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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AR 490680

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

District Sub-Register-III
Alipore, South 24-parganas

22 APR 2024

**DEVELOPMENT POWER OF ATTORNEY AFTER
REGISTERED DEVELOPMENT AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS that We 1. SMT **SANDHYA DAS**, having Pan No. **ALNPD6916A** daughter of **LATE KAMALA RANI DAS** alas **KAMALA DAS** and **LATE HARENDRALAL DAS**, by birth "**HINDU**", by occupation "**BUSINESS**", residing at **B-96, BANDIPUR ROAD, KOLKATA 700070, POST OFFICE AND POLICE STATION- BANSDRONI, District- 24 Parganas (South).**

4361

14 MAR 2024

2. SMT ANITA
KAM...

NO
Name.....
Address.....
Rn 108/10

B. C. LAHIRI
Advocate
Alipore Police Court
Kolkata - 700 027

Pijush Kanti Chakraborty
Licence Stamp Vendor
Alipore Police Court
Kolkata-700 027



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

22 APR 2024

Rajesh Kumar
S/o. Suruddin Kumar
Alipore Police Court
UA-27

2. SMT ANITA DAS, having Pan No **BKTPD7734G**, daughter of LATE KAMALA RANI DAS alias KAMALA DAS and LATE HARENDRALAL DAS, by birth "HINDU, by occupation BUSINESS, residing at **B-96, BANDIPUR ROAD, KOLKATA 700070, POST OFFICE AND POLICE STATION- BANSDRONI, District- 24 Parganas (South).**

3. SMT SUNITA KAR, having Pan No **HGWPK4919P**, wife of PRASANTA KUMAR KAR and daughter of LATE KAMALA RANI DAS alias KAMALA DAS and LATE HARENDRALAL DAS, by birth "HINDU", by occupation "HOUSE WIFE, residing at **B-96, BANDIPUR ROAD, KOLKATA 700070, POST OFFICE AND POLICE STATION- BANSDRONI, District- 24 Parganas (South).**

4. SMT SUMITRA DAS, having Pan No. "**AKCPD4999F**" wife of ARUN KUMAR DAS and daughter of LATE KAMALA RANI DAS alias KAMALA DAS and LATE HARENDRALAL DAS, by birth "HINDU", by occupation "HOUSE WIFE, residing at **27/D KM. NASKAR ROAD, KOLKATA- 700040, POST OFFICE- BANSDRONI, POLICE STATION- "REGENT PARK, District - 24 Parganas (South).**

5. SMT SABITA DAS, having Pan No. "**BDPPD3702F**", wife of DILIP KUMAR DAS and daughter of LATE KAMALA RANI DAS alias KAMALA DAS and LATE HARENDRALAL DAS, by birth "HINDU", by Occupation "HOUSE WIFE, residing at **41, BRAMHAPUR RABINDRAPALLY, KOLKATA- 700096, POST OFFICE- "BRAMHAPUR", POLICE STATION- "BANSDRONI", District -24 Parganas (South).**

6. SMT KABITA PAUL, having Pan No. "**DBRPP0332K**" wife of Prabhakar Paul @ Panchanan Paul, daughter of LATE KAMALA RANI DAS alias KAMALA DAS and LATE HARENDRALAL DAS by birth "HINDU", by occupation "HOUSE WIFE, residing at", residing at **B-96, BANDIPUR ROAD, KOLKATA 700070, POST OFFICE AND POLICE STATION- BANSDRONI, Dist. 24 PGS(S), Hereinafter called and referred to as "LAND**



