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AU 095263

Handwritten notes in Bengali and English, including a signature and the number '28-12-2024'.

It is certified that the document is admitted to registration. The signature sheets and the endroement sheets attached with document are the part of this document.

*[Signature]*  
District Sub-Registrar-V  
Alipore, South 24 Parganas

7 5 MAY 2025

: DEVELOPMENT POWER OF ATTORNEY :

BY THIS POWER OF ATTORNEY, We, (1) SRI KISHORE CHAKRABORTY, Son of Late Kalipada Chakraborty, By Faith Hindu, By Occupation-Business, PAN - AJJPC7569E, Date of birth -07/08/1963, Aadhaar No.448452593419, residing at 53, Bansdrone Place, Police Station-Bansdrone, Kolkata-700070, (2) SMT. SMRITI REKHA CHAKRABORTY, Wife of Late Umapada Chakraborty, PAN-APLPC4505J, Date of birth-16/09/1967, Aadhaar No. 780290098770, By Faith Hindu, By Occupation-Housewife, residing at 53, Bansdrone Place, Police Station-Bansdrone, Kolkata-700070,

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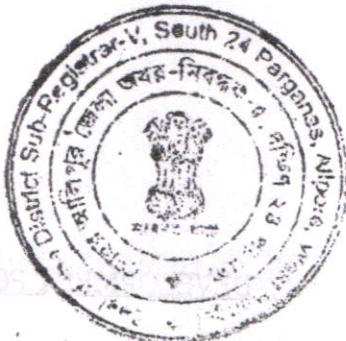
006722

16 DEC 2024

A. No. .... Date .....  
Sold to .....  
of .....  
Rupees .....

S. CHAKRABORTY (Adv.)  
Alipore Judges Court, Kolkata-27

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



DISTRICT SUB-REGISTRAR-V  
ALIPORE, SOUTH 24 PGS.  
5 MAY 2025

Susha Mondal  
210, Rifle club rd  
KJ-700020.

(3) SMT. MONTI CHAKRABORTY, Daughter of Late Umapada Chakraborty, PAN-ATCPC6670P, Date of birth-04/08/1984, Aadhaar No.235476503189, By Faith Hindu, By Occupation-Housewife, residing at 53, Bansdroni Place, Police Station-Bansdroni, Kolkata-700070, as our true and lawful ATTORNEY for us in our names, on our behalf to do inter alia amongst others the acts, deeds and things viz. :-

WHEREAS the EXECUTANTS herein are at present the absolute Owners of ALL THAT piece or parcel of land measuring 4 Cottahs 12 Chittaks more or less, together with 960 Square Feet more or less Structure thereon i.e. 800 Square Feet pucca and 160 Square Feet Tiles shed, in Mouza - Bansdroni, J.L. No.45, Khatian No.134, Dag No.610, Touzi No.14, Pargana - Magura, now within the Limits of KOLKATA MUNICIPAL CORPORATION, being Premises No.53, Bansdroni Place, WARD NO.113, Assessee No.311130700530, Police Station- previously Regent Park now Bansdroni, Kolkata-700070, District South 24- Parganas, by way of INHERITANCE AND GIFT the Property more fully described in the Schedule below and we the Executants herein do hereby nominate, empower, constitute and appoint "ORCHID ENTERPRISE", a Partnership Firm, PAN - AAJFO4530G, date of incorporation 28/01/2025, having its office at 16/2, M.N. Sen Lane, Kolkata-700040, represented by its Partners (1) SRI KHOKAN MONDAL, son of Biswanath Mondal, PAN - AMYPM9960H, Date of birth - 01/01/1980, Aadhaar No.760275830185, By Faith Hindu, By Occupation-Business, residing at 48A, Chandi Ghosh Road, Post Office and Police Station - Regent Park, Kolkata-700040, (2) SRI BISWAJIT KAR, son of Late Bijoy Kar, PAN - ASWPK1921A, Date of birth - 18/04/1984, Aadhaar No.469745313353, By Faith Hindu, By Occupation-Business, residing at 1/26B, Ashoke Nagar, Post Office and Police Station - Regent Park, Kolkata-700040, (3) SRI SUJIT BANIK, son of Late Prohlad Chandra Banik, PAN - BCPPB4371K, Date of birth - 01/01/1975, Aadhaar No.263685938014, By Faith Hindu, By Occupation-Business, residing at 2/83, Santigarh Colony, Post Office and Police Station-Regent Park, Kolkata-700040, as our true and lawful Attorneys to do and execute and perform or cause to be done executed or performed with nominee all or any of the acts, deeds and things :-

- 1} On our behalf to make sign, execute and verify all applications or objections to appropriate authorities for all and any license permission or consent etc. required by law in connection with management of the Property or Properties mentioned in Schedule below.
- 2} On our behalf to effect mutation in Offices or Competent Authorities and sign & execute all applications or objections or hearing and swear Affidavits relating to mutation or any other purpose in our names and on our behalf.
- 3} On our behalf to appear for and represent us before the Board of Revenue, Collector any District, Sub-Divisional Officer any Magistrate, Judge, Munsiff, Settlement Offices, J.L.L.R.O.'S Offices, B.L.L.R.O.'S Offices, and on all Government Offices, Kolkata Municipal Corporation, for assessment of unassessed property and for mutation, Improvement Trust, K.M.D.A., Fire Brigade, Commissioners of any Division on all matter and things relating to estate or its affairs.
- 4} On our behalf to appear for and represent us in all the Courts, Civil, Criminal or Revenue including original Revisional or Appellate Court in any Registration Offices and to sign, execute, verify and file plaints, written statements and petitions permissions for all purposes and also to present appeals in any Court and to accept services of all summons notices and their process of law.
- 5} On our behalf to appear before and execute/ sign any of them or all of them the KMC building Plan and to submit the same in our names and in our favour and to do all formalities for modification and/or alterations of Plan including D/sketch plan, renew and sign, execute Declaration, Affidavit, Boundary Declaration, which includes any Deed and to present for Registration to admit execution to any Registry Authority and to have the said documents and/or sign & execute, any Declaration, Affidavit, Boundary Declaration which includes Gifts and

to present for Registration to admit for execution to any Registration Authority and to have the said document registered and/or for whatsoever necessary before the Kolkata Municipal Corporation, or to any Competent Authority to obtain "No Objection Certificate" from the Competent Authority, for which to execute and sign all papers, documents, Affidavits, whatsoever necessity in our names and in our favour to negotiate in our names and to do whatsoever necessary for the same in our names or on our behalf as we could do personally by ourselves.

6} On our behalf to appear and to apply for obtaining sanction, permissions, clearances and service connection before appropriate authorities {both Sanitary & Water} internal & external, Improvement Trust, W.B.S.E.D.C.L, Fire Brigade, Housing Board West Bengal and any local and all Government Offices and to sign, execute on our behalf all necessary forms, applications, petitions and documents and apply for obtaining permit, license permanent and temporary supply service as may be required from time to time.

7} On our behalf to apply for electricity, water, telephone, sewerage, drains and/or connection or any other utility in the said Premises. To apply for alterations and/or extended approved/sanctioned KMC Plan and to pay fees and to take delivery of the same and take such other order or permissions from the necessary authorities which they think deem fit and proper.

8} On our behalf to appoint engage Pleaders, Advocates, whenever our said Attorneys shall think proper to do so and to discharge and/or terminate their appointment in respect of the Property mentioned in the Schedule below.

9} On our behalf to evict all trespassers and other unauthorized Occupiers and they have the rights to evict the Tenants, Licensees through Court of law and/or negotiate with them in whatsoever purpose, to mortgage and/or otherwise settle the Property and share of the Property and common users and common parts, common spaces and passages or any part or parts thereof belonging to the Schedule below Property.

10} On our behalf to negotiate on terms for and to agree to and sell of the building or part thereof collateral covering to covenants of even dated which seized and possessed of now and hereafter belongs to us mentioned and described in the Schedule below to any Purchaser or Purchasers at such price which our said Attorneys, think fit and proper, to engage upon and to enter into any Agreement or Agreements for such sale or sales and/or to cancel and/or repudiate the same in respect of Developers' allocation only.

11} On our behalf to receive from the Intending Purchaser or Purchasers out of the Developer's allocation only, save and except owners allocation any earnest money and/or advance or advances from the Purchaser and also the balance of purchase money and to give valid receipt and discharges for the same which will protect the Purchaser or Purchasers.

12} Upon such receipt as aforesaid to sign, execute and deliver the Developer's allocation only (except Owners' allocation) i.e. the Deed of Sale, Conveyance or Conveyances in favour of such Purchaser or Purchasers or their nominee or nominees or assignee or assignees.

13} To sign and execute the Developer's allocation deeds except owners' allocation, instruments and assurances which they consider necessary and to enter into and/or agree to such covenants and conditions as may be required for fully and effectually conveying the said Property either in part or in full as we personally could do ourselves, if personally present.

14} To present any such deed or deeds of Sale, Conveyance or Conveyances only the Developer's allocation i.e. save and except owners' allocation as per Development Agreement or other document or documents for Registration and to admit execution and receipt of consideration before the Additional District Sub-Registrar, Sub-Registrar or District Registrar, having Authority for and to have the said Conveyance or Conveyances registered and to do all other acts, deeds and things, which the Attorneys shall consider necessary for the transferring and/or conveying the said Property or properties to the said

Purchaser or Purchasers as fully and effectually in all respect as we could do the same ourselves.

- 15} To enter into any Agreement with any person or persons or Firm and/or Agreement to sell or otherwise dispose of any of the Developer's allocation or portion or portions thereof and to transfer and sell the same and to execute and register any document or documents in that behalf. The Attorneys are duty bound to pay the sale proceeds to the principals with proper acquaintance.
- 16} To compromise, compound or withdraw cases or be non-suited to refer to Arbitration all dispute and differences.
- 17} That We the executants have also executed a registered Development Agreement in favour of "ORCHID ENTERPRISE", a Partnership Firm, PAN - AAJFO4530G, date of incorporation 28/01/2025, having its office at 16/2, M.N. Sen Lane, Kolkata-700040, represented by its Partners (1) SRI KHOKAN MONDAL, son of Biswanath Mondal, PAN - AMYPM9960H, Date of birth - 01/01/1980, Aadhaar No.760275830185, By Faith Hindu, By Occupation-Business, residing at 48A, Chandi Ghosh Road, Post Office and Police Station - Regent Park, Kolkata-700040, (2) SRI BISWAJIT KAR, son of Late Bijoy Kar, PAN - ASWPK1921A, Date of birth - 18/04/1984, Aadhaar No.469745313353, By Faith Hindu, By Occupation-Business, residing at 1/26B, Ashoke Nagar, Post Office and Police Station - Regent Park, Kolkata-700040, (3) SRI SUJIT BANIK, son of Late Prohlad Chandra Banik, PAN - BCPPB4371K, Date of birth - 01/01/1975, Aadhaar No.263685938014, By Faith Hindu, By Occupation-Business, residing at 2/83, Santigarh Colony, Post Office and Police Station-Regent Park, Kolkata-700040, registered at DSR-V Alipore, Vide Book No.I, Deed No 3347, for the year 2025.

A N D we, do hereby agree to ratify and confirm whatever all acts, deeds and things done by the said Attorneys, which shall be construed as acts, deeds and things done by us to all intents and purposes as if we were present even notwithstanding the fact that no special power in that behalf is contained in these presents.

: THE SCHEDULE OF THE PROPERTY :

ALL THAT piece or parcel of land measuring 4 Cottahs 12 Chittaks more or less, together with 960 Square Feet more or less Structure thereon i.e. 800 Square Feet pucca and 160 Square Feet Tiles shed, in Mouza - Bansdroni, J.L. No.45, Khatian No.134, Dag No.610, Touzi No.14, Pargana - Magura, now within the Limits of KOLKATA MUNICIPAL CORPORATION, being Premises No.53, Bansdroni Place, WARD NO.113, Assessee No.311130700530, Police Station- previously Regent Park now Bansdroni, Kolkata-700070, District South 24- Parganas and butted and bounded by :-

ON THE NORTH : 6' feet wide Road.  
ON THE EAST : 12'-6" feet wide Road.  
ON THE SOUTH : Plot No.B.  
ON THE WEST : Land of Jamuna Bala Dasi.

"OWNERS' ALLOCATION"

"OWNERS' ALLOCATION" shall mean the Owners will be provided One 2BHK flat on the First floor, South-Eastern Side, measuring 658 Square Feet Built up area more or less, and Two 1BHK flat on the Second floor, South-Eastern Side, one measuring 343 Square Feet Built up area more or less and another measuring 315 Square Feet Built up area more or less, and One 2BHK flat on the Ground floor, South-Eastern Side, measuring 658 Square Feet Built up area more or less, and One 1BHK flat on the Ground floor, Western Side, measuring 307 Square Feet Built up area more or less, out of the entire Sanction plan to be sanctioned by the

KMC authority, together with common areas and facilities and undivided indivisible proportionate share of land under the said building and ultimate common roof right and a liquidated amount of Rs.15,00,000=00 (Rupees Fifteen Lakh) only (forfeit money) will be payable to Smt. Smriti Rekha Chakraborty & Smt. Monti Chakraborty, out of which Rs.1,00,000=00 (Rupees One Lakh) only will be payable on the date of execution of this registered Development Agreement, Rs.2,00,000=00 (Rupees Two lakh) only will be payable at the time of BL &LRO Mutation, and subsequently Rs.4,00,000=00 (Rupees Two lakh) only will be payable after obtaining the sanction plan and remaining Rs.8,00,000=00 (Rupees Eight Lakh) only will be payable at the time of top floor roof casting.

"DEVELOPERS' ALLOCATION"

"DEVELOPERS' ALLOCATION" shall mean save and except the owners allocation out of the entire Sanction plan to be sanctioned by the KMC authority, will be of Developer's allocation i.e. One flat on the first floor, Eastern Side and One flat on the first floor, Western Side and One flat on the second floor, Eastern Side and One flat on the Second floor, Western Side, One 2BHK Flat on the Ground floor, Eastern Side, One 1BHK Flat on the Ground floor, Western Side with common areas and facilities and undivided indivisible proportionate share of land under the said building and ultimate common roof right.

IN WITNESSES WHEREOF, we (1) SRI KISHORE CHAKRABORTY,  
(2) SMT. SMRITI REKHA CHAKRABORTY, (3) SMT. MONTI CHAKRABORTY,  
have set and subscribed our respective signatures and hand and seals on the  
5<sup>th</sup> day of MAY, TWO THOUSAND TWENTY FIVE, Anno Domini.

SIGNED SEALED AND DELIVERED  
BY THE EXECUTANTS AT KOLKATA  
IN THE PRESENCE OF :

1) *Sushma Mondal*  
220, Rifle Club Road  
Kolkata - 700070.

2) *Ranjan Kumar Saha*  
Vidya Bhawan  
P.O. - Nabatapur  
Distt - Purba Medinipur  
Pin - 721001

*Kishore Chakraborty*  
*Smriti Rekha Chakraborty*  
*Monti Chakraborty*

SIGNATURE OF THE EXECUTANTS.

*Orchid Enterprise*  
*Khokan Mondal*  
Partner

*Orchid Enterprise*  
*Biswajit K*

*Orchid Enterprise* Partner  
*Sujit Banerjee*

SIGNATURE OF THE ATTORNEY HOLDERS.

DRAFTED AND PREPARED BY ME.

*Sujit Banerjee* (SUJIT BANERJEE CHAKRABORTY)

{ ADVOCATE }












WB/1056/1999

ALIPORE JUDGES' COURT, KOL-27.

TYPED BY ME.








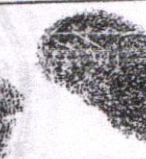


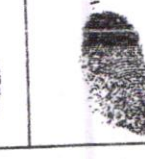
*Sujit Banerjee*

{ TYPIST }

		Thumb	1 <sup>st</sup> finger	middle finger	ring finger	small finger
	Left Hand					
	Right Hand					












Name ..... KISHORE CHAKRABORTY

Signature ..... Kishore Chakraborty

		Thumb	1 <sup>st</sup> finger	middle finger	ring finger	small finger
	Left Hand					
	Right Hand					

Name ..... SMRITI REKHA CHAKRABORTY

Signature ..... Smriti Rekha Chakraborty

		Thumb	1 <sup>st</sup> finger	middle finger	ring finger	small finger
	Left Hand					
	Right Hand					

Name ..... MONTI CHAKRABORTY

Signature ..... Monti Chakraborty

Thumb

1<sup>st</sup> finger

middle finger

ring finger

small finger

	Left Hand					
	Right Hand					

Name ...KHOKAN MONDAL.....

Signature ...Khokan mondal.....

Thumb

1<sup>st</sup> finger

middle finger

ring finger

small finger

	Left Hand					
	Right Hand					

Name ...BISWAJIT KAR.....

Signature ...Biswajit Kar.....










Thumb

1<sup>st</sup> finger

middle finger

ring finger

small finger

	Left Hand					
	Right Hand					

Name ...SUJIT.....

Signature ...Sujit Banna.....

### Major Information of the Deed

Deed No.	I-1630-03361/2025	Date of Registration	05/05/2025
Query No./Year	1630-8001221299/2025	Office where deed is registered	
Query Date	05/05/2025 11:56:32 AM	D.S.R. - V SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Sudipta Chakraborty High Court , Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, Mobile No. : 9163407259, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market value		
	Rs. 47,09,251/-		
Stamp duty 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]:- 163003347/2025 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

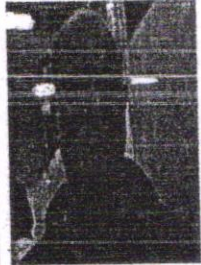





District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Bansdroni Place, , Premises No: 53, , Ward No: 113 Pin Code : 700070

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	4 Katha 12 Chatak		40,61,251/-	Width of Approach Road: 13 Ft., Adjacent to Metal Road, , Project Name :
<b>Grand Total :</b>				<b>7.8375Dec</b>	<b>0 /-</b>	<b>40,61,251 /-</b>	

### Structure Details :

Sch No	Structure Details	Area of Structure	Set forth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	800 Sq Ft.	0/-	6,00,000/-	Structure Type: Structure
Gr. Floor,, Area of floor : 800 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
S2	On Land L1	160 Sq Ft.	0/-	48,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 160 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
<b>Total :</b>		<b>960 sq ft</b>	<b>0 /-</b>	<b>6,48,000 /-</b>	










