1330/2024

I-1305/2024

भारतीय गैर न्यायिक

भारत

दस रुपये रु.10

TEN RUPEES Rs.10

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

28/03/24

पश्चिमबङ्গ पश्चिम बंगाल WEST BENGAL

95AB 308059

P.2000805060/2024.

Certified that this document is admitted to Registration. The signature sheet and the Endorsement sheet attached to the document are part of this document.

Additional Dist. Sub Registrar
Sealdah

28/3/24

BOUNDARY DECLARATION

PREMISES NO:- 506 Barakhola Road, Ward No. 109, borough - XII, Kolkata – 700099, Police Station – Formerly Purva Jadavpur now Survey Park, Assessee No. 311090271779.

This Declaration made on this 28th March, 2024 (Two Thousand Twenty-four) by Mr. Arhant M Agarwal (Holding Pan No. AJTPA0125C and Adhar No 6308 5348 0901) son of Rambilas Agarwal, by faith Hindu, by nationality Indian, by occupation – Business, residing at – 36/1B Lala Lajpat Rai Sarani, P.S. Bhawanipore, Post Office – L R Sarani, Kolkata –

নং 4459 তাং 14-3-24

ক্রেতার নাম

ভেঃ সানোওয়াজ মণ্ডল
(SHANOWAJ MONDAL)

ভেঃ

নোঃ- এ. ডি. এস. আর, বারুইপুর
জেলা - দক্ষিণ ২৪ পরগনা

মূল্য 10

KAUSTAV BASU MALLICK
ADVOCATE
ALIPORE POLICE COURT, KOL-27

Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R., SEALDAH

28 MAR 2024

Dist.-South 24 Parganas

700036, Designated Partner and of CAMPAIGN PROPERTIES LLP, COMMITMENT NIRMAN LLP, CRONY DEVELOPERS LLP, DOMINION BUILDERS LLP, ORCHID PREMISES LLP, DOMINION AWAS LLP and COMMITMENT BUILDERS LLP, all are separate and district Limited Liability Partnership firms, duly incorporated under the Limited Liability Partnership Act, 2008, having their respective registered office at 11A/1C East Topsia Road, Kolkata – 700046, are the absolute owners of the said premises do hereby solemnly declare and confirm in respect of premises no – **506 Barakhola Road, Ward No. 109, borough - XII, Kolkata – 700099, Police Station – Formerly Purva Jadavpur now Survey Park, Assessee No. 311090271779,** as follows:-

1. That the Declarant Companies are the absolute owners of the premises No. 506 Barakhola Road, Ward No. 109, borough No. XII, Kolkata – 700099, P.S. Formerly Purva Jadavpur now Survey Park, Assessee No. 311090271779 and the name of the said companies are mutated in the Kolkata Municipal Corporation Assessment Record vide no.M/109/10-DEC-22/1197, dated 10/12/2022.
2. That the Land area as per title deed is 52 cottahs 01 chittacks 42 sq.ft.
3. That we shall be liable for any dispute with the neighbours in any manner whatsoever regarding boundary of the said premises in question, The Kolkata Municipal Corporation shall also not be liable for any litigation and for any dispute regarding change of boundary profile and area over the said land.
4. That there is no civil/criminal suit pending against the said premises. The said property is free from all encumbrances.
5. The site plan showing the actual dimension of boundary attached herewith.
6. That the area of land physically is 52 cottahs 01 chittacks 42 sq.ft.

Seal of the Additional District Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R. SEALDAH

28 MAR 2024

Dist.-South 24 Parganas

SCHEDULE

PREMISES NO:- 506 Barakhola Road, Ward No. 109, borough - XII, Kolkata – 700099, Police Station – Formerly Purva Jadavpur now Survey Park_is butted and bounded as follows:-

North:- Purba Diganta Santoshpur Road.

South:- C-10, C-11, Purba Diganta Road.

East:- Aguan Sangha Club, E. M. Bye Pass Road.

West:- C-2, C-5, Purba Diganta Road.

Additional District Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R., SEALDAH

28 MAR 2024

Dist.-South 24 Parganas

IN WITNESS WHEREOF the executants put his respective signature on this the 28th. day of March, 2024

Witness:-

1. Sanwali Das Gupta
20/1M, E.T. Road, Kolkata - 46

2. Prem Sharma
20/1M, E T Road, Kolkata-46

Deponent:

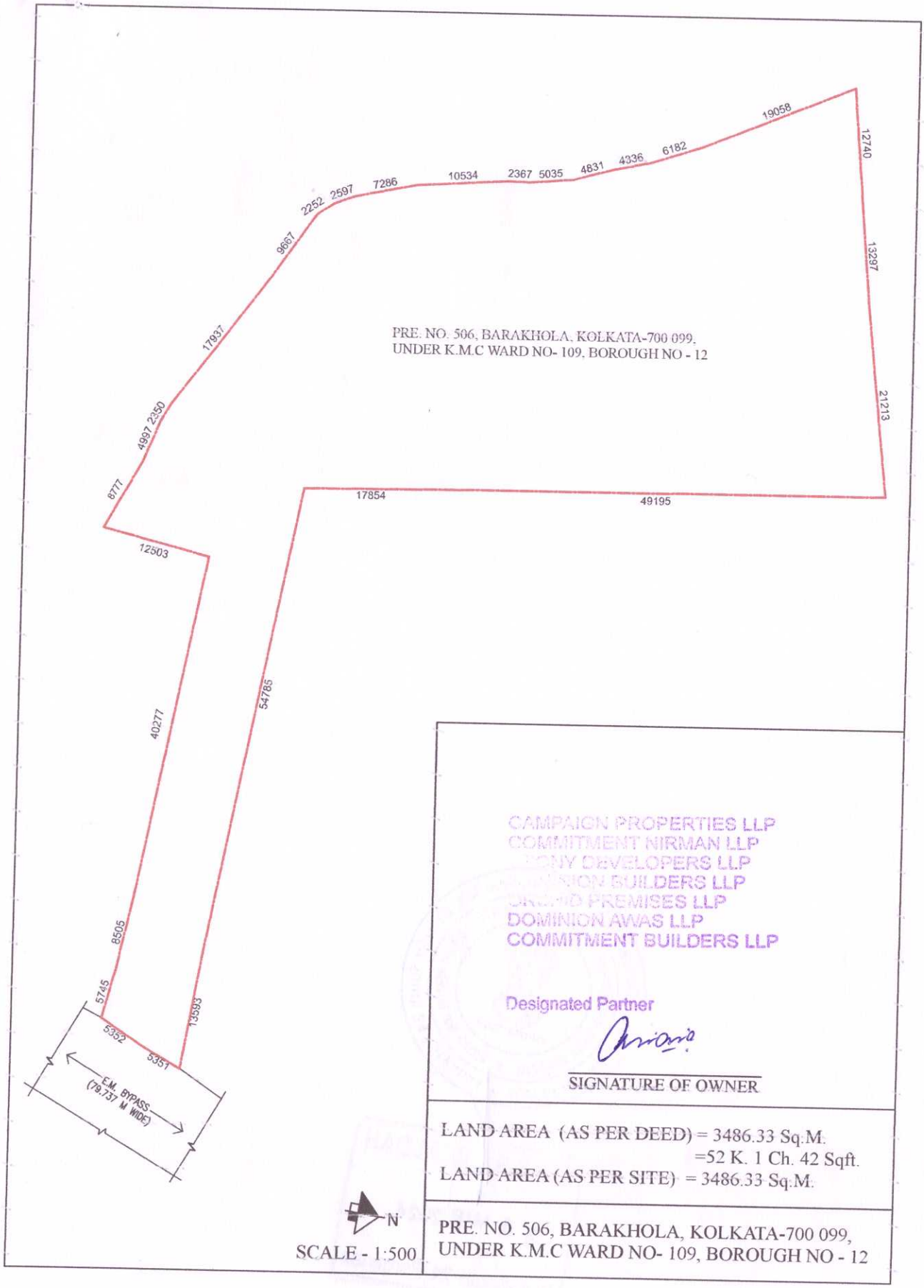
CAMPAIGN PROPERTIES
COMMITMENT NIRMAN LLP
CRONY DEVELOPERS LLP
DOMINION BUILDERS LLP
ORCHID PREMISES LLP
DOMINION AWAS LLP
COMMITMENT BUILDERS LLP

Designated Partner

Drafted as per KMC Proforma
& Identified by me:
Kaustav Basu Mallick
Alipur Police Court Advocate
Kol-27
F/1078/2016.

Additional District Sub-Registrar, Sealdah, District South 24 Parganas
Seal of the Additional District Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R., SEALDAH
28 MAR 2024
Dist.-South 24 Parganas



SCALE - 1:500

CAMPAIGN PROPERTIES LLP
COMMITMENT NIRMAN LLP
[illegible]NY DEVELOPERS LLP
[illegible]NION BUILDERS LLP
[illegible]D PREMISES LLP
DOMINION AWAS LLP
COMMITMENT BUILDERS LLP

Designated Partner

SIGNATURE OF OWNER

LAND AREA (AS PER DEED) = 3486.33 Sq.M.
=52 K. 1 Ch. 42 Sqft.
LAND AREA (AS PER SITE) = 3486.33 Sq.M.

