

05676/24

I-5738/24



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AT 065593

Amrit
 26/11/24 27/11/24
 Q-24279115/24
 Q-8-3011604/24

I hereby certify that the document is admitted to
 registration. The signature of the person
 appearing before me is correct and the
 document is genuine.

Amrit
 District Sub-Registrar-V
 Alipore, South 24 Parganas
 27 NOV 2024

POWER OF ATTORNEY**TO ALL TO WHOM THESE PRESENTS SHALL COME, WE:**

1. CAMPAIGN PROPERTIES LLP, (PAN AAOFC7858E),
2. COMMITMENT NIRMAN LLP, (PAN AAOFC8327J) 3. CRONY DEVELOPERS LLP, (PAN AAOFC8284G) 4. DOMINION BUILDERS LLP, (PAN AAQFD3670H) 5. ORCHID PREMISES LLP, (PAN AAGFO6103N) 6. DOMINION AWAS LLP, (PAN AASFD2350A) 7. COMMITMENT BUILDERS LLP, (PAN AAQFC3298L) all are Limited Liability Partnership Firm, constituted and registered under Limited Liability Partnership Act,

174284

Sold to Akpan Roy Kanjilal
Address High Court
Rs ---
Date 05 NOV 2024

SIPRA DEY

Licence No. ---
Code ---

N. 8 Road, Kolkata-700 001

05 NOV 2024



Identified by me
Akpan Roy Kanjilal.
Adv.

High Court, Calcutta

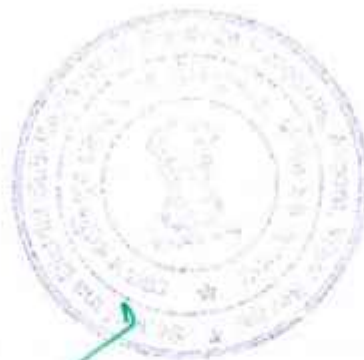
Enrollment no. F/1863/2013



2008, having its registered office at 11A/1C, East Topsia Road, Post Office Gobindo Khatick Road, Police Station previously Tiljala presently Pragati Maidan, Kolkata 700046, South 24 Parganas, represented jointly/severally by its Designated Partners, **MR. KISHAN MIRANIA AGARWAL (Having PAN ADBPA8961E) [Adhaar No. 4108 0032 0762]**, son of Rambilas Agarwal, residing at 36/1B, Lala Lajpat Rai Sarani, Police Station Bhawanipore, Post Office – L.R. Sarani, Kolkata – 700020, and **MR. BISHAN MIRANIA AGARWAL (HAVING PAN AFJPA6544H) [Adhaar No. 992581547662]**, son of Rambilas Agarwal, residing at 36/1B, Lala Lajpat Rai Sarani, Kolkata – 700020, Police Station Bhawanipore, Post Office – L.R. Sarani, hereinafter collectively referred to as the **OWNERS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include the present partner and/or partners and/or those who may be taken in and/or admitted as partner and/or partners and/or those who may carry on the business of Owners Firm and their respective heirs, legal representatives, executors, administrators and assigns) **SEND GREETINGS:**

WHEREAS

- A.** By a registered Development Agreement dated 27.11.2024, and duly registered in the Office of the D.S.R. V....., Alipore, South 24 Parganas Kolkata, recorded in Book No. I, Volume No. , at Pages to , being Deed No. 5736 for the year 2024 ("**Development Agreement**") made between the Owners AND **MIRANIA REALTY LLP (PAN ABVFM4533E)**, a limited liability partnership firm, constituted and registered under Limited Liability Partnership Act, 2008, having its registered office at 11A/1C, East Topsia Road, Post Office Gobindo Khatick Road, Police Station previously Tiljala presently Pragati Maidan, Kolkata 700046, South 24 Parganas ("**Developer**") therein referred to as the Developer and the Owners herein therein referred to as the owners, the Owners granted



Development Rights (*defined under the Development Agreement*) in favour of the Developer together with the exclusive right and authority to develop the Project Land i.e., **ALL THAT** the piece and parcel of the land containing an area of 52 (Fifty Two) Katha 01 (One) Chatak 42(Forty Two) Square-feet equivalent to **86.15 Decimal**, appertaining to LR Dag nos. 97, 99, 100, 101, recorded under LR Khatian nos. 304, 305, 306, 307, 308, 309, 310 lying and situated at Mouza Barakhola J. L. No. 21, Police Station: Formerly Purba Jadavpur now Survey Park, District: 24 Parganas (South) and presently within the local limits of Ward No109 of the Kolkata Municipal Corporation, being Assessee no.311090271779, having Municipal Premises no. 506, Barakhola Road, PIN 700099, (fully described in the **FIRST SCHEDULE** hereunder written and hereinafter called "**Project Land**") and upon the terms and conditions as more fully contained therein.

- B.** Pursuant to the terms of the Development Agreement Owners are executing and registering this power of attorney in favour of the Developer granting in its favour all the necessary and requisite powers and authority to develop the Project at the Project Land as per the terms of the Development Agreement.
- C.** Unless otherwise defined herein, capitalized terms used herein shall have the meanings assigned to such terms under the Development Agreement.
- I. NOW KNOW YE BY THESE PRESENTS, WE** the Owners abovenamed do hereby nominate constitute and appoint **MIRANIA REALTY LLP (PAN ABVFM4533E)** a limited liability partnership firm, constituted and registered under Limited Liability Partnership Act, 2008, having its registered office at 11A/1C, East Topsia Road,



Post Office Gobindo Khatick Road, Police Station previously Tiljala presently Pragati Maidan, Kolkata 700046, South 24 Parganas, duly represented jointly/ severally by its designated partners **MR. PRATIK MIRANIA AGARWAL (HAVING PAN AJSPA8098B) [Adhaar No. 2556 0987 7875]**, son of Kishan Mirania Agarwal, residing at 36/1B, Lala Lajpat Rai Sarani, Kolkata – 700020, Police Station Bhawanipore, Post Office – L.R. Sarani, and **MR. ARHANT MIRANIA AGARWAL (HAVING PAN AJTPA0125C) [Adhaar No. 6308 5345 0901]**, son of Bishan Mirania Agarwal, residing at 36/1B, Lala Lajpat Rai Sarani, Kolkata – 700020, Police Station Bhawanipore, Post Office – L.R. Sarani and/or any other Designated Partner and/or authorized person as per board resolution (severally) (hereinafter referred to as the “**Attorney**”) as our true and lawful attorney for in our name and on our behalf to do execute exercise and perform all or any of the following acts deeds matters and things relating to the Project Land and the Project and related purposes in accordance with Applicable Law and the Development Agreement i.e., to say:-

1. To manage, maintain, look after, supervise, administer, secure, hold and defend possession of the Project Land and every part thereof and its equipment and installations and do all acts deeds and things in connection therewith.
2. To deal with fully and in all manner and to warn off and prohibit and if necessary proceed against all or any trespassers and to take appropriate steps whether by action or distress or otherwise and to abate all nuisance and for that to enter into all contracts agreements and arrangements with them or any of them or otherwise and to abate all nuisance.
3. To cause survey, measurement, soil test, excavation and other works at the Project Land.



