

2613

I-2629/2024



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AS 022950

Q. 8002699289/2024

12.50 PM
22/10/2024

is admitted to registration. The signa-
 net and the Endorsement sheet attached to this
 document are part of the document.
 Additional District Sub Registrar
 Sadar Paschim Medinipur

~~22 NOV 2024~~

22 OCT 2024

SHREE SHYAM DEVELOPER

Shree Shyam Agarwal PARTNER

SHREE SURESH DEVELOPER

Shree Suresh PARTNER

Sumita Mariti

Sumita Mariti

Sumita Mariti

Sumita Mariti

Sumita Mariti

DEVELOPMENT POWER OF ATTORNEY
AFTER REGISTERED DEVELOPMENT AGREEMENT

This DEVELOPMENT POWER OF ATTORNEY is made on 22nd Day of
OCTOBER, 2024.



Sumita Maiti



ଶ୍ରୀ ସୁମତି ସାହା

ଅପ୍ରିଲିକେସନ



Shree Shyam Maiti



ଅପ୍ରିଲିକେସନ

Sumita Maiti
ଶ୍ରୀ ସୁମତି ସାହା
Smoozit Maiti



Shree Shyam Agarwal



Anshu Kulkarni

KNOW ALL MEN BY THIS PRESENT THAT WE,

1. SRIMATYA SUMITA MAITI

W/o Late Satyendra Kumar Maiti

Of Mahatabpur, P.O. – Midnapore, P.S. – Kotwali,

Dist. – Paschim Medinipur, PIN – 721101,

By Faith – Hindu, Nationality – Indian

SHREE SHYAM DEVELOPER
Shree Shyam Agarwal
PARTNER

SHREE SHYAM DEVELOPER
Anshu Kulkarni
PARTNER

PAN - ECHPM7268H, Aadhar No. 472714666886

2. SRI SURAJIT MAITI

S/o Late Satyendra Kumar Maiti

Of Mahatabpur, P.O. - Midnapore, P.S. - Kotwali, Dist. -

Paschim Medinipur, PIN - 721101,

By Faith - Hindu, Nationality - Indian

PAN - GDUPM6929P, Aadhar No. 390192999236

3. SRI SMARAJIT MAITI

S/o Late Satyendra Kumar Maiti

Of Mahatabpur, P.O. - Midnapore, P.S. - Kotwali, Dist. -

Paschim Medinipur, PIN - 721101,

By Faith - Hindu, Nationality - Indian

PAN - AOYPM6559C, Aadhar No.277285261580

4. SRI SATYAJIT MAITI

S/o Late Satyendra Kumar Maiti

Of Mahatabpur, P.O. - Midnapore, P.S. - Kotwali, Dist. -

Paschim Medinipur, PIN - 721101,

By Faith - Hindu, Nationality - Indian

PAN - AWRPM6968N, Aadhar No.772397964835

Hereinafter called the **PRINCIPAL/OWNER** on one part

AND

1. SRI SHIB KUMAR AGARWAL

S/o Sri Sarwan Agarwala

Of Tantigeria, P.O. - Vidyasagar University, P.S. - Kotwali, Dist.

- Paschim Medinipur, PIN - 721102,

Both by Faith - Hindu, Nationality - Indian

PAN - BIUPA0067L

Sumita Maiti
Smarajit Maiti
Surajit Maiti
Satyajit Maiti

SHREE SHYAM DEVELOPER
Shree Shyam
PARTNER

SHREE SHYAM DEVELOPER
Shree Shyam
PARTNER

Aadhaar No. 2945 0736 7821

2. SRI AKASH MURARKA

S/o Late Kamal Kumar Murarka

Of Colonelgola, P.O. - Midnapore, P.S. - Kotwali, Dist. -

Paschim Medinipur, PIN - 721101,

Both by Faith - Hindu, Nationality - Indian

PAN - AIIPM2937Q

Aadhaar No. 2650 5532 3722

Partners of

SHREE SHYAM DEVELOPERS,

A Partnership firm

having office at Ramkrishna Nagar, near Colonelgola, P.O. -
Midnapore, P.S. - Kotwali, Dist. - Paschim Medinipur, PIN -
721101,

PAN - AFFFS9291B

Hereinafter called the **ATTORNEY/DEVELOPER** on the other part

WITNESSETH

That the PRINCIPAL are the owner of his landed property measuring
0.0825 Acre = 0825 Dec. equal to 3594 Sq. ft. within Mouza -
Narampur, J.L. No. - 174 R.S. Plot No. 34 corresponding to L.R. Plot
No. 963 as in schedule below hereinafter referred as 'Said Property'.
The 0.1650 acre in the Plot No. 34 previously belonged to Subimal
Bandopadhyay. He sold specific demarcated 0.1650 acre to Satyendra
Kumar Maity, Sailendra Kumar Maity and Urmila Bala Maity by a

Suonita Maity
Urmila Bala Maity
Sailendra Kumar Maity

SHREE SHYAM DEVELOPER
Urmila Bala Maity
PARTNER

SHREE SHYAM DEVELOPER
Sailendra Kumar Maity
PARTNER

have entered into a development agreement with the ATTORNEY thereby authorizing and allowing the ATTORNEY to develop, construct and build multi-storied building there with provisions for residential use. We have delivered possession of the property to the ATTORNEY and now we, further authorize our ATTORNEY to do the following works on ATTORNEY'S cost:-

1. Enter into the property, measure the same, demarcate the same by putting pillars and posts.
2. Take away all the rubbish & remove the dilapidated structure, other structures and temple at their own cost.
3. To construct the multi-storied building residential by taking delivery of the land in question into their possession with all rights of making permanent construction therein at their own expenses exclusively.
4. The developer has the right to amalgamate the said property with the adjoining land for the purpose of construction of multistoried building.
5. Apply for getting compatