Parganas** and it is butted and bounded by :

ON THE NORTH : Premises No. D/71, Baghajatin Colony, Kolkata - 700032 & one three storied building;

ON THE SOUTH : 10100 MM wide Black Top Baghajatin Station Road;

ON THE EAST : Premises No. D/69A, Baghajatin Station Road, Kolkata- 700032;

ON THE WEST : 3550 MM wide Black Top K.M.C. Road.

7. The measurement of the four sides boundary of the land is mentioned below and the said property is known as **K.M.C. Premises No. 171, Baghajatin Block – 'D', within Ward No. 102, Police Station – Jadavpur, Kolkata – 700 032, District – South 24-Parganas**, within our own ownership :

NORTHERN SIDE : 15990 MM ;

SOUTHERN SIDE : 18030 MM ;

EASTERN SIDE : 2760 MM, 9120 MM;

WESTERN SIDE : 13200 MM.

8. That the enclosed Map/Plan is also a part of this Declaration.

9. That this is not a tank or a filled up tank or filled up land.

9. That the above statements are true to the best of our knowledge and belief.

IN WITNESS WHEREOF the Declarants put their signatures on this the 6th day of May, 2024 (Two Thousand and Twenty-four).

WITNESS :

1. *Jayesh Mishra*
Advocate
High Court, Calcutta.

UMA ENTERPRISE
Gopankar Prasunnder (Om)
Proprietor

As lawful Constituted Attorney of the Declarants herein.

SIGNATURE OF THE DECLARANTS

2. *Abhejil Kumar Mishra*
vill. Nigj Maitama
P. O. Battala
Dist. Purba Midnapur

DRAFTED & PREPARED BY
AS PER K.M.C. PROFORMA :

Debes Kumar Misra (69/1, Baghajatin)

(MR. DEBES KUMAR MISRA)

ADVOCATE [Enrollment No. F/364/329/1989]

HIGH COURT, CALCUTTA

Resi-cum-Chamber : 69/1, Baghajatin

Place, Kolkata-700 086.

PH-9830236148(D.K.M.),

Email:debeskumarmisra@gmail.com

9051446430(Somesh),

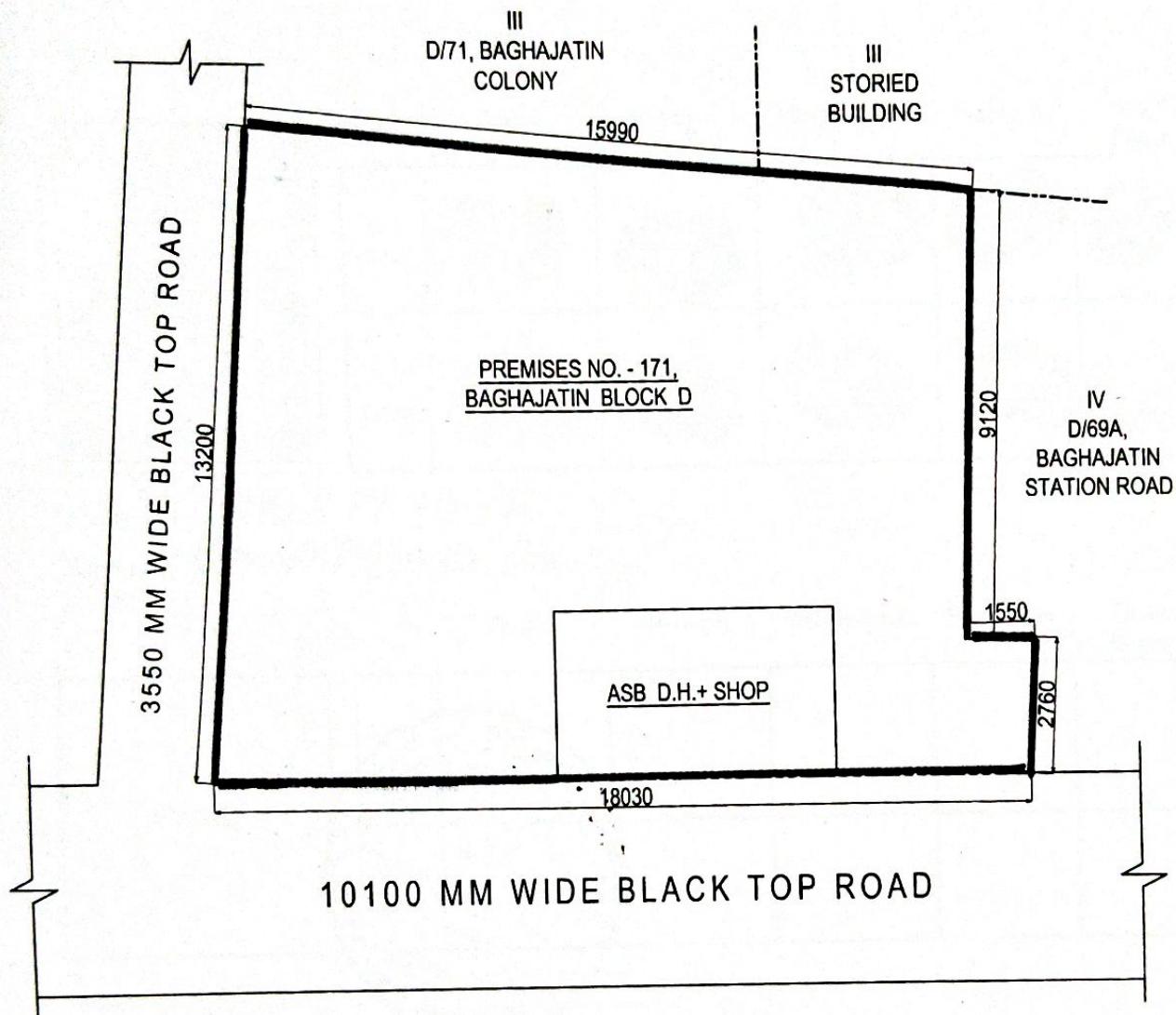
Email:mishrasomesh08@gmail.com

9836115120(Tapesh),

Email:tapesh.mishra85@gmail.com

SITE PLAN OF THE PLOT OF LAND AT PREMISES NO. 171, BAGHAJATIN BLOCK-D,
E.P. NO - 458, S.P. NO - 435, C.S. PLOT NO - 25 (P), 26 (P), MOUZA - BADEMASUR,
J.L. NO. 31, UNDER THE JURISDICTION OF K.M.C. WARD - 102, BOROUGH - XII,
P.S.- JADAVPUR, KOLKATA - 700032.

TOTAL AREA OF THE PLOT = 207.448 M2 = EQUIVALENT TO
= 3 KATA - 01 CHATTACK - 27.97 SFT (MORE OR LESS) MARKED IN RED BORDER LINE



UMA ENTERPRISE

Gopankar Royfunder (Om)

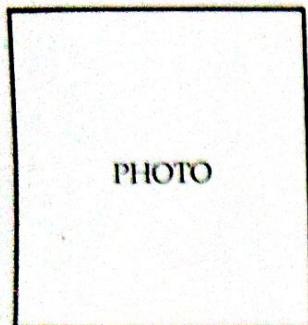
Proprietor

*An lawfully constituted attorney
of the Declarants herein*

SIGNATURE OF THE OWNER



SCALE - 1:135



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name

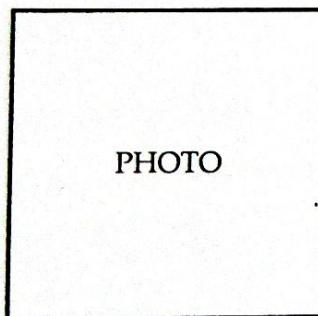
Signature



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name. DIPANKAR MAJUMDER

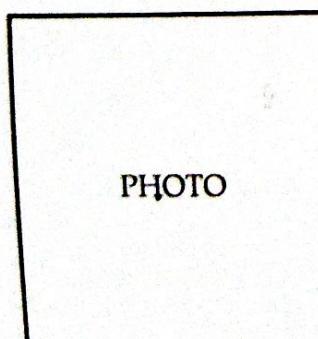
Signature Dipankar Majumder (Dm)