DISTRICT SUB REGISTRAR-II
SOUTH 24 PGS. ALIPORE

22 APR 2024

OWNERS of **ALL THAT** piece or parcel of residential plot of land measuring **4 cottahs 11 Chittacks 32 Square feet** be the same a little more or less together with a Kaccha structure measuring 100 Square feet comprised in under the Zilla Collectorate in Pargana 'Magura', Mouza "**Bansdroni Gram**", Khatian No formerly "**302**" at present "**1010**", J.L No "**45**", and **Dag No 174**, Police Station formerly **REGENT PARK**, AT PRESENT "**Bansdroni**", Kolkata - 700070 within the limits of Kolkata Municipal Corporation being **Premises NO. 117 BANDIPUR ROAD, KMC WARD No. 113**, District South 24- Parganas morefully described in **SCHEDULE** hereunder written, do hereby nominate, constitute and appoint **SMT. RINKU SHARMA**, having Pan No "**BQNP3284G**", wife of **SRI JOGINDAR SHARMA**, residing at **5A, Vivekananda Nagar, POST OFFICE and POLICE STATION REGENT PARK, KOLKATA- 700040**, by Nationality "Indian", by religion Hindu, by occupation "**BUSINESS**" proprietor of **M/S ARYAN ENTERPRISE**, a proprietorship concern having its registered office at **5A, Vivekananda Nagar, KOLKATA- 700040** as our true and lawful **ATTORNEY**, to act in our name, on our behalf and in place of us and in our stead to do the following acts, deeds and things in respect of the under mentioned schedule property, that is to say:

W H E R E A S We, the Principal / Executants herein entered into an Supplementary Development Agreement with **M/S ARYAN ENTERPRISE**, a proprietorship concern having its registered office at **5A, Vivekananda Nagar, KOLKATA- 700040**, represented by its proprietor **SMT. RINKU SHARMA**, having Pan No "**BQNP3284G**", wife of **SRI JOGINDAR SHARMA**, residing at **5A, Vivekananda Nagar, POST OFFICE and POLICE STATION REGENT PARK, KOLKATA- 700040**, by Nationality "Indian", by religion Hindu, by occupation "**BUSINESS**". The said Agreement hereinafter called and referred to as the Supplementary Development Agreement was Registered in the



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

22 APR 2024

Office of D.S.R-III, Alipore, Dist. 24 pgs(s) which was recorded in Book No. I, Volume No. 1603-2024, Vide Deed No.06691 for the year 2024.

AND WHEREAS in the said Supplementary Development Agreement both the Executants and the Builder / Developer had settled their respective allocation in the proposed new building and the same was particularly described in the **SECOND SCHEDULE AND THIRD SCHEDULE** for Owner's allocation and Developer's allocation respectively therein.

AND WHEREAS the said **SMT. RINKU SHARMA**, having Pan No "BQNP3284G", wife of **SRI JOGINDAR SHARMA**, residing at **5A, Vivekananda Nagar, POST OFFICE and POLICE STATION REGENT PARK, KOLKATA- 700040**, by Nationality "Indian", by religion Hindu, by occupation "**BUSINESS**" proprietor of **M/S ARYAN ENTERPRISE**, a proprietorship concern having its registered office at **5A, Vivekananda Nagar, KOLKATA- 700040** as per terms of the said Supplementary Development Agreement requested to the Executants herein to execute and register a Development Power of Attorney so that the developer can construct proposed building and execute the Agreement for Sale and Sale Deed etc in the name and on behalf of the Land Owners in respect of the Developer's allocation portion.

AND WHEREAS SMT. RINKU SHARMA, having Pan No "BQNP3284G", wife of **SRI JOGINDAR SHARMA**, residing at **5A, Vivekananda Nagar, POST OFFICE and POLICE STATION REGENT PARK, KOLKATA- 700040**, by Nationality "Indian", by religion Hindu, by occupation "**BUSINESS**" proprietor of **M/S ARYAN ENTERPRISE**, a proprietorship concern having its registered office at **5A, Vivekananda**



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
22 APR 2024

Nagar, KOLKATA- 700040 as our true and lawful Attorneys for us and on our behalf in respect of the Scheduled property to execute and to do the following acts and things, deeds hereinafter mentioned that is to say:-

To represent us, to sign on our behalf in respect of the schedule mentioned property as is required for the purpose of Development.