4. To employ and appoint watchmen, guards and other security personnel for the said Project Land.
5. To sign, apply for and obtain mutation, conversion, updation, insertions, correction of area or boundary or dimension or other description or any other correction, modification, alteration or other recording in respect of the Project Land or any part thereof or the boundary of the Project Land in the records of the Kolkata Municipal Corporation, Kolkata Improvement Trust, Kolkata Metropolitan Development Authority, Municipal authorities, Planning Authority, Development Authority, and any other appropriate authorities and to do all other acts, deeds and things with regard thereto as may be deemed fit and proper by the said Attorney or Attorneys.
6. To construct, reconstruct boundary walls, fencing, dividers etc., at the Project Land and/or any portion thereof for the purposes connected to development and to construct or put up temporary sheds, structures etc., for storage of building materials or site offices in accordance with Applicable Law at all times.
7. To accept or object to the assessments made from time to time of land revenue or taxes or valuation or taxes in respect of the Project Land or the building or buildings that may be constructed thereon or any part or share thereof by the land authorities, municipal authorities and other authorities and to attend all hearings and have the same finalized.
8. To pay all rates, municipal and other taxes, land revenue, electricity charges, utility charges, other charges expenses and other outgoings whatsoever payable in respect of the Project Land or any part thereof or the Building Complex for the time being thereon or any part or parts thereof and receive refund of the excess amounts, if paid, from the and/or concerned



authorities and to grant receipts and discharges in respect thereof.

9. To prepare apply for sign and submit the Building Plans, maps, specifications and sketches for approval or sanctioning by the concerned municipal and other appropriate authorities and to have the same approved and/or sanctioned and if required, to have the same modified revalidated revised altered and/or renewed.
10. To process the application for the sanctioning of the Building Plans, pay fees and obtain sanction revalidation modification revision alteration and/or renewal and/or such other orders and permissions of the new plans for any construction at the Project Land.
11. To sign and submit all declarations, undertakings, affidavits, gifts of strips or splayed corners required by any authority for the purpose of sanction/ modification/alteration/renewal of the plans for any construction at the Project Land.
12. To give notice to the municipal and all other concerned authorities regarding commencement of construction and/or demolition of any structure(s) and/or other purposes as required or deemed fit and proper.
13. To carry out demolition, construction, reconstruction, addition, alteration, erection, re-erection and any other related activity at the Project Land in respect of the Project in accordance with Applicable Law and the Development Agreement.
14. To inform municipal and all other concerned authorities of all internal alterations within the sanctioned covered space and to incorporate all such deviations in the Building Plan in terms of the applicable rules and to get the same regularized.



15. To apply for and obtain temporary and/or permanent connections of all services, water, electricity, telephone, gas, power, drainage, sewerage, borewell, generator, transformers, lifts, septic tanks, security systems, dish antenna, towers, electronic or technical connections, mechanical parking system, MLCP etc., and/or other utilities inputs and facilities from the appropriate authorities and statutory bodies or private bodies or service providers and/or to make alterations therein and to close down and/or have disconnected the same.
16. To apply for and obtain any permission clearance and license to erect and run/operate and/or maintain lift, mechanized parking, generator, dish antenna and any other utility, input or facility in the Project or any part thereof including those mentioned in the last mentioned clause hereinabove and also to give contract to the manufacturer for maintenance of lift or lifts, generator, dish antenna and other utilities and its concerned machineries.
17. To obtain loans and finance from any Banks and/or the Financial Institutions by creating an equitable mortgage and/or other form of mortgage on the Project Land in accordance with the Development Agreement.
18. To produce or give copies of any Original Title Documents relating to the Project Land to any Bank or Financial Institution or others.
19. To execute agreements, no-objection certificates, term sheets, deed of exchange, conveyance, indentures, deeds, power of attorneys, appear before courts and tribunals and to do all such acts to perfect the title of the Owners in the Project Land.



20. To deal with any person owning, occupying or having any right title or interest in the Project Land or the property adjacent to or near the Project Land in connection with the Project in such manner and on such terms and conditions as the Attorney may deem fit and proper.
21. To apply for and obtain all other permissions that may be required for sanctioning of Building Plan, modification and/or alteration and/or revalidation, and/or obtaining utilities and any development activity or other purposes connected with the Project.
22. To apply for and obtain all permissions, approvals, licenses, registrations, clearances, no objection certificates, quotas, subsidies, incentives, exemptions, discounts, waivers, entitlements and allocations of cement, steel, bricks and other building materials, in respect of the Project and/or in respect of any input, utility or facility to be installed, run, made operative and managed thereat from all State or Central Government Authorities and statutory or other bodies and authorities concerned and any service providers.
23. To apply for and obtain in the name of the Developer the registration under all real estate development laws (including RERA) and any other similar laws if and applicable to obtain all licenses and permissions under the said Act and all other acts and statutes, as applicable.
24. To appoint and terminate the appointment of Architects, Engineers, Surveyors and others for survey and soil testing and also for preparation of plans in respect of building at the Project Land or portion or portions thereof and also for additions and/or alteration and/or modifications thereto (including those on account of user or change of user thereof or any part thereof) and also for other purposes connected with the Project.