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name

Signature



	Thumb	1 st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

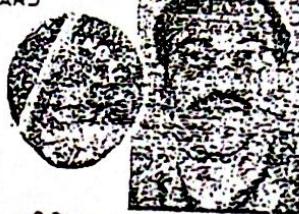
Name

Signature

ভাৰতেৰ নিৰ্বাচন কমিশন
ELECTION COMMISSION OF INDIA

পরিচয় পত্ৰ
IDENTITY CARD

WB 31/212/62204



নিৰ্বাচনৰ নাম অতিক্রমৰ হিত
Elector's Name Ach. K. M. Maitra

পিতৃৰ নাম নেহো দেৱ
Father's name N. D. Debnath

লিঙ্গ
Sex
১.১.২০০৬ বর্ষ
Age as on 1st Oct 2006
১১

নিৰ্বাচনী পৰিষেক কৰিবলৈ আৰু পৰিষেক কৰিবলৈ
নিৰ্বাচনী পৰিষেক কৰিবলৈ

Address:
Mauja-Nij Malihuna Paschimangan, Malihuna, Paschimangan
Purba Medinipur 721403

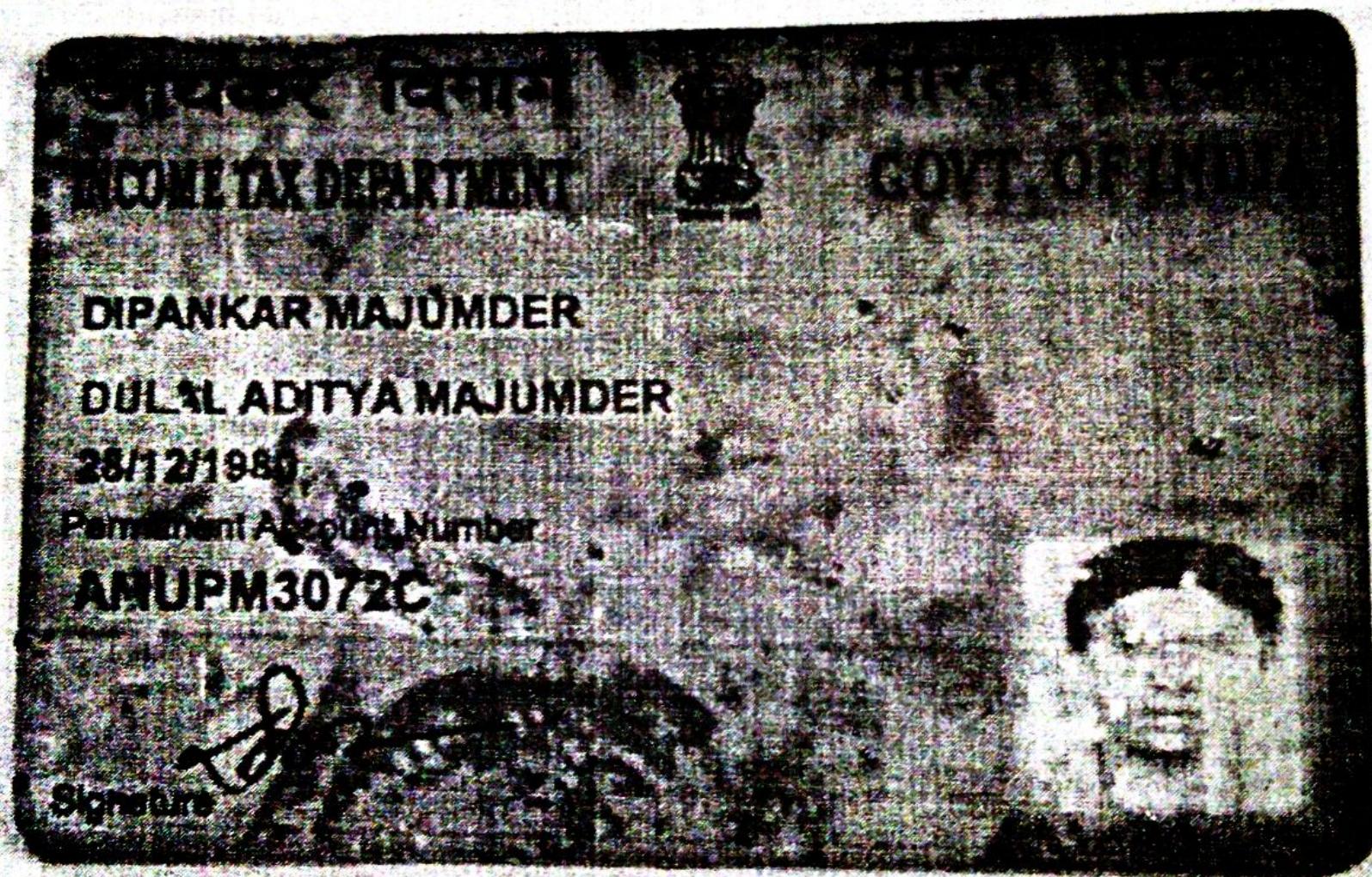
নিৰ্বাচনী পৰিষেক কৰিবলৈ
Facsimile Signature
Electoral Registration Office

নিৰ্বাচনী পৰিষেক নং: ২১২-ৰামনগৰ

Assembly Constituency: 212-Ramnagar

জন্ম: ১০ জুন ১৯৪৬ District Election Officer

জন্মতা: ১০.১০.১৯৪৬ Date of Birth: 10.10.1946



Major Information of the Deed

Deed No :	I-1604-04908/2024	Date of Registration	06/05/2024
Query No / Year	1604-2001129602/2024	Office where deed is registered	
Query Date	05/05/2024 6:18:40 PM	D.S.R. - IV SOUTH 24-PARGANAS, District:	
Applicant Name, Address & Other Details	Takesh Mishra H C Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9836115120, Status : Advocate		
Transaction			
[0901] Declaration, Declaration relating to immovable property	Additional Transaction		
Set Forth value	Market Value		
Rs. 1/-	Rs. 35,16,926/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 39/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Bagha Jatin Colony D Block, , Premises No: 171, , Ward No: 102 Pin Code : 700032

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 1 Chatak 27.97 Sq Ft	1/-	35,16,926/-	Width of Approach Road: 33 Ft.,
	Grand Total :			5.1172Dec	1 /-	35,16,926 /-	

Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri Jayanta Ghosh Son of Late Anil Baran Ghosh D-69, Baghajatin Pally, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India Date of Birth:XX-XX-1XX4 , PAN No.: bsxxxxxx4e, Aadhaar No: 38xxxxxxxx0708, Status :Individual, Executed by: Attorney, Executed by: Attorney
2	Shri Bidyut Baran Ghosh Son of Late Anil Baran Ghosh D-95A, Baghajatin Pally, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India Date of Birth:XX-XX-1XX4 , PAN No.: adxxxxxx3n, Aadhaar No: 27xxxxxxxx9314, Status :Individual, Executed by: Attorney, Executed by: Attorney
3	Shri Uttam Kumar Ghosh Son of Late Anil Baran Ghosh 185/2, Kharer Math, Ward No. 9, City:- , P.O:- New Barrackpore, P.S:-Barrackpore, District:-North 24-Parganas, West Bengal, India, PIN:- 700131 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India Date of Birth:XX-XX-1XX7 , PAN No.: adxxxxxx6r, Aadhaar No: 62xxxxxxxx4166, Status :Individual, Executed by: Attorney, Executed by: Attorney

4	Smt Aruna Ghosh, (Alias: Soma Ghosh) Daughter of Late Anil Baran Ghosh 512/1, Haralal Nagar, Masji Bari Raod, City:- , P.O:- Kanchrapara, P.S:- Kanchrapara, District:-North 24-Parganas, West Bengal, India, PIN:- 743145 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX1 , PAN No.: auxxxxxx2e, Aadhaar No: 43xxxxxxxx1180, Status :Individual, Executed by: Attorney, Executed by: Attorney
5	Smt Gopa Bhattacherjee Daughter of Late Anil Baran Ghosh LR 364, A.B.L. Township, Durgapur Abi Township, Bardhaman, City:- , P.O:- Durgapur, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713206 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX2 , PAN No.: caxxxxxx4c, Aadhaar No: 81xxxxxxxx4896, Status :Individual, Executed by: Attorney, Executed by: Attorney
6	Smt Gouri Dutta Daughter of Late Anil Baran Ghosh E 42 Baghajatin Pally, City:- , P.O:- Baghajatin, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700086 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX1 , PAN No.: byxxxxxx7a, Aadhaar No: 23xxxxxxxx5115, Status :Individual, Executed by: Attorney, Executed by: Attorney
7	Smt Sumita Chakraborty Daughter of Late Anil Baran Ghosh Panchabati, Panihati (m), Natagarh, City:- , P.O:- Natagarh, P.S:-Khanda, District:-North 24-Parganas, West Bengal, India, PIN:- 700113 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: IndiaDate of Birth:XX-XX-1XX0 , PAN No.: arxxxxxx8g, Aadhaar No: 61xxxxxxxx1347, Status :Individual, Executed by: Attorney, Executed by: Attorney

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Name Mr DIPANKAR MAJUMDER (Presentant) Son of Mr DULAL ADITYA MAJUMDER Date of Execution - 06/05/2024, , Admitted by: Self, Date of Admission: 06/05/2024, Place of Admission of Execution: Office   May 6 2024 1:51PM LTI 06/05/2024 06/05/2024
	Sole Proprietor, M/S UMA ENTERPRISE , E/41, Baghajatin, Post Office - Baghajatin, Police Station – Patuli, Kolkata – 700 086, District – South 24-Parganas, City:- Kolkata, P.O:- BAGHAJATIN, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700086 , E/41 Baghajatin, City:- Kolkata, P.O:- Baghajatin, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700086, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX0 , PAN No.: AMxxxxxx2c, Aadhaar No: 73xxxxxxxx9450 Status : Attorney, Attorney of : Shri Jayanta Ghosh, Shri Bidyut Baran Ghosh, Shri Uttam Kumar Ghosh, Smt Aruna Ghosh, Smt Gopa Bhattacherjee, Smt Gouri Dutta, Smt Sumita Chakraborty

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Abhijit Kumar Mishra Son of Late Niranjan Mishra Village - Nij Maitana, City:- , P.O:- Battala, P.S:-Ramnagar, District:-Purba Midnapore, West Bengal, India, PIN:- 721433			Abhijit Kumar Mishra

Endorsement For Deed Number : I - 160404908 / 2024

06/05/2024

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 12:08 hrs on 06-05-2024, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mr DIPANKAR MAJUMDER ..

Executed by Attorney

Execution by Mr DIPANKAR MAJUMDER, Sole Proprietor, M/S UMA ENTERPRISE (Sole Proprietorship), E/41, Baghajatin, Post Office - Baghajatin, Police Station - Patuli, Kolkata - 700 086, District - South 24-Parganas, City:- Kolkata, P.O:- BAGHAJATIN, P.S.-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700086 as constituted attorney for 1. Shri Jayanta Ghosh D-69, Baghajatin Pally, P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, 2. Shri Bidyut Baran Ghosh D-95A, Baghajatin Pally, P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, 3. Shri Uttam Kumar Ghosh 185/2, Kharer Math, Ward No. 9, P.O: New Barrackpore, Thana: Barrackpore, , North 24-Parganas, WEST BENGAL, India, PIN - 700131, 4. Smt Aruna Ghosh , Soma Ghosh 512/1, Haralal Nagar, Masji Bari Raod, P.O: Kanchrapara, Thana: Kanchrapara, , North 24-Parganas, WEST BENGAL, India, PIN - 743145, 5. Smt Gopa Bhattacherjee LR 364, A.B.L. Township, Durgapur Abi Township, Bardhaman, P.O: Durgapur, Thana: Durgapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713206, 6. Smt Gouri Dutta E 42 Baghajatin Pally, P.O: Baghajatin, Thana: Patuli, , South 24-Parganas, WEST BENGAL, India, PIN - 700086, 7. Smt Sumita Chakraborty Panchabati, Panihati (m), Natagarh, P.O: Natagarh, Thana: Khardaha, , North 24-Parganas, WEST BENGAL, India, PIN - 700113 is admitted by him

Indentified by Mr Abhijit Kumar Mishra, , Son of Late Niranjan Mishra, Village - Nij Maitana, P.O: Battala, Thana: Ramnagar, , Purba Midnapore, WEST BENGAL, India, PIN - 721433, by caste Hindu, by profession Law Clerk

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39.00/- (E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 39.00/-

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 33200, Amount: Rs.10.00/-, Date of Purchase: 20/03/2024, Vendor name: Smriti Bikash Das

(Anupam Halder)

Anupam Halder
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2024, Page from 154869 to 154884
being No 160404908 for the year 2024.



(Anupam Halder)

Digitally signed by Anupam Halder
Date: 2024.05.14 15:59:15 +05:30
Reason: Digital Signing of Deed.

(Anupam Halder) 14/05/2024

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS

West Bengal.