

0501-3525/23

I-050104039/2023
I-050103506/23

12-08
19-07-23



8-2/1827302/23
 Certified that the document submitted for registration. The signature sheets and the endorsement sheets attached with this document and the part at this documents

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

82AB 649595

I-050104039/2023

District Sub-Registrar
Howrah

19 JUL 2023

17 AUG 2023

DECLARATION FOR BOUNDARY

Premises No. Howrah Municipal Corporation Holding No. 3/2/2, Baje
Shibpur 2nd Bye Lane, Ward No. 32, Mouza & P.S. Shibpur,
Dist. Howrah

M/S SHREE SALASAR BUILDCON (PAN NO. ADQFS1171F) a Partnership firm, represented by one its partner SRI RAKESH KUMAR MALU (PAN No. AHOPM8376N) (AADHAR No. 6731 1767 2683) son of Late Manick Chand Malu, by faith - Hindu, by occupation - Business, having its registered office at Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Flat No. B (X), Block - B 3 , P.S. Shibpur, District - Howrah, do hereby solemnly affirm and declare as follows:-

1. That the plan submitted herewith may kindly be accepted for record is that boundary plan of the premises no. 3/2/2, Baje Shibpur 2nd Bye Lane, H.M.C Ward No. 32, Mouza & P.S. Shibpur, District - Howrah.
2. That I, Sri Rakesh Kumar Malu, Partner of **M/S SHREE SALASAR BUILDCON**, being the Constituted Attorney of **Manju Surana & others**, having its office at Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Flat No. B (X), Block - B 3 P.S. Shibpur, District - Howrah - 711102, is the empowered Authorized Signatory of demarcated premises no. 3/2/2, Baje Shibpur 2nd Bye Lane, H.M.C Ward No. 32, Mouza & P.S. Shibpur, District - Howrah, the boundary of which has been surveyed and duly shown in the annexed site plan.
3. The area of the land measures 22 (Twenty two) Cottahs 11 (Eleven) Chittack 27 (Twenty seven) Sq.feet.
4. That there is no case pending in both civil and criminal court for the above said premises if any dispute arise then Howrah Municipal Corporation will be liable to cancel the sanctioned building plan.
5. No positional change of property is being occurred due to this declaration.
6. The responsibility of genuineness of all the facts written in this deed solely of the Declarant.
7. That I, being the Constituted Attorney of **Manju Surana & others**, having registered office at Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Flat No. B (X), Block - B 3, P.S. Shibpur, District - Howrah - 711102 proposed to construct a building in the aforesaid premises.

The actual boundary line of the property which is fully mentioned below and demarcated by Red Color and I, being the Constituted Attorney Shall be liable for dispute of any with any neighbor of this said land in future.

The Howrah Municipal Corporation will not be liable for any litigation over the said land and is at liberty to revoke the plan if any discrepancy arise and action of law may be taken.

THE SCHEDULE ABOVE REFERRED TO

At that piece and parcel of land having an area of 22 (Twenty two) Cottahs 11 (Eleven) Chittack 27 (Twenty Seven) Sq.feet delineated in the map or plan hereto annexed and therein colored in Red bordered within the premises no. 3/2/2, Baje Shibpur 2nd Bye Lane, H.M.C Ward No. 32, Mouza & P.S. Shibpur, District - Howrah and the said land has the following measurement.

On the North	:- 37.06 M
On the South	:- 33.76 M
On the East	:- 58.33 M
On the West	:- 54.41 M

And butted and bounded by:

On the North	:- Common Passage
On the South	:- Baje Shibpur 2nd Bye Lane
On the East	:- Ramchandra Chatterjee Lane & Baje Shibpur 2 nd Bye Lane
On the West	:- Common Passage & Baje Shibpur 2 nd Bye Lane

That the aforesaid declaration will be binding on the legal heirs, representatives, successors and assigns of the owner and his representatives and assigns on this 19th day of July, 2023.

Witness:-

- 1. Suresh Kumar
Hawrah court.
- 2. Subramanian
Hawrah.