To attend before the Registrar of any Registration Office to execute and present Deed of Sale or Agreement for Sale for Registration on our behalf and also to do all acts on our behalf as permissible in the eye of law of land for the transfer of the **"Developer's allocation"** to the intending Purchaser/ Purchasers in respect of Developer's allocation only mentioned in above development agreement.

To sign, execute and submit all papers, applications, documents, statements, Deed of Sale/ Deed of Conveyance undertakings, declarations and supplementary plans as may be required for having the plan or plans on the said premises, re-sanctioned by the Kolkata Municipal Corporation / appropriate authority and/or any other authority or other authorities.

To appear and represent us before the appropriate authorities including the Kolkata Municipal corporation in connection with the modification and/or alteration of the plan.

To pay fees in our names as be expedient for modification and/or alteration of the plan and other papers and documents as may be required or necessary by the proper authorities.



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

22 APR 2024

To receive of the excess amount of fees if any paid for the purpose of modification and / or alteration of the plan and/or for the purpose related thereto from any authority or authorities, on our behalf.

To apply for and obtain electricity, gas, water, sewerage, drainage, telephone or other connections of any other nature in the said premises and/or to make alterations therein and to close down and/or have disconnected the same and for that to sign, execute and submit all papers, applications, documents and plans to do all other acts deeds and things as may deem fit and proper by the said Attorney.

To apply for and obtain necessary license, quota from the concerned authorities.

To execute and register the deeds like deed of conveyance, agreement, agreement for sale, deed of lease, deed of gift to KMC before the Registrar and shall also have right to receive the consideration money for the same against receipt on our behalf in respect of **Developer's allocation** only.

To appear, present and sign on our behalf before all authorities including those under the Kolkata Municipal Corporation for fixing and/or finalization of the annual valuation of the said premises and for that to sign, execute and submit necessary papers and documents and to do all other acts, deeds and things as the said Attorney may deem fit and proper.

To appear and represent and/or sign on our behalf before and Notary Public, Registrar of Assurances, District Registrar, Sub-Registrar, Metropolitan Magistrate and other officer or officers or



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

22 APR 2024

authority or authorities having jurisdiction to be executed and signed by the said Attorney.

To compromise suits, appeals or other legal proceedings in any court, tribunal, authority, whatsoever and sign and verify applications thereof for the said purpose in respect of the said premises.

To receive the registered letters or any other documents in respect of the said property and to grant proper and effectual receipts in respect thereof on our behalf.

To deposit and withdraw fees, documents and moneys in Court or Courts and / or any other person or authority and give valid receipts and discharges therefore in connection with the plan.

For all or any of the purpose herein before stated to appear and represent me before all authorities having jurisdiction and to sign, execute and submit all papers, deeds and documents.

And WE, do hereby agree to ratify and confirm all or whatsoever, other act or acts which our said Attorney shall lawfully do execute or, permit or cause to done executed or performed in connection with all the acts and deeds stated herein before.

THE SCHEDULE ABOVE REFERRED TO

(Description of the property)

ALL THAT piece or parcel of residential plot of land measuring **4 cottahs 11 Chittacks 32 Square feet** be the same a little more or less together with a Kaccha structure measuring 100 Square feet



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
22 APR 2024

comprised in under the Zilla Collectorate in Pargana 'Magura', Mouza "**Bansdroni Gram**", Khatian No formerly "**302**" at present "**1010**", J.L No "**45**", and **Dag No 174**, Police Station formerly **REGENT PARK**, AT PRESENT "**Bansdroni**", Kolkata - 700070 within the limits of Kolkata Municipal Corporation being **Premises NO. 117 BANDIPUR ROAD, KMC WARD No. 113**, District South 24- Parganas and butted and bounded by-

ON THE NORTH- 12-0" wide BANDIPUR ROAD.