25. To appoint, employ, engage or hire, contractors, sub-contractors, structural engineers, civil engineers, surveyors, overseers, experts, consultants, Bastu consultants, chartered accountants, advocates, security guards, personnel and/or such other persons or agents as may be required in respect of the Project or any aspect or part thereof on such terms and conditions as the attorneys may deem fit and proper and to cancel, alter or revoke any such appointment or collaboration.
26. To appoint organizations and persons in connection with building management, facility management, common area management on such terms and conditions as the Attorney may deem fit and proper and to cancel, alter or revoke any such appointment or collaboration.
27. To do all necessary acts deeds and things for complying all laws rules regulations bye-laws ordinance etc., for the time being in force with regard to the Project.
28. To apply for and obtain Completion or Occupancy Certificate and other certificates as may be required from the concerned authorities.
29. To insure and keep insured the New Buildings or any part thereof or any materials equipment's or machineries against loss or damage by fire earthquake and/or other risks, if and as be deemed necessary and/or desirable by the said attorneys or any of them and to pay all premium therefor.
30. To grant consent and No Objection Certificate and permit the Transferees of Units, Parking Spaces and other Transferable Areas (including Shares in land) to take home loans and/or home finances from any Banks or Financial Institutions and deal with banks and financiers and/or their officers and/or assigns in connection with the any no objection certificates, consents, clearances, etc., from them.



REGISTRAR-V
ALIPORE, SOUTH 24 PGS.

27 NOV 2024

31. To advertise and publicize the Project or any part thereof in any media and to appoint marketing agents, brokers, sub-brokers, sole selling or other agents for sale or otherwise transfer of the same.
32. To deal with any claim of any third Person in respect of the Project Land and to oppose or settle the same.
33. To look after all or any of the acts relating to Common Services including the management, maintenance and administration of the Project.
34. To deal with the Government of West Bengal or any department or authority in connection with the compliance of any existing or new laws or provisions affecting the Project.
35. To apply for and obtain electricity, water, sewerage, drainage and/or other connections of any other utility or facility such as life, generator etc. in the Said Project Land from the appropriate authorities and/or to make alterations therein and to close down and/or have disconnected the same and in this regard to appear before all or any authorities and also to prepare, sign and submit plans, papers, documents, statements, undertakings, declarations, applications, indemnities and other ancillary papers, as be required and to do all other acts, deeds and things as be deemed fit and proper by the Attorney.
36. To apply for and obtain all requisite statutory clearances, permissions and approvals under various Acts, including but not limited to clearances under the Urban Land (Ceiling & Regulations) Act, 1976 and in this regard to appear before all or any authorities and also to prepare, sign and submit plans, papers, documents, statements, undertakings, declarations, applications, indemnities and other ancillary papers, as be required and to pay and/or deposit moneys including fees,



STATE OF OREGON
DEPARTMENT OF TRANSPORTATION
27 NOV 2024

interest etc. and/or receive refund in connection with the aforesaid statutory clearances, permissions and approvals and to do all other acts, deeds and things as be deemed fit and proper by the Attorney.

37. For all or any of the purposes herein stated to apply for, sign, appear and represent the Owners before the Kolkata Municipal Corporation, Kolkata Improvement Trust, and all its departments, Kolkata Metropolitan Development Authority and other authorities / officers under the Land laws, Municipality, Thika Controller, Rent Controller, Fire Brigade, Planning Authority, Development Authority, the Authorised Officers / Authorities under the RERA, the Authorities under the West Bengal Apartment Ownership Act, Companies Act, Societies Registration Act, West Bengal Co-operative Societies Act, 2006, the Competent Authority under the Urban Land (Ceiling & Regulation) Act, 1976, the authorities under the West Bengal Land Reforms Act, West Bengal Estate Acquisition Act, Town and Country (Planning & Development) Act, Khas Mahal Department, Development Authority, Airport Authorities, all Revenue Authorities, Pollution Control Authorities and other authorities connected to pollution matters, Environment Authorities, Licensing Authorities, Development Plan Authorities of the Government of West Bengal and/or India, Kolkata Port Trust, Insurance Companies, Police Authorities, Traffic Department, Directorate of Fire Services and all Fire Authorities, Directorate of Lifts, Directorate of Electricity and Chief Electrical Inspector and other Electricity Authorities, Government of West Bengal, Insurance Companies, Microwave Authorities of Department of Telecommunication, Electricity, Water, drainage, sewerage, lift, generator, telecom, television, wireless connectivity, digital and other service



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ALIFURE, SOUTH 24 PGS.

27 NOV 2024

provider organizations, Land Acquisition Collector and also all other authorities and Government Departments and/or its officers and also all other State Executives Judicial or Quasi Judicial, Municipal, land and other authorities and all private bodies and service providers and all other persons and also all courts tribunals and appellate authorities and do all acts deeds and things as the Attorney may deem fit and proper and to make sign execute register submit register and/or deliver all documents, declarations, affidavits, applications, undertakings, objections, notices etc (including those relating to boundary verification) and also to submit and take delivery of all title deeds concerning the Project Land and other papers and documents (including cause papers and orders passed in any suit or litigation or proceeding) as be required by the necessary authorities or as may in any way be found necessary or expedient by the said Attorney.

38. To commence prosecute enforce defend answer and oppose all actions suits writs appeals revisions, review, arbitration proceedings, and other legal proceedings and demands civil criminal or revenue concerning and/or touching any of the matters hereinstated and if thought fit, to compromise settle, refer to arbitration, abandon, submit to judgment or become non suited in any such action or proceedings as aforesaid before any Court, Civil or Criminal or Revenue, Arbitration Tribunal, Debts Recovery Tribunal, any other Tribunal, Collector, Judicial or Quasi Judicial authorities and forums, Statutory authorities, presiding officers, authorized officers, etc. and to sign declare verify and/or affirm any plaint, written statement, petition, application, consent petition, affidavit, vakalatnama, warrant of attorney, memorandum of appeal or any other document or cause paper in any proceeding and to adduce oral and documentary evidences as



27 NOV 2024

the occasions shall require and/or as the Attorney may think fit and proper.