SHREE SALASAR BUILDCON

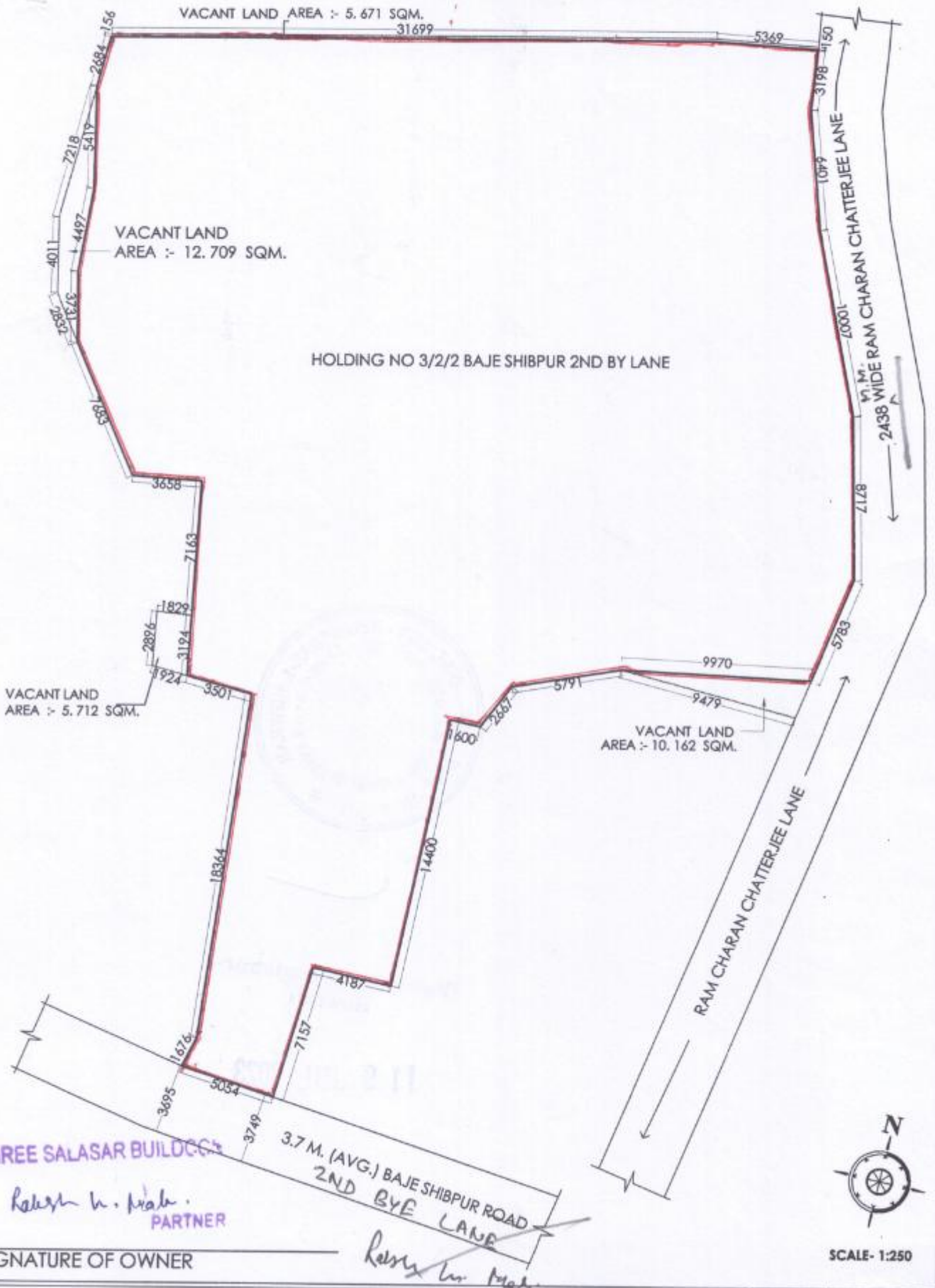
Rakesh Kumar
PARTNER

(Signature of the Declarant)

Drafted by me
 Advocate
 No. F375/355/78

SITE PLAN OF HOLDING NO 3/2/2 BAJE SHIBPUR 2ND BY LANE, MOUZA - SHIBPUR, J.L. NO - 1,
P.S. - SHIBPUR, DIST - HOWRAH, WARD NO - 32, BOROUGH - 5, PIN NO - 711102, UNDER H.M.C

AREA OF LAND: 1520.086 SQ.M. = 22 K 11 CH 27 SQFT



SPECIMEN FORM FOR TEN FINGERPRINTS



Banshi K. Mehta

Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
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Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



सत्यमेव जयते

Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	2001827700/2023	Office where deed will be registered
Query Date	18/07/2023 4:05:48 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Biswajit Chatterjee Howrah Court, Thana : Howrah, District : Howrah, WEST BENGAL, PIN - 711101, Mobile No. : 8617090104, Status : Advocate	
Transaction	Additional Transaction	
[0901] Declaration, Declaration relating to immovable property		
Set Forth value	Market Value	
Rs. 10,00,000/-	Rs. 2,71,20,018/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
Remarks		

Land Details :

District: Howrah, Thana: Shibpur, Corporation: HOWRAH MUNICIPAL CORPORATION, Road: Baje Shibpur 2nd Bye Lane, , Premises No: 3/2/2, , Ward No: 032, Pin Code : 711102

Sch No	Plot Number	Khatian Number	Land Use/ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	22 Katha 11 Chatak 27 Sq Ft	10,00,000/-	2,71,20,018/-	Property is on Road Adjacent to Metal Road,
Grand Total :				37.4963Dec	10,00,000 /-	271,20,018 /-	

Declarant Details :

Sl No	Name & address	Status	Execution Admission Details :
1	Shree Salasar Buildcon (Partnership Firm) ,, Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Block/Sector: B-3, Flat No: B (X), City:- , P.O:- Shibpur, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711102 PAN No. adxxxxxx1f, Aadhaar No Not Provided by UIDAI Status : Organization, Executed by: Representative	Organization	Executed by: Representative



Query No: 2001827700/2023

Representative Details :