ON THE SOUTH- LB-85 BANDIPUR ROAD.

ON THE EAST- B-105 RIFLE CLUB WEST.

ON THE WEST- 1B-92 RIFLE CLUB WEST.



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE

22 APR 2024

IN WITNESS WHEREOF, We, the Principals herein signs and executes this Development power of attorney on this the **21st day of April and Two Thousand Twenty Four (2024)**.

Signed & delivery by the Principals at Kolkata.

In the presence of:

Witness:-

1. *[Signature]*
Sanku Mondal
Nagar, Kat-40

Sumitra Das
Salita Das
Kalita Paul
Sandhya Das

[Signature]

Sumita Kar.

SIGNATURE OF THE PRINCIPAL

2. *[Signature]*
Abdus Salam
8/2 Palm Avenue
Kolkata-70019

[Signature]

SIGNATURE OF THE ATTORNEY

Drafted by me

[Signature]
Advocate *[Signature]*

Alipore police court,
Kolkata- 27





	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					

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Right Hand					

SIGNATURE Sumitra Das



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Left Hand					

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Right Hand					

SIGNATURE Salita Das



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Left Hand					

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Right Hand					

SIGNATURE Linka Shetty



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Right Hand					

SIGNATURE Senita Kar.



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Left Hand					

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Right Hand					

SIGNATURE Kalita Paul



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Left Hand					

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Right Hand					

SIGNATURE Sandhya Das



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS., ALIPORE
22 APR 2024



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Right Hand					

Handwritten signature in blue ink.

SIGNATURE



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Left Hand					

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Right Hand					

SIGNATURE



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Left Hand					

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Right Hand					

SIGNATURE

Major Information of the Deed

Deed No :	I-1603-06691/2024	Date of Registration	22/04/2024
Query No / Year	1603-2000994161/2024	Office where deed is registered	
Query Date	21/04/2024 3:01:56 PM	D.S.R. - III SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	Rajesh Laskar Alipore Police Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8910845995, Status : Advocate		
Transaction	Additional Transaction		
[0110] Sale, Development Agreement or Construction agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 1/-	Rs. 40,72,816/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 7,070/- (Article:48(g))	Rs. 53/- (Article:E, 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:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Sandipur, , Premises No: 117, , Ward No: 113 Pin Code : 700070



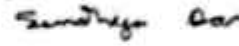


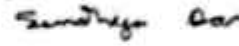


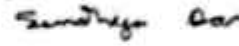


















Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	4 Katha 11 Chatak 32 Sq Ft	1/-	40,45,816/-	Width of Approach Road: 12 Ft.,
Grand Total :				7.8077Dec	1 /-	40,45,816 /-	










Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	0/-	27,000/-	Structure Type: Structure
Floor No: 1, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 2 Years, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	0 /-	27,000 /-	

21/05/2024 ,Query No:-16032000994161 / 2024 Deed No :I-06691/2024.
Document is digitally signed.

Land Lord 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> Smt Sandhya Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>22/04/2024</td> <td></td> <td>LTI 22/04/2024</td> <td>22/04/2024</td> </tr> </tbody> </table> <p>B-96, Bandipur Road, City:- Not Specified, P.O:- Bansdroni, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India , PAN No.:: Alxxxxxx6A,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office</p>	Name	Photo	Finger Print	Signature	Smt Sandhya Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured		22/04/2024		LTI 22/04/2024	22/04/2024
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22/04/2024		LTI 22/04/2024	22/04/2024										