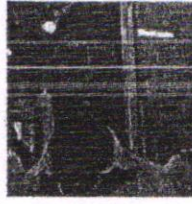


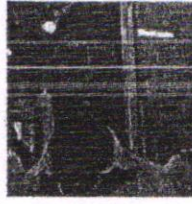


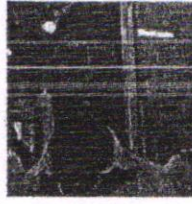




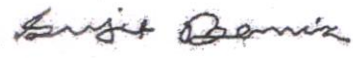


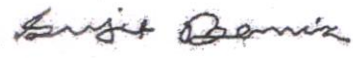


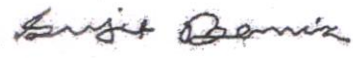
**Principal Details :**

Sl No	Name, Address, Photo, Finger print and Signature
1	Name Photo Finger Print Signature
1	<p><b>Mr KISHORE CHAKRABORTY</b>                      Son of Late Kalipada Chakraborty                      Executed by: Self, Date of Execution: 05/05/2025                      , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>   <p>05/05/2025 LTI 05/05/2025 05/05/2025</p> <p>53, Bansdrani Place, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India Date of Birth:XX-XX-1XX3 , PAN No.:: AJxxxxxx9E, Aadhaar No: 44xxxxxxxx3419, Status :Individual, Executed by: Self, Date of Execution: 05/05/2025 , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>
2	<p><b>Mrs SMRITI REKHA CHAKRABORTY</b>                      Wife of Late Umapada Chakraborty                      Executed by: Self, Date of Execution: 05/05/2025                      , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>   <p>05/05/2025 LTI 05/05/2025 05/05/2025</p> <p>53, Bansdrani Place, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-1XX7 , PAN No.:: APxxxxxx5J, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 05/05/2025 , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>
3	<p><b>Mrs MONTI CHAKRABORTY</b>                      Daughter of Late Umapada Chakraborty                      Executed by: Self, Date of Execution: 05/05/2025                      , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>   <p>05/05/2025 LTI 05/05/2025 05/05/2025</p> <p>56, Bansdrani Place, City:- Kolkata, P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India Date of Birth:XX-XX-1XX4 , PAN No.:: ATxxxxxx0P, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 05/05/2025 , Admitted by: Self, Date of Admission: 05/05/2025 ,Place : Office</p>




**Attorney Details :**

Sl No	Name Address, Photo, Finger print and Signature
1	<b>ORCHID ENTERPRISE</b> 16/2, M.N. Sen Lane, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Date of Incorporation:XX-XX-2XX5 , PAN No.:: AAxxxxxx0G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

**Representative Details :**

Sl No	Name Address, Photo, Finger print and Signature												
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Mr KHOKAN MONDAL (Presentant)</b>                      Son of Mr Biswanath Mondal                      Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office                 </td> <td>  </td> <td>                       Captured                 </td> <td>  </td> </tr> <tr> <td>May 5 2025 1:25PM</td> <td>LTI 05/05/2025</td> <td>05/05/2025</td> <td></td> </tr> </tbody> </table> <p>48A, Chandi Ghosh Road, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX0 , PAN No.:: amxxxxxx0h,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : ORCHID ENTERPRISE (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Mr KHOKAN MONDAL (Presentant)</b> Son of Mr Biswanath Mondal Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office		 Captured		May 5 2025 1:25PM	LTI 05/05/2025	05/05/2025	
Name	Photo	Finger Print	Signature										
<b>Mr KHOKAN MONDAL (Presentant)</b> Son of Mr Biswanath Mondal Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office		 Captured											
May 5 2025 1:25PM	LTI 05/05/2025	05/05/2025											
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Mr BISWAJIT KAR</b>                      Son of Late Bijoy Kar                      Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office                 </td> <td>  </td> <td>                       Captured                 </td> <td>  </td> </tr> <tr> <td>May 5 2025 1:25PM</td> <td>LTI 05/05/2025</td> <td>05/05/2025</td> <td></td> </tr> </tbody> </table> <p>1/26B, Ashoke Nagar, City:- , P.O:- Bansdroni, P.S:-Bansdroni, District:-South 24-Parganas, West Bengal, India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX4 , PAN No.:: ASxxxxxx1A,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : ORCHID ENTERPRISE (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Mr BISWAJIT KAR</b> Son of Late Bijoy Kar Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office		 Captured		May 5 2025 1:25PM	LTI 05/05/2025	05/05/2025	
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<b>Mr SUJIT BANIK</b> Son of Late Prohlahd Chandra Banik Date of Execution - 05/05/2025, , Admitted by: Self, Date of Admission: 05/05/2025, Place of Admission of Execution: Office		 Captured											
May 5 2025 1:26PM	LTI 05/05/2025	05/05/2025											

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Subhra Mondal</b> Son of Mr Sashi Mondal B/95 , Satyajit Park, City:- Kolkata, P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070		 Captured	
	05/05/2025	05/05/2025	05/05/2025

Identifier Of Mr KISHORE CHAKRABORTY, Mrs SMRITI REKHA CHAKRABORTY, Mrs MONTI CHAKRABORTY, Mr KHOKAN MONDAL, Mr BISWAJIT KAR, Mr SUJIT BANIK

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Mr KISHORE CHAKRABORTY	ORCHID ENTERPRISE-2.6125 Dec
2	Mrs SMRITI REKHA CHAKRABORTY	ORCHID ENTERPRISE-2.6125 Dec
3	Mrs MONTI CHAKRABORTY	ORCHID ENTERPRISE-2.6125 Dec

