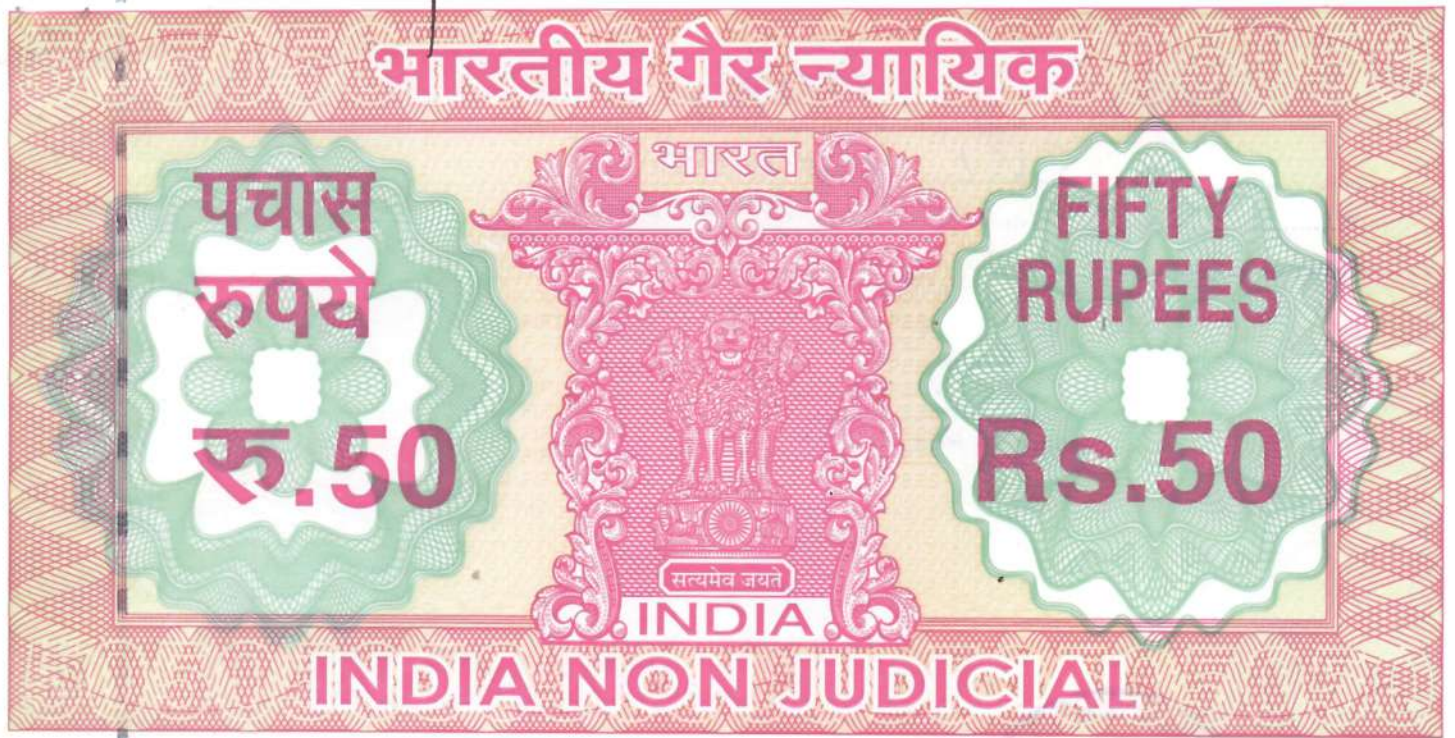


1564/23

1-1373/2023



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

Certified that the document is
to registration. The Signature
the endorsement sheets attached
documents are part of this document.

AH 401635

Addl. Dist. Sub-Registrar
Alipore, South 24 Parganas

31 AUG 2023

BOUNDARY DECLARATION FOR THE KOLKATA MUNICIPAL CORPORATION

KNOW ALL MEN BY THESE PRESENTS that I, Ms. Srividhya Murthy daughter of Late G.Ramamurthi, by faith Hindu, by occupation Business, by Nationality Indian, presently residing at Premises no. P-255, Hemanta Mukhopadhyay Sarani (formerly P-255, Purna Das Road), Kolkata 700 029 Dist.

9677

29/8/23

Date
Sold to..... S.V.L Developers
of..... P-255 Purke Das AN
Rupees..... 50 k 28

Q

Samiran Das
Stamp Vendor
Alipore Police Court
South 24 Pgs., Kol-27



Identify

SUJAN NASUAR (Sujan Nasuar)
Son of NIMAINASUAR
VILL - ATASURA
P.S - MOGRAHAT
South 24 P.G. 2
Pin - 743355

me



South 24 Parganas, duly represented as Constituted Power of Attorney(registered in Book-I, Volume no. 1605-2023, Page from 46548 to 46564, being no 160501339 for the year 2023 in the Office of the Additional District Sub-Registrar, Office of the A.D.S.R, Alipore) of Sri. Tejomoy Basu, son of Late Manindra Nath Basu, residing at 217, Lake Gardens, P.S. Lake, Kolkata 700 045 called and referred to as OWNER, (which term or expression shall unless excluded by or repugnant to the subject or context shall be deemed to mean and include his heirs, legal representatives administrators and assigns) the absolute owner of the said premises, do hereby solemnly affirm & declare as follows: -

1. That I am the Constituted Attorney of the above mentioned OWNER who is absolute owners the seized and possessed or otherwise well and sufficiently entitled to ALL THAT piece and parcel of of the premises no. 218, Lake Gardens, Kolkata 700 045 Under Borough X [K.M.C.], measuring about 2 K. - 15 Ch. - 3.280 SQ.FT. i.e. 2118.290 SQ.FT. i.e. 196.794 SQ.M. with existing one storied A.C. Shed



Handwritten signature

Addl. Dist. Sub-Registrar
Alipore
31 AUG 2023
South 24 Parganas
Kolkata-700027

2. The total boundary line in the property is fully described in the Schedule hereunder written and delineated in the map annexed hereto and thereon demarcated in red border.
3. That he proposes to construct a building in the aforesaid premises/land, actual boundary line of the property/land is fully mentioned below in the Schedule annexed hereto and demarcated in RED Borderline at annexed Map herewith.
4. That there is no civil or criminal suit pending over the said land to the best of my knowledge and the land is free from all encumbrances.
5. That I shall be liable for a dispute if it so arises, within the neighbours in respect of this land in future. The K.M.C. will not be liable for any litigation that arises in future over the said land due to false statement & has liberty to revoke the plan in accordance with law.
6. That I shall submit the plan for construction of building in the aforesaid premises measuring Actual Land Area 2 K. - 15 Ch. – 3.290 SQ.FT. i.e. 2118.290 SQ.FT. i.e. 196.794 SQ.M., a little more or less, existing one storied A.C. Shed for obtaining sanction.
7. That I am the Constituted Power of Attorney holder, and I shall submit plans for the construction of the building in the said premises, within Municipal limit of K.M.C. comprising land measuring actual land area 2 K. - 15 Ch. – 3.290 SQ.FT. i.e. 2118.290 SQ.FT. i.e. 196.794 SQ.M. a little more or less

existing one storied A.C. Shed standing thereon more fully described & delineated in the plan annexed hereto & thereon colored in Red verge line.

8. That the road in front of the premises is KMC road and the width abetting the road in front of the said premises is 6.150 m wide.

9. That the measurements of the four sides of the land at Premises No. 218, Lake Gardens, P. S. Lake Gardens, Ward no. 93, Kolkata 700 045, Under Borough X [K.M.C.], within the ownership are as per attached site plan.

10. Boundary of the above premises is bounded by:-

On the North: 162/B/203, Lake Gardens & existing G+III storied building.

On the South: 6.150 m wide K.M.C. Road (Lake Gardens)

On the East: Pre. 217, Lake Gardens and existing partly two storied and partly three storied building

On the West: 3.501 m wide passage

11. Being the boundary bounded as follows:

North: 5.995 m, 4.109 m

South: 6.439 m, 4.069 m

East: 2.248m, 391mm, 1.399m, 1.250 m, 2.680 m, 3.189m, 7.040 m

West: 21.100 m

12. That the enclosed map/plan is also a part of this declaration.

13. That each and every statement made hereinabove in paragraph 1 to 12 are true to the best of my knowledge and belief.

14. No possessional change of property is being occurred due to this declaration.

15. The above statements are true to the best of my knowledge and belief and for any discrepancy the K.M.C. Authority will have every right to revoke the sanctioned plan forthwith.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of land measuring an area of 2 K. - 15 Ch. - 3.290 SQ.FT. i.e. 2118.290 SQ.FT. i.e. 196.794 SQ.M. a little more or less existing one storied A.C. Shed standing thereon more or less lying and situated at premises no. 218, Lake Gardens, P.S. Lake, Ward no. 93, Kolkata 700 045, Assessee no.21093804836 in the District of South 24 Parganas within the limits of The Kolkata Municipal Corporation and is butted and bounded by:

On the North: 162/B/203, Lake Gardens & existing G+III storied building.

On the South: 6.150 m wide K.M.C. Road (Lake Gardens)

On the East: Pre. 217, Lake Gardens and existing partly two storied and partly three storied building

On the West: 3.501 m wide passage

Signed this 31st day August 2023.

Witnesses:

1. SUJAN MASKAR
(Sujan Dasgupta)
VILL - ATASURA
P.S - MOGRAHAT
South 24 P.G.S
Pin - 743355

2. Nabakumar
Alipore Police Court
C.A. 2

For SRI. TEJOMOY BASU

SRIVIDHYA MURTHY
Proprietor, SVL DEVELOPERS
Constituted Power of Attorney Holder












Signature of the Declarant

Drafted as per K.M.C. Proforma

Nabakumar Mukhopadhyay

Nabakumar Mukhopadhyay
Advocate

Alipore Police Court
Enrl. No.-WB/2037/1999

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name.....SRIVIDHYA MURTHY.....

Signature..........

		Thumb	1st finger	middle finger	ring finger	small finger
<div>PHOTO</div>	left hand					
	right hand					

Name.....

Signature.....

		Thumb	1st finger	middle finger	ring finger	small finger
<div>PHOTO</div>	left hand					
	right hand					

Name.....

Signature.....

Major Information of the Deed

Deed No :	I-1605-01373/2023	Date of Registration	31/08/2023
Query No / Year	1605-2002213642/2023	Office where deed is registered	
Query Date	29/08/2023 2:46:06 PM	A.D.S.R. ALIPORE, District: South 24-Parganas	
Applicant Name, Address & Other Details	SUJAN NASKAR MAGRAHAT,Thana : Magrahat, District : South 24-Parganas, WEST BENGAL, PIN - 743355, Mobile No. : 9051193190, Status :Solicitor firm		
Transaction		Additional Transaction	
[0901] Declaration, Declaration relating to immovable property			
Set Forth value		Market Value	
		Rs. 1,45,63,242/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 50/- (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: South 24-Parganas, P.S:- Lake, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Lake Gardens, , Premises No: 218, , Ward No: 093 Pin Code : 700045

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		2 Katha 15 Chatak 3.29 Sq Ft		1,45,63,242/-	Property is on Road
Grand Total :					4.8544Dec	0 /-	145,63,242 /-	

Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr Tejomoy Basu Son of Late Manindra Nath Basu 217, Lake Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700045 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Ms Srividhyamurthy (Presentant) Daughter of Late G Ramamurthi Date of Execution - 31/08/2023, , Admitted by: Self, Date of Admission: 31/08/2023, Place of Admission of Execution: Office			
		Aug 31 2023 12:48PM	LTI 31/08/2023	31/08/2023
	P-255, Hemanta Mukhopadhyay Sarani, City:- , P.O:- Sarat Bose Road, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700029, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, Aadhaar No Not Provided by UIDAI Status : Attorney, Attorney of : Mr Tejomoy Basu			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Sujan Naskar Son of Mr Nimai Naskar Atasura, City:- , P.O:- Atasura, P.S:- Magrahat, District:-South 24-Parganas, West Bengal, India, PIN:- 743355			
	31/08/2023	31/08/2023	31/08/2023
Identifier Of Ms Srividhyamurthy			

Endorsement For Deed Number : I - 160501373 / 2023

On 31-08-2023

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 12:32 hrs on 31-08-2023, at the Office of the A.D.S.R. ALIPORE by Ms Srividhyamurthy

Executed by Attorney

Execution by Ms Srividhyamurthy , , Daughter of Late G Ramamurthi, P-255, Hemanta Mukhopadhyay Sarani, P.O: Sarat Bose Road, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by profession Business as constituted attorney for Mr Tejomoy Basu 217, Lake Gardens, P.O: Lake Gardens, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700045 is admitted by him

Indetified by Mr Sujan Naskar, , , Son of Mr Nimai Naskar, Atasura, P.O: Atasura, Thana: Magrahat, , South 24-Parganas, WEST BENGAL, India, PIN - 743355, by caste Hindu, by profession Others

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 50.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 9677, Amount: Rs.50.00/-, Date of Purchase: 29/08/2023, Vendor name: Samiran Das



MANIMALA CHAKRABORTY
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1605-2023, Page from 48621 to 48633

being No 160501373 for the year 2023.



(Handwritten signature)

Digitally signed by MANIMALA CHAKRABORTY
Date: 2023.09.07 16:31:34 -07:00
Reason: Digital Signing of Deed.

(MANIMALA CHAKRABORTY) 07/09/2023
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
West Bengal.