Name	Photo	Finger Print	Signature
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22/04/2024	LTI	22/04/2024	
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22/04/2024	LTI	22/04/2024	
41, Brahmapur, Rabindrapally, City:- Not Specified, P.O:- Brahmapur, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700096 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.: Bdxxxxxx2f,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office			
Smt Kabita Paul Daughter of Late HARENDRA LAL DAS Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured	
22/04/2024	LTI	22/04/2024	
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Developer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Aryan Enterprise 5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Date of Incorporation:XX-XX-2XX0 , PAN No.: Bqxxxxxx4g,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mrs Rinku Sharma (Presentant) Wife of Mr Jogindar Sharma Date of Execution - 22/04/2024, , Admitted by: Self, Date of Admission: 22/04/2024, Place of Admission of Execution: Office	Photo  Apr 22 2024 12:08PM	Finger Print  Captured LTI 22/04/2024	Signature  22/04/2024
5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-2XX2 , PAN No.: Bqxxxxxx4g,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Aryan Enterprise (as Proprietor)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Rajesh Laskar Son of Mr Nuruddin Laskar Alipore Police Court, City:- Not Specified, P.O:- Alipore, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027		 Captured	
	22/04/2024	22/04/2024	22/04/2024
Identifier Of Smt Sandhya Das, Smt Anita Das, Smt Sunita Kar, Smt Sumitra Das, Smt Sabita Das, Smt Kabita Paul, Mrs Rinku Sharma			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Smt Sandhya Das	Aryan Enterprise-1.30128 Dec
2	Smt Anita Das	Aryan Enterprise-1.30128 Dec
3	Smt Sunita Kar	Aryan Enterprise-1.30128 Dec
4	Smt Sumitra Das	Aryan Enterprise-1.30128 Dec
5	Smt Sabita Das	Aryan Enterprise-1.30128 Dec
6	Smt Kabita Paul	Aryan Enterprise-1.30128 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Smt Sandhya Das	Aryan Enterprise-16.66666700 Sq Ft
2	Smt Anita Das	Aryan Enterprise-16.66666700 Sq Ft
3	Smt Sunita Kar	Aryan Enterprise-16.66666700 Sq Ft
4	Smt Sumitra Das	Aryan Enterprise-16.66666700 Sq Ft
5	Smt Sabita Das	Aryan Enterprise-16.66666700 Sq Ft
6	Smt Kabita Paul	Aryan Enterprise-16.66666700 Sq Ft

Statement of Stamp Duty

Amount that required Stamp Duty payable for this document is Rs. 7,020/- and Stamp Duty paid by Stamp Rs 100 00/-
in Advance is Rs 6,970/-

Description of Stamp
Stamp Type: Impressed, Serial no 4359, Amount: Rs. 100 00/-, Date of Purchase: 14/03/2024, Vendor name: P K

CHAKRABORTY
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 22/04/2024 9:47AM with Govt. Ref. No: 192024250022522258 on 22-04-2024, Amount Rs: 6,970/-, Bank
SBI EPay (SBIEPay), Ref. No. 9206433620037 on 22-04-2024, Head of Account 0030-02-103-003-02



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Major Information of the Deed

Deed No :	I-1603-06706/2024	Date of Registration	22/04/2024
Query No / Year	1603-8001003046/2024	Office where deed is registered	
Query Date	22/04/2024 11:39:53 AM	D.S.R. - III SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	RAJESH LASKAR Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8910845995, 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. 1/-	Rs. 40,72,816/-		
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]:- 160306691/2024 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: Bandipur, , Premises No: 117, , Ward No: 113 Pin Code : 700070












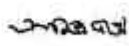


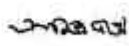


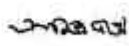









Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	4 Katha 11 Chatak 32 Sq Ft	1/-	40,45,816/-	Width of Approach Road: 12 Ft., , Project Name :
Grand Total :				7.8077Dec	1 /-	40,45,816 /-	

Structure Details :










Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	0/-	27,000/-	Structure Type: Structure
Floor No: 1, Area of floor : 100 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 2 Years, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	0 /-	27,000 /-	

21/05/2024 ,Query No:-16038001003046 / 2024 Deed No :I-06706/2024.
Document is digitally signed.