**Transfer of property for S1**

Sl.No	From	To. with area (Name-Area)
1	Mr KISHORE CHAKRABORTY	ORCHID ENTERPRISE-266.66666700 Sq Ft
2	Mrs SMRITI REKHA CHAKRABORTY	ORCHID ENTERPRISE-266.66666700 Sq Ft
3	Mrs MONTI CHAKRABORTY	ORCHID ENTERPRISE-266.66666700 Sq Ft

**Transfer of property for S2**

Sl.No	From	To. with area (Name-Area)
1	Mr KISHORE CHAKRABORTY	ORCHID ENTERPRISE-53.33333300 Sq Ft
2	Mrs SMRITI REKHA CHAKRABORTY	ORCHID ENTERPRISE-53.33333300 Sq Ft
3	Mrs MONTI CHAKRABORTY	ORCHID ENTERPRISE-53.33333300 Sq Ft

**Endorsement For Deed Number : I - 163003361 / 2025**

**On 05-05-2025**

**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 : (g) of Indian Stamp Act 1899.

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

Presented for registration at 12:30 hrs on 05-05-2025, at the Office of the D.S.R. - V SOUTH 24-PARGANAS by Mr KHOKAN MONDAL ,.

**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 47,09,251/-

**Admission of Execution (Under Section 58, W.B. Registration Rules, 1962)**

Execution is admitted on 05/05/2025 by 1. Mr KISHORE CHAKRABORTY, Son of Late Kalipada Chakraborty, 53, Bansdronei Place, P.O: Bansdronei, Thana: Bansdronei, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 2. Mrs SMRITI REKHA CHAKRABORTY, Wife of Late Umapada Chakraborty 53, Bansdronei Place, P.O: Bansdronei, Thana: Bansdronei, , South 24-Parganas, WEST BENGAL, India, PIN - 700070 by caste Hindu, by Profession House wife, 3. Mrs MONTI CHAKRABORTY, Daughter of Late Umapada Chakraborty 56, Bansdronei Place, P.O: Bansdronei, Thana: Bansdronei, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife

Identified by Mr Subhra Mondal, , , Son of Mr Sashi Mondal, B/95 , Satyajit Park, P.O: Bansdronei, Thana: Bansdronei, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 05-05-2025 by Mr BISWAJIT KAR, Partner, ORCHID ENTERPRISE (Partnership Firm), 16/2, M.N. Sen Lane, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Identified by Mr Subhra Mondal, , , Son of Mr Sashi Mondal, B/95 , Satyajit Park, P.O: Bansdronei, Thana: Bansdronei, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by profession Law Clerk

Execution is admitted on 05-05-2025 by Mr SUJIT BANIK, Partner, ORCHID ENTERPRISE (Partnership Firm), 16/2, M.N. Sen Lane, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Identified by Mr Subhra Mondal, , , Son of Mr Sashi Mondal, B/95 , Satyajit Park, P.O: Bansdronei, Thana: Bansdronei, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by profession Law Clerk

Execution is admitted on 05-05-2025 by Mr KHOKAN MONDAL, Partner, ORCHID ENTERPRISE (Partnership Firm), 16/2, M.N. Sen Lane, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Identified by Mr Subhra Mondal, , , Son of Mr Sashi Mondal, B/95 , Satyajit Park, P.O: Bansdronei, Thana: Bansdronei, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by profession Law Clerk

**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 = 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 6722, Amount: Rs.100.00/-, Date of Purchase: 16/12/2024, Vendor name: SAMIRAN DAS

*Dilip*

**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 1630-2025, Page from 83287 to 83305

Serial No 163003361 for the year 2025.



*Dilip*

Digitally signed by DILIP KUMAR MONDAL  
Date: 2025.05.13 19:13:00 +05:30  
Reason: Digital Signing of Deed.

Dilip Kumar Mondal) 13/05/2025

DISTRICT SUB-REGISTRAR

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

West Bengal.