Sl No	Name & Address	Representative of
1	Mr Rakesh Kumar Malu Son of Late Manick Chand Malu Ganges Garden, 106, Kiran Chandra Singha Road, Gournd Floor, Block/Sector: B-3, Flat No: B (X), City:- , P.O:- Shibpur, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711102 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. ahxxxxxx6n , Aadhaar No.: 67xxxxxxxx2683	Shree Salasar Buildcon (as PARTNER)

Identifier Details :

Name & address
Mr Surojit Ghosh Son of Mr Kamal Ghosh Howrah Court, City:- , P.O:- Howrah, P.S:-Howrah, District:-Howrah, West Bengal, India, PIN:- 711101, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Identifier Of Mr Rakesh Kumar Malu

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 17-08-2023) for e-Payment . Assessed market value & Query is valid for 30 days.(i.e. upto 17-08-2023)
3. Standard User charge of Rs. 300/- (Rupees Three hundred) only includes all taxes per document upto 17 (seventeen) pages and Rs 9/- (Rupees Nine) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.
11. This eAssessment Slip can be used for registration of respective deed in any of the following offices:
D.S.R.-I HOWRAH, A.D.S.R. HOWRAH, D.S.R. - II HOWRAH, A.R.A. - I KOLKATA, A.R.A. - II KOLKATA, A.R.A. - III KOLKATA, A.R.A. - IV KOLKATA



Major Information of the Deed

Deed No :	I-0501-04039/2023	Date of Registration	17/08/2023
Query No / Year	0501-2001827700/2023	Office where deed is registered	
Query Date	18/07/2023 4:05:48 PM	D.S.R.-I HOWRAH, District: Howrah	
Applicant Name, Address & Other Details	Biswajit Chatterjee Howrah Court,Thana : Howrah, District : Howrah, WEST BENGAL, PIN - 711101, Mobile No. : 8617090104, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
Rs. 10,00,000/-	Rs. 2,71,20,018/-		
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: Howrah, P.S:- Shibpur, Corporation: HOWRAH MUNICIPAL CORPORATION, Road: Baje Shibpur 2nd Bye Lane, , Premises No: 3/2/2, , Ward No: 032 Pin Code : 711102

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	22 Katha 11 Chatak 27 Sq Ft	10,00,000/-	2,71,20,018/-	Property is on Road Adjacent to Metal Road,
Grand Total :				37.4963Dec	10,00,000 /-	271,20,018 /-	



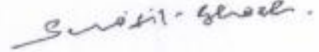
Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shree Salasar Buildcon , Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Block/Sector: B-3, Flat No: B (X), City:- , P.O:- Shibpur, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711102 , PAN No.:: adxxxxx1f,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mr Rakesh Kumar Malu (Presentant) Son of Late Manick Chand Malu Date of Execution - 19/07/2023, , Admitted by: Self, Date of Admission: 19/07/2023, Place of Admission of Execution: Office	 <small>Jul 19 2023 12:18PM</small>	 <small>LTI 19/07/2023</small>	 <small>19/07/2023</small>
Ganges Garden, 106, Kiran Chandra Singha Road, Gournd Floor, Block/Sector: B-3, Flat No: B (X), City:- , P.O:- Shibpur, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711102, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ahxxxxxx6n, Aadhaar No: 67xxxxxxx2683 Status : Representative, Representative of : Shree Salasar Buildcon (as PARTNER)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Surojit Ghosh Son of Mr Kamal Ghosh Howrah Court, City:- , P.O:- Howrah, P.S:- Howrah, District:-Howrah, West Bengal, India, PIN:- 711101	 <small>19/07/2023</small>	 <small>19/07/2023</small>	 <small>19/07/2023</small>
Identifier Of Mr Rakesh Kumar Malu			

Endorsement For Deed Number : I - 050104039 / 2023

On 19-07-2023

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

Presented for registration at 12:00 hrs on 19-07-2023, at the Office of the D.S.R.-I HOWRAH by Mr Rakesh Kumar Malu ,

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

Execution is admitted on 19-07-2023 by Mr Rakesh Kumar Malu, PARTNER, Shree Salasar Buildcon (Partnership Firm), , Ganges Garden, 106, Kiran Chandra Singha Road, Ground Floor, Block/Sector: B-3, Flat No: B (X), City:- , P.O:- Shibpur, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711102

Identified by Mr Surojit Ghosh, , Son of Mr Kamal Ghosh, Howrah Court, P.O: Howrah, Thana: Howrah, , Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Business

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 5740, Amount: Rs.10.00/-, Date of Purchase: 19/07/2023, Vendor name: Saikat Meur



Roni Sen
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R.-I HOWRAH
Howrah, West Bengal

On 17-08-2023

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.



Roni Sen
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R.-I HOWRAH
Howrah, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0501-2023, Page from 119621 to 119633
being No 050104039 for the year 2023.



Digitally signed by RONI SEN
Date: 2023.08.18 16:12:02 +05:30
Reason: Digital Signing of Deed.

(Roni Sen) 2023/08/18 04:12:02 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R.-I HOWRAH
West Bengal.

(This document is digitally signed.)