Principal 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> Smt Sandhya Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>22/04/2024</td> <td></td> <td>LTI 22/04/2024</td> <td>22/04/2024</td> </tr> </tbody> </table> <p>B-96, Bandipur Road, City:- Not Specified, P.O:- Bansdrani, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India , PAN No.:: Alxxxxxx6A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office</p>	Name	Photo	Finger Print	Signature	Smt Sandhya Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured		22/04/2024		LTI 22/04/2024	22/04/2024
Name	Photo	Finger Print	Signature										
Smt Sandhya Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured											
22/04/2024		LTI 22/04/2024	22/04/2024										
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Smt Anita Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>22/04/2024</td> <td></td> <td>LTI 22/04/2024</td> <td>22/04/2024</td> </tr> </tbody> </table> <p>B-96, Bandipur Road, City:- Not Specified, P.O:- Bansdrani, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India , PAN No.:: Bkxxxxxx4g,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office</p>	Name	Photo	Finger Print	Signature	Smt Anita Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured		22/04/2024		LTI 22/04/2024	22/04/2024
Name	Photo	Finger Print	Signature										
Smt Anita Das Daughter of Late Harendra Lal Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured											
22/04/2024		LTI 22/04/2024	22/04/2024										
3	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Smt Sunita Kar Wife of Mr Prasanta Kumar Kar Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>22/04/2024</td> <td></td> <td>LTI 22/04/2024</td> <td>22/04/2024</td> </tr> </tbody> </table> <p>B-96, Bandipur Road, City:- Not Specified, P.O:- Bansdrani, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: Hgxxxxxx9p,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office</p>	Name	Photo	Finger Print	Signature	Smt Sunita Kar Wife of Mr Prasanta Kumar Kar Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured		22/04/2024		LTI 22/04/2024	22/04/2024
Name	Photo	Finger Print	Signature										
Smt Sunita Kar Wife of Mr Prasanta Kumar Kar Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office		 Captured											
22/04/2024		LTI 22/04/2024	22/04/2024										


21/05/2024 , Query No:-16038001003046 / 2024 Deed No :I-06706/2024.
 Document is digitally signed.

Name	Photo	Finger Print	Signature
Smt Sumitra Das Wife of Mr Arun Kumar Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office	 22/04/2024	 LTI 22/04/2024 Captured	 22/04/2024
27/d, K.m. Naskar Road, City:- Not Specified, P.O:- Bansdrani, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: Akxxxxxx9f,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office			
Smt Sabita Das Wife of Mr Dilip Kumar Das Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office	 22/04/2024	 LTI 22/04/2024 Captured	 22/04/2024
41, Brahmapur, Rabindrapally, City:- Not Specified, P.O:- Brahmapur, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700096 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: Bdxxxxxx2f,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office			
Smt Kabita Paul Daughter of Late HARENDRA LAL DAS Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office	 22/04/2024	 LTI 22/04/2024 Captured	 22/04/2024
B-96, Bandipur Road, City:- Not Specified, P.O:- Bansdrani, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: Dbxxxxxx2k,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/04/2024 , Admitted by: Self, Date of Admission: 22/04/2024 ,Place : Office			

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Aryan Enterprise 5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 , PAN No.:: Bqxxxxxx4g,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

Name,Address,Photo,Finger print and Signature			
Sl No	Name	Photo	Signature
1	Mrs Rinku Sharma (Presentant) Wife of Mr Jogindar Sharma Date of Execution - 22/04/2024, , Admitted by: Self, Date of Admission: 22/04/2024, Place of Admission of Execution: Office	 Apr 22 2024 12:08PM	 Captured LTI 22/04/2024
5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Bqxxxxxx4g,Aadhaar No Not Provided Status : Representative, Representative of : Aryan Enterprise (as Proprietor)			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr RAJESH LASKAR Son of Mr NURUDDIN LASKAR City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027	 22/04/2024	 Captured 22/04/2024	 22/04/2024
Identifier Of Smt Sandhya Das, Smt Anita Das, Smt Sunita Kar, Smt Sumitra Das, Smt Sabita Das, Smt Kabita Paul Mrs Rinku Sharma			