PRE. NO. 506, BARAKHOLA, KOLKATA-700 099,
UNDER K.M.C WARD NO- 109, BOROUGH NO - 12

Seal of the Additional District Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R. SEALDAH

28 MAR 2024

Dist.-South 24 Parganas

SPECIMEN FORM FOR TEN FINGERPRINTS

ARHANT M. AGARWAL

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

Signature _____

Photo

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

Signature _____

Photo

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					

	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

Signature _____

Additional Sub-Registrar, Sealdah, District South 24 Parganas

A.D.S.R., SEALDAH

28 MAR 2024

Dist.-South 24 Parganas

Major Information of the Deed

Deed No :	**I-1606-01305/2024**	**Date of Registration**	**28/03/2024**
Query No / Year	**1606-2000805060/2024**	**Office where deed is registered**	
Query Date	**27/03/2024 11:57:43 AM**	A.D.S.R. SEALDAH, District: South 24-Parganas	
Applicant Name, Address & Other Details	KAUSTAV BASU MALLICK Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8910202723, Status :Advocate		
Transaction		Additional Transaction	
[0901] Declaration, Declaration relating to immovable property			
Set Forth value		Market Value	
Rs. 1/-		Rs. 8,79,25,740/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 10/- (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:- 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	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu		52 Katha 1 Chatak 42 Sq Ft	1/-	8,79,25,740/-	Property is on Road
	Grand Total :				**85.9994Dec**	**1 /-**	**879,25,740 /-**	

Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**CAMPAIGN PROPERTIES LLP** 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , PAN No.:: AAxxxxxx8E,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative
2	**COMMITMENT NIRMAN LLP** 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , 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:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , 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:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , 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:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , 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:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , 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:- Govinda Khatick, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046 , PAN No.:: AAxxxxxx8L,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	**Name**	**Photo**	**Finger Print**	**Signature**
	ARHANT M AGARWAL (Presentant) Son of BISHAN AGARWAL Date of Execution - 28/03/2024, , Admitted by: Self, Date of Admission: 28/03/2024, Place of Admission of Execution: Office	 Mar 28 2024 2:33PM	Captured LTI 28/03/2024	28/03/2024
	36/1B, LALA LAJPAT RAI SARANI,, City:- , P.O:- LALA LAJPAT RAI SARANI, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AJxxxxxx5C, Aadhaar No: 99xxxxxxxx7662 Status : Representative, Representative of : CAMPAIGN PROPERTIES LLP (as PARTNER), COMMITMENT NIRMAN 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)			

Identifier Details :

Name	Photo	Finger Print	Signature
KAUSTAV BASU MALLICK Son of SWARUP BASU MALLICK 11A/1C East Topsia Road, City:- , P.O:- Govinda Khatick, P.S:-Tiljala, District:- South 24-Parganas, West Bengal, India, PIN:- 700046		Captured	
	28/03/2024	28/03/2024	28/03/2024
Identifier Of ARHANT M AGARWAL			

Endorsement For Deed Number : I - 160601305 / 2024

On 28-03-2024

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 14:28 hrs on 28-03-2024, at the Office of the A.D.S.R. SEALDAH by ARHANT M AGARWAL ,.

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

Execution is admitted on 28-03-2024 by ARHANT M AGARWAL, PARTNER, CAMPAIGN PROPERTIES LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT NIRMAN LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, CRONY DEVELOPERS LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24 -Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION BUILDERS LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, ORCHID PREMISES LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, DOMINION AWAS LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- GOVINDA KHATICK, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046; PARTNER, COMMITMENT BUILDERS LLP (LLP), 11A/1C East Topsia Road, City:- , P.O:- Govinda Khatick, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700046

Indetified by KAUSTAV BASU MALLICK, , , Son of SWARUP BASU MALLICK, 11A/1C East Topsia Road, P.O: Govinda Khatick, Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700046, by caste Hindu, by profession Advocate

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 10.00/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 4459, Amount: Rs.10.00/-, Date of Purchase: 14/03/2024, Vendor name: SHANOWAJ MONDAL

Amitava Ghosal

Amitava Ghosal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1606-2024, Page from 34928 to 34939

being No 160601305 for the year 2024.

Seal of the Additional District Sub-Registrar, Sealdah, South 24 Parganas

Amitava Ghosal

Digitally signed by AMITAVA GHOSAL
Date: 2024.03.28 14:41:24 +05:30
Reason: Digital Signing of Deed.

(Amitava Ghosal) 28/03/2024

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. SEALDAH

West Bengal.