39. To apply for, obtain, accept and receive any original or copies of clearances, certificates, permissions, no objections, licenses, notices summons and services of papers from any Court, Tribunal, postal authorities and/or other authorities and/or persons.
40. To apply for and obtain permission and licenses to install and run/operate one or more lifts in the Said Project comprised in the said Project Land and to place orders for supply and installation of such lift or lifts on the manufacturer thereof and also to give contract to the manufacture for maintenance of lift or lifts and concerned machineries.
41. To insure and keep insured the Said Project comprised in the said Project Land or any part thereof against loss or damage by fire, earthquake and/or other risks as be deemed necessary and/or desirable by the Attorney and to pay all premium for such insurance.
42. To receive refund of the excess amount of fee or other amounts, if any, paid for the purposes herein stated and to give valid and effectual receipts in respect thereof.
43. To receive all letters parcels or other postal articles and documents in respect of the Project Land and to grant proper and effectual receipt thereof.
44. For better and more effectually exercising the powers and authorities aforesaid to retain appoint and employ Advocates, Pleaders, Solicitors, Mukhtears and to revoke such appointments.
45. To negotiate with the person or persons interested in obtaining Transfer and/or otherwise acquiring Transferable Areas in the Project, take and accept bookings and



applications, deal with, enter upon bookings and/or agreements for transfer and/or part with possession of all or any Units, Car Parking Spaces and other Transferable Areas along with the Share in Land in respect to the Project Land attributable thereto or any portion thereof or any undivided share therein to any Transferee at such consideration and on such terms and conditions as the Attorney may deem fit and proper.

46. To approve, finalise, execute, register and present all necessary deliver all papers, documents, agreements, sale deeds, conveyances, leases, cancellation agreements, supplementary agreements, nominations, assignments, licenses, mortgages, charges, declarations, forms, receipts, and any amendments of the foregoing documents and such other documents and writings as in any way be required to be so done and as may be deemed fit and proper by the Attorney ("**Documents**") before the necessary authorities for the Transfer of the Transferable Areas together with the Owner's undivided share and interest in the Project Land and other appurtenances thereof to such Person or Persons as the Attorney may deem fit and proper, and to receive the amounts receivable in respect thereof and issue receipts, acknowledgements and discharges therefor to fully exonerate the Transferees.
47. To negotiate for sale and sell all units, car parking spaces and other saleable spaces in the said Project to the intending buyers and further to deal with and/or resell the any such allotted Units to intending buyers on behalf of the Owners by making the Owners as Vendors to such agreements and to prepare and enter into agreements, conveyance and other documents in connection with same and in terms of the said Development Agreement (collectively **Transfer Documents**).



JOINT SUB-REGISTRAR-V
ALIPORE, SOUTH 24 PGS.
27 NOV 2024

48. To sign, execute, deliver, modify, cancel, alter, draw, submit and present for registration and have registered before the concerned authorities the papers and documents referred to in this Power of Attorney (collectively **Development Related Documents**) as also the Transfer Documents and to present for registration, admit execution, have registered and obtain originals of the same in this regard to appear before Notary Public, Sub Registrars, Registrars, Magistrates and all other officers and authorities.
49. To ask, demand, recover, realize and collect the realizations and all other amounts or any parts thereof receivable in respect of the Transferable Areas in the Project and to issue receipts to the Transferees accordingly.
50. To receive consideration amount on sale of all or part of the Transferable Areas and grant official receipt in respect thereof.
51. To terminate any contract, agreement, right of occupancy, user and/or enjoyment with any third party including any Unit, parking Spaces and other saleable spaces in the Project and to deal with the same of such third party/transferee as be required and to do all other acts, deeds and things as be deemed fit and proper by the Attorney
52. To cancel or terminate any booking/blocking and terminate any contract agreement right of occupancy user and/or enjoyment with any Person intending to acquire Transferable Areas and/or undivided share in the Project Land and to deal with the space and rights of such Person or Persons in such manner as the Attorney may deem fit and proper.
53. To join in as party to the Documents on behalf of the Owners for transfer of the Transferable Areas and the proportionate



27 11 SUB-REGISTRAR-V
MILPORA, SOUTH 24 PGS.
27 NOV 2024

undivided share in the Project Land attributable thereto, and also agreeing to execute the Documents in pursuance thereof.

54. To prepare sign execute modify, alter, draw, approve rectify and/or register and/or give consent and confirmation and/or deliver the Documents in respect of the sale and transfer of the Transferable Areas.
55. To appear, present for registration and represent the Owners before any Notary Public, Registrar of Assurance, District Registrar, Sub Registrar, Additional Registrar, Metropolitan Magistrate, Police authorities and/or other officer or officers or authority or authorities having jurisdiction and to present for registration before them and admit execution and to acknowledge and register and have registered and perfected and/or notarized and/or affirm or declare all Documents in respect of the sale and transfer of the Transferable Areas.
56. To discharge the lodgment receipt issued by the Registration Authority in this connection.
57. To enforce any covenant in any agreement, deed or any other contracts or documents of transfer executed by the Owners and the Developer and to exercise all rights and remedies available to the Owners and the Developer thereunder.
58. To ask, demand, sue for, recover, realize and collect Extras and Deposits which are or may be due payable or recoverable from any transferees or any Person or Persons or authority or authorities on any account whatsoever and to give effectual receipts and discharges for the same.
59. To have the Transferable Areas Transferred to the Transferees to be separately assessed and mutated in the name of the respective Transferees in all public records and with all authorities and/or persons having jurisdiction and to deal



with such authority and/or authorities in such manner as the Attorney may deem fit and proper.

60. To sign all such papers and Documents as may be necessary in connection with the Transfer of the right, title and interest in respect of all or part of the Transferable Areas.
61. To form the Association amongst the owners and/or buyers of the Transferable Areas.
62. To enter upon any agreement to transfer and/or deed and present the same for registration in respect of the transfer of the proportionate share in land and/or in the Common Areas, Facilities and Amenities to any Association if so and as required by Applicable Law.
63. To enter upon any agreement to transfer the proportionate share in the Project Land and/or in the Common Areas and Installations to any Association or Society if so and as required by law in such manner as may be required.

II. AND GENERALLY to do all acts deeds and things for better exercise of the authorities herein contained relating to the Project Land and the Project and related purposes which the Owners themselves could have lawfully done under its own hands and seal, if personally present.

III. AND the Owners do hereby ratify and confirm and agree to ratify and confirm all and whatever the Attorney shall lawfully do or cause to be done in or about the premises aforesaid.