Transfer of property for L1		
SI.No	From	To. with area (Name-Area)
1	Smt Sandhya Das	Aryan Enterprise-1.30128 Dec
2	Smt Anita Das	Aryan Enterprise-1.30128 Dec
3	Smt Sunita Kar	Aryan Enterprise-1.30128 Dec
4	Smt Sumitra Das	Aryan Enterprise-1.30128 Dec
5	Smt Sabita Das	Aryan Enterprise-1.30128 Dec
5	Smt Kabita Paul	Aryan Enterprise-1.30128 Dec
Transfer of property for S1		
SI.No	From	To. with area (Name-Area)
1	Smt Sandhya Das	Aryan Enterprise-16.66666700 Sq Ft
2	Smt Anita Das	Aryan Enterprise-16.66666700 Sq Ft
3	Smt Sunita Kar	Aryan Enterprise-16.66666700 Sq Ft
4	Smt Sumitra Das	Aryan Enterprise-16.66666700 Sq Ft
5	Smt Sabita Das	Aryan Enterprise-16.66666700 Sq Ft
6	Smt Kabita Paul	Aryan Enterprise-16.66666700 Sq Ft

On 22-04-2024

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 11:56 hrs on 22-04-2024, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mrs Rinku Sharma ,

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 40,72,816/-

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

Execution is admitted on 22/04/2024 by 1. Smt Sandhya Das, Daughter of Late Harendra Lal Das, B-96, Bandipur Road, P.O: Bansdrani, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 2. Smt Anita Das, Daughter of Late Harendra Lal Das, B-96, Bandipur Road, P.O: Bansdrani, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 3. Smt Sunila Kar, Wife of Mr Prasanta Kumar Kar, B-96, Bandipur Road, P.O: Bansdrani, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife, 4. Smt Sumitra Das, Wife of Mr Arun Kumar Das, 27/d, K.m. Naskar Road, P.O: Bansdrani, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession House wife, 5. Smt Sabita Das, Wife of Mr Dilip Kumar Das, 41, Brahmapur, Rabindrapally, P.O: Brahmapur, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700096, by caste Hindu, by Profession House wife, 6. Smt Kabita Paul, Daughter of Late HARENDRA LAL DAS, B-96, Bandipur Road, P.O: Bansdrani, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife

Indetified by Mr RAJESH LASKAR, , , Son of Mr NURUDDIN LASKAR, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, by profession Advocate

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

Execution is admitted on 22-04-2024 by Mrs Rinku Sharma, Proprietor, Aryan Enterprise, 5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Indetified by Mr RAJESH LASKAR, , , Son of Mr NURUDDIN LASKAR, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, 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 4361, Amount: Rs.100.00/-, Date of Purchase: 14/03/2024, Vendor name: P K CHAKRABORTY



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

On 22-04-2024

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

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Indetified by Mr RAJESH LASKAR, , Son of Mr NURUDDIN LASKAR, P.O: ALIPORE, Thana: Alipore, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, by profession Advocate

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

Execution is admitted on 22-04-2024 by Mrs Rinku Sharma, Proprietor, Aryan Enterprise, 5A, Vivekananda Nagar, City:- Not Specified, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Indetified by Mr RAJESH LASKAR, , Son of Mr NURUDDIN LASKAR, P.O: ALIPORE, Thana: Alipore, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Muslim, 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 4361, Amount: Rs.100.00/-, Date of Purchase: 14/03/2024, Vendor name: P K CHAKRABORTY



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered In Book - I
Volume number 1603-2024, Page from 213334 to 213353
being No 160306706 for the year 2024.



Debasish Dhar

Digitally signed by Debasish Dhar
Date: 2024.05.21 17:09:54 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 21/05/2024
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.