THE SCHEDULE ABOVE REFERRED TO:

(PROJECT LAND)

THE FIRST SCHEDULE ABOVE REFERRED TO:

(Said Project Land)

ALL THAT the piece and parcel of the land containing an area of 52 (Fifty Two) Cottahs 1 (One) Chatak and 42 (Forty Two) Square-feet Comprising at LR Dag Nos. 97, 99, 100 & 101, LR Khatian Nos. 304, 305, 306, 307, 308, 309 & 310 lying and situated at Mouza Barakhola, J. L. No. 21, Police Station- formerly Purba Jadavpur now Survey Park, District- 24 Parganas (South) and presently within the local limits of Ward No109 of the Kolkata Municipal Corporation, being Assessee no. 311090271779, bearing Municipal Premises no. 506, Barakhola Road, PIN 700099 and delineated on the plan and marked with Red Border annexed hereto as **"Annexure A"** and the same is butted and bounded in the manner as follows:

on the **North:** Purba Diganta Santoshpur Road;

on the **South:** C-10, C-11, Purba Diganta Road,

on the **East:** Aguan Sangha Club, E.M. Bypass-road; and

on the **West:** C-2, C-5, Purba Diganta Road.

OR HOWSOEVER OTHERWISE the same now are or is or heretofore were or was situated butted bounded called known numbered described or distinguished.

STATE OF SOUTH CAROLINA

DEPARTMENT OF REVENUE

STATE OF SOUTH CAROLINA

DEPARTMENT OF REVENUE



IN WITNESS WHEREOF the Parties have hereunto set and subscribed their respective hands and seal on this 27 day of November Two Thousand and Twenty-Four.

EXECUTED AND DELIVERED on behalf of the **OWNERS** abovenamed at Kolkata in the presence of:

Parthibrit Chatterjee
11A/1C E.T. Road
Kolkata: 700046

CAMPAIGN PROPERTIES LLP
COMMITMENT NIRMAN LLP
CRONY DEVELOPERS LLP
DOMINION BUILDERS LLP
ORCHID PREMISES LLP
DOMINION AWAS LLP
COMMITMENT BUILDERS LLP

[Signature]
Designated Partner

EXECUTED AND DELIVERED on behalf of the **DEVELOPER** abovenamed at Kolkata in the presence of:

Parthibrit Chatterjee
11A/1C E.T. Road.
Kolkata: 700046

MIRANIA REALTY LLP

[Signature]
Partner

MIRANIA REALTY LLP

[Signature]
Partner

Drafted by and prepared at the office of:

Arpan Roy Kanjilal

Advocate

ARPAN ROY KANJILAL

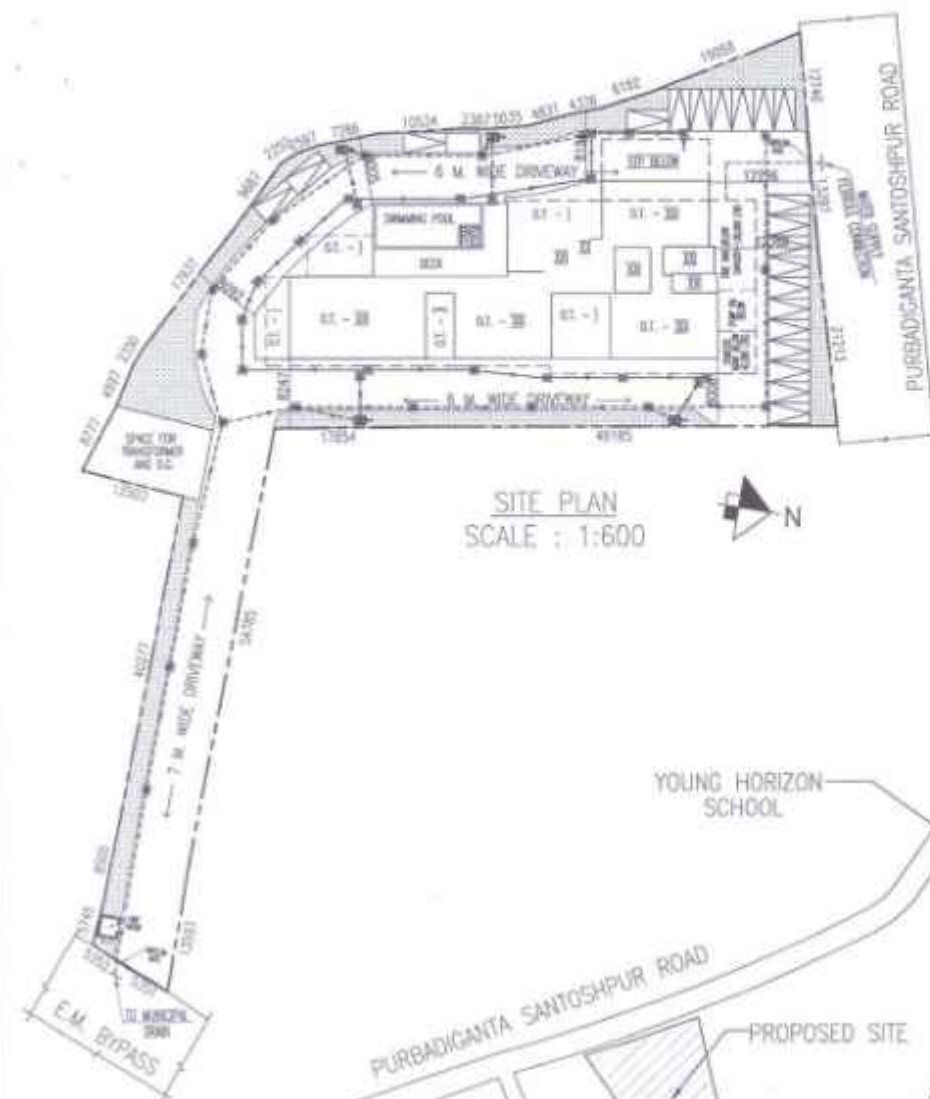
Arpan Roy Kanjilal
ADVOCATE

HIGH COURT, CALCUTTA

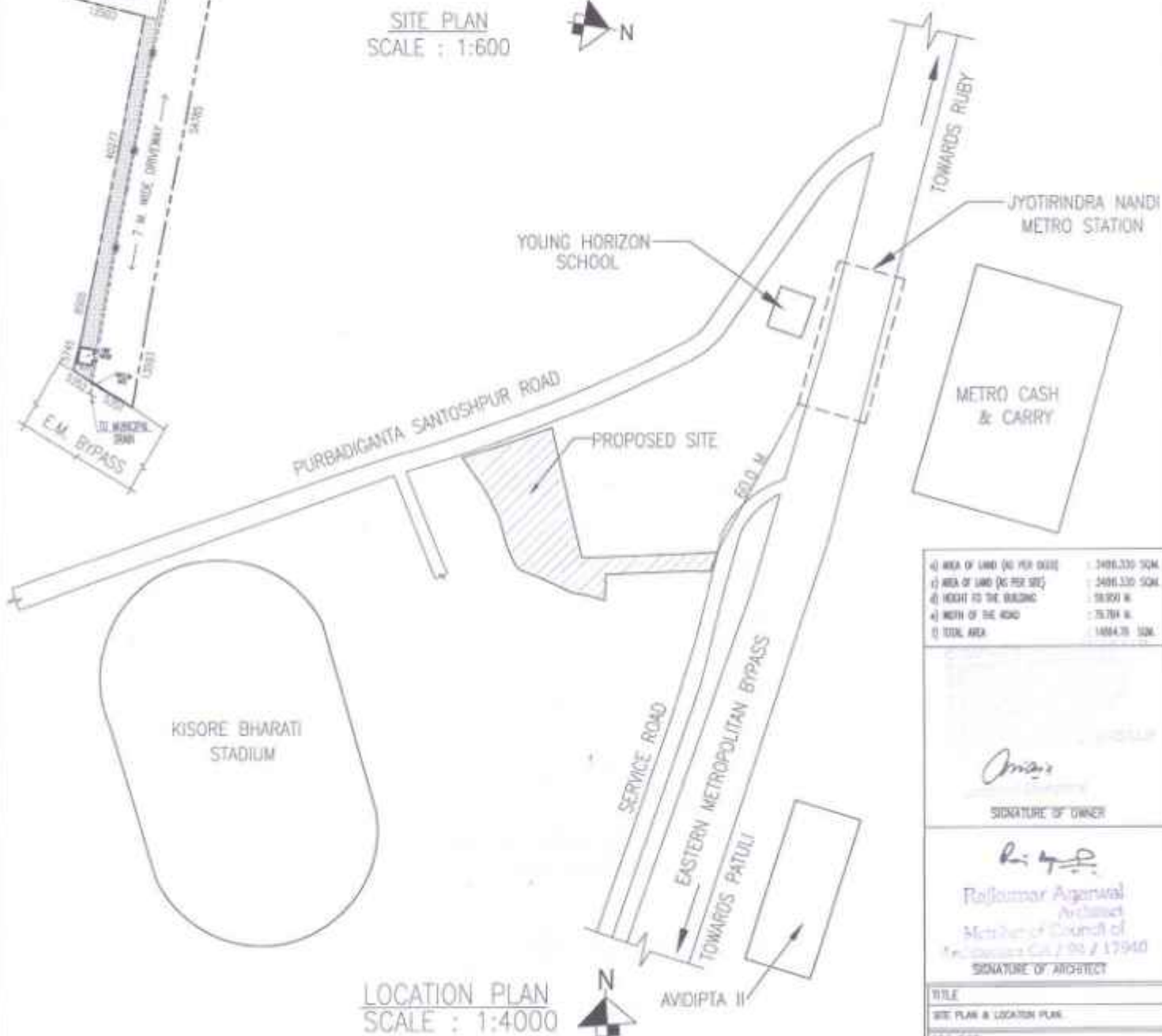
ENROLLMENT No. F/1863/2013



REGISTRAR-V
SOUTH 24 PGS.
27 NOV 2024



SITE PLAN
SCALE : 1:600



LOCATION PLAN
SCALE : 1:4000

| | |
|-------------------------------|-----------------|
| 1) AREA OF LAND (AS PER DDO) | : 3486.330 SQM. |
| 2) AREA OF LAND (AS PER SITE) | : 3486.330 SQM. |
| 3) HEIGHT TO THE BUILDING | : 18.900 M. |
| 4) WIDTH OF THE ROAD | : 35.704 M. |
| 5) TOTAL AREA | : 14864.75 SQM. |

Omari

SIGNATURE OF OWNER

Raj Kumar Agarwal

Raj Kumar Agarwal
Architect

Member of Council of
Architects, Calcutta No. 17940

SIGNATURE OF ARCHITECT

| | | | |
|---|-------|--------|--------|
| TITLE | | | |
| SITE PLAN & LOCATION PLAN | | | |
| PROJECT | | | |
| SITE PLAN AT PRE. NO. 509, BARAKHOLA, KOLKATA-700 099, WARD NO- 108, BOROUGH NO - 12 | | | |
| DATE | SCALE | BY | CHKD. |
| 10.05.2017 | 1:600 | RAJ K. | RAJ K. |
| ARCHITECT | | | |
| RAJ K. AGARWAL & ASSOCIATES 88, 80/5 STREET, CALCUTTA-9 | | | |



SPECIMEN FORM FOR TEN FINGERPRINTS

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

Signature



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

Signature



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

Signature



SPECIMEN FORM FOR TEN FINGERPRINTS

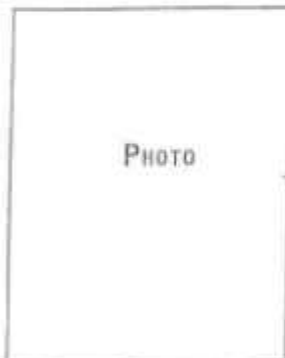
| | | | | | |
|------------|---------------|-------------|---------------|-------------|---------------|
| | LITTLE FINGER | RING FINGER | MIDDLE FINGER | FORE FINGER | THUMB |
| LEFT HAND | | | | | |
| | THUMB | FORE FINGER | MIDDLE FINGER | RING FINGER | LITTLE FINGER |
| RIGHT HAND | | | | | |

Signature



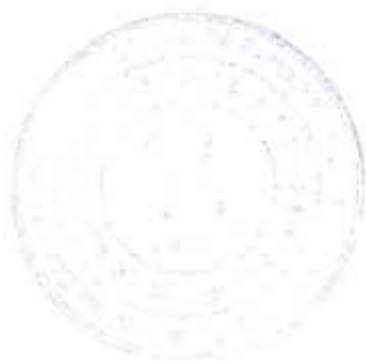
| | | | | | |
|------------|---------------|-------------|---------------|-------------|---------------|
| | LITTLE FINGER | RING FINGER | MIDDLE FINGER | FORE FINGER | THUMB |
| LEFT HAND | | | | | |
| | THUMB | FORE FINGER | MIDDLE FINGER | RING FINGER | LITTLE FINGER |
| RIGHT HAND | | | | | |

Signature _____



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

Signature _____



27



No. XII 0072714

KOLKATA MUNICIPAL CORPORATION

ASSESSMENT COLLECTION DEPARTMENT (BOROUGH - XII)
SANTOSH PUR MARKET (3RD FLOOR), SANTOSH PUR, KOLKATA - 700 075

MUTATION CERTIFICATE

Case No. :

R/109/10-DEC-22/SUB-4 Your application for mutation dated

in respect of

10/12/2022

Bag : 101.97.99100 Khatian Assessment No. : Mouza idarakhoia
Premises Number: 506, BAKA KHOLA

311090271/75

To,
Name of Premises: VACANT LAND
Sir/Mr

CAMPAIGN PROPERTIES LLP.
COMMITMENT NIKMAN LLP.
CRONY DEVELOPERS LLP.
DOMINION BUILDERS LLP.
ORCHID PREMISES LLP.
DOMINION AWAS LLP.
COMMITMENT BUILDERS LLP.
Mailing Address of the Applicant (s):
11A/1C EAST TOPSIA ROAD
KOLKATA-46

700045
Dear Sir/Madam,

With reference to the aforesaid subject you are hereby informed that the prayer of mutation
has been granted in your favour by this department on and henceforth the
person(s) who will be treated as owner(s) / person (s) liable to pay tax in respect of the premises in question
are as follows.

CAMPAIGN PROPERTIES LLP.
COMMITMENT NIKMAN LLP.
CRONY DEVELOPERS LLP.
DOMINION BUILDERS LLP.
ORCHID PREMISES LLP.
DOMINION AWAS LLP.
COMMITMENT BUILDERS LLP.



Dated :
10/12/2022

[Signature]
10/12/2022
Asst. Assessor Collector
The Kolkata Municipal Corporation
Borough-XII
[Signature]
10/12/2022

Yours faithfully,
[Signature]
10/12/2022
Dy. Assessor-Collector
(Borough - XII)

Major Information of the Deed

| | | | |
|---|--|---|------------|
| Deed No : | I-1630-05738/2024 | Date of Registration | 27/11/2024 |
| Query No / Year | 1630-8003011604/2024 | Office where deed is registered | |
| Query Date | 27/11/2024 4:14:46 PM | D.S.R. - V SOUTH 24-PARGANAS, District: South 24-Parganas | |
| Applicant Name, Address & Other Details | Arpan Roy Kanjilal Thana : Hare Street, District : Kolkata, WEST BENGAL, Mobile No. : 8670112532, Status :Advocate | | |
| Transaction | | Additional Transaction | |
| [0138] Sale, Development Power of Attorney after Registered Development Agreement | | [4308] Other than Immovable Property, Agreement [No of Agreement : 2] | |
| Set Forth value | | Market Value | |
| Rs. 1/- | | Rs. 9,76,95,266/- | |
| Stampduty Paid(SD) | | Registration Fee Paid | |
| Rs. 100/- (Article:48(g)) | | Rs. 53/- (Article:E, E, M(b)) | |
| Remarks | Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 163005736/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area) | | |

Land Details :

District: South 24-Parganas, P.S:- Purba Jadabpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Barakhola, Road Zone : (AMRI – rest) , , Premises No: 506, , Ward No: 109 Pin Code : 700099

| Sch No | Plot Number | Khatian Number | Land Use Proposed | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details |
|---------------|-------------|----------------|-------------------|----------------------------|-------------------------|-----------------------|--------------------------------------|
| L1 | | | Bastu | 52 Katha 1 Chatak 42 Sq Ft | 1/- | 9,76,95,266/- | Property is on Road , Project Name : |
| Grand Total : | | | | 85.9994Dec | 1 /- | 976,95,266 /- | |

Principal Details :

| Sl No | Name,Address,Photo,Finger print and Signature |
|-------|---|
| 1 | CAMPAIGN PROPERTIES LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX9 , PAN No.:: aaxxxxxx8e,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |
| 2 | COMMITMENT NIRMAAN LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX9 , PAN No.:: AAxxxxxx7J,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |
| 3 | CRONY DEVELOPERS LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX9 , PAN No.:: AAxxxxxx4G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |










| | |
|---|---|
| 4 | DOMINION BUILDERS LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX9 , PAN No.:: AAxxxxxx0H,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |
| 5 | ORCHID PREMISES LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX9 , PAN No.:: AAxxxxxx3N,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |
| 6 | DOMINION AWAS LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX1 , PAN No.:: AAxxxxxx0A,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |
| 7 | COMMITMENT BUILDERS LLP 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX1 , PAN No.:: AAxxxxxx8L,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative |

Attorney Details :

| Sl No | Name,Address,Photo,Finger print and Signature |
|-------|---|
| 1 | Mirania Realty LLP 11A/1c, City:- Not Specified, P.O:- Gobinda Khatik Road, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 Date of Incorporation:XX-XX-2XX2 , PAN No.:: abxxxxxx3e,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative |

Representative Details :

| Sl No | Name,Address,Photo,Finger print and Signature | | | |
|-------|--|--|---|--|
| 1 | Name Mr KISHAN MIRANIA AGARWAL Son of Mr RAMBILAS AGARWAL Date of Execution - 27/11/2024, , Admitted by: Self, Date of Admission: 27/11/2024, Place of Admission of Execution: Office | Photo  <small>Nov 27 2024 4:55PM</small> | Finger Print  <small>LTI 27/11/2024</small> | Signature  <small>27/11/2024</small> |
| | 36/1B, Lala Lajpat Rai Sarani, City:- , P.O:- L R SARANI, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX6 , PAN No.:: ADxxxxxx1E,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : CAMPAIGN PROPERTIES LLP (as PARTNER), COMMITMENT NIRMAAN LLP (as PARTNER), CRONY DEVELOPERS LLP (as PARTNER), DOMINION BUILDERS LLP (as PARTNER), ORCHID PREMISES LLP (as PARTNER), DOMINION AWAS LLP (as PARTNER), COMMITMENT BUILDERS LLP (as PARTNER) | | | |

| | | | | |
|---|--|---|---|---|
| 2 | Name Mr BISHAN M AGARWAL Son of Mr RAMBILAS AGARWAL Date of Execution - 27/11/2024, , Admitted by: Self, Date of Admission: 27/11/2024, Place of Admission of Execution: Office | Photo  | Finger Print  Captured Nov 27 2024 4:56PM LTI 27/11/2024 | Signature  27/11/2024 |
| 36/1B, Lala Lajpat Rai Sarani, City:- , P.O:- L R SARANI, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX9 , PAN No.:: AFxxxxxx4H,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : CAMPAIGN PROPERTIES LLP (as PARTNER), COMMITMENT NIRMAAN LLP (as PARTNER), CRONY DEVELOPERS LLP (as PARTNER), DOMINION BUILDERS LLP (as PARTNER), ORCHID PREMISES LLP (as PARTNER), DOMINION AWAS LLP (as PARTNER), COMMITMENT BUILDERS LLP (as PARTNER) | | | | |
| 3 | Name Mr Arhant M Agarwal (Presentant) Son of Mr Bishan M Agarwal Date of Execution - 27/11/2024, , Admitted by: Self, Date of Admission: 27/11/2024, Place of Admission of Execution: Office | Photo  | Finger Print  Captured Nov 27 2024 4:56PM LTI 27/11/2024 | Signature  27/11/2024 |
| 36/1B Lala Raj Pat Roy Sarani, City:- Not Specified, P.O:- L R Sarani, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-2XX2 , PAN No.:: ajxxxxxx5c,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Mirania Realty LLP (as partners) | | | | |
| 4 | Name Mr Pratik Mirania Agarwal Son of Mr Kishan Mirania Agarwal Date of Execution - 27/11/2024, , Admitted by: Self, Date of Admission: 27/11/2024, Place of Admission of Execution: Office | Photo  | Finger Print  Captured Nov 27 2024 4:57PM LTI 27/11/2024 | Signature  27/11/2024 |
| 36/1B Lala Lajpat Roy Sarani, City:- Not Specified, P.O:- LR Sarani, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX8 , PAN No.:: ajxxxxxx8b,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Mirania Realty LLP (as partners) | | | | |

Identifier Details :

| Name | Photo | Finger Print | Signature |
|---|---|---|--|
| Mr Arpan Roy Kanjilal Son of Mr Sankar Ray Kanjilal High Court, City:- Not Specified, P.O:- G P O, P.S:-Hare Street, District:-Kolkata, West Bengal, India, PIN:- 700001 |  |  Captured 27/11/2024 |  27/11/2024 |

Identifier Of Mr KISHAN MIRANIA AGARWAL, Mr BISHAN M AGARWAL, Mr Arhant M Agarwal, Mr Pratik Mirania Agarwal

Transfer of property for L1

| Sl.No | From | To. with area (Name-Area) |
|-------|-------------------------|--------------------------------|
| 1 | CAMPAIGN PROPERTIES LLP | Mirania Realty LLP-12.2856 Dec |
| 2 | COMMITMENT NIRMAAN LLP | Mirania Realty LLP-12.2856 Dec |
| 3 | CRONY DEVELOPERS LLP | Mirania Realty LLP-12.2856 Dec |
| 4 | DOMINION BUILDERS LLP | Mirania Realty LLP-12.2856 Dec |
| 5 | ORCHID PREMISES LLP | Mirania Realty LLP-12.2856 Dec |
| 6 | DOMINION AWAS LLP | Mirania Realty LLP-12.2856 Dec |
| 7 | COMMITMENT BUILDERS LLP | Mirania Realty LLP-12.2856 Dec |

Endorsement For Deed Number : I - 163005738 / 2024

On 27-11-2024

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 : 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 16:52 hrs on 27-11-2024, at the Office of the D.S.R. - V SOUTH 24-PARGANAS by Mr Arhant M Agarwal .

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 9,76,95,266/-

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

Execution is admitted on 27-11-2024 by Mr BISHAN M AGARWAL, PARTNER, CAMPAIGN PROPERTIES LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT NIRMAAN LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, CRONY DEVELOPERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION BUILDERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, ORCHID PREMISES LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION AWAS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT BUILDERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046

Indetified by Mr Arpan Roy Kanjilal, , Son of Mr Sankar Ray Kanjilal, High Court, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 27-11-2024 by Mr Arhant M Agarwal, partners, Mirania Realty LLP, 11A/1c, City:- Not Specified, P.O:- Gobinda Khatik Road, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046

Indetified by Mr Arpan Roy Kanjilal, , Son of Mr Sankar Ray Kanjilal, High Court, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 27-11-2024 by Mr Pratik Mirania Agarwal, partners, Mirania Realty LLP, 11A/1c, City:- Not Specified, P.O:- Gobinda Khatik Road, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046

Indetified by Mr Arpan Roy Kanjilal, , Son of Mr Sankar Ray Kanjilal, High Court, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 27-11-2024 by Mr KISHAN MIRANIA AGARWAL, PARTNER, CAMPAIGN PROPERTIES LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT NIRMAAN LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, CRONY DEVELOPERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION BUILDERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, ORCHID PREMISES LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION AWAS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT BUILDERS LLP, 11A/1C, EAST TOPSIA ROAD, City:- , P.O:- GOBINDA KHATICK ROAD, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046

Indetified by Mr Arpan Roy Kanjilal, , Son of Mr Sankar Ray Kanjilal, High Court, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53.00/- (E = Rs 21.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 53.00/-

Payment of Stamp Duty

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

Description of Stamp

1. Stamp: Type: Impressed, Serial no 174284, Amount: Rs.100.00/-, Date of Purchase: 05/11/2024, Vendor name: Sipra Dey



Dilip Kumar Mondal
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1630-2024, Page from 149504 to 149534
being No 163005738 for the year 2024.



Dilip

Digitally signed by Dilip Kumar Mondal
Date: 2024.11.28 15:50:40 +05:30
Reason: Digital Signing of Deed.

(Dilip Kumar Mondal) 28/11/2024
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS
West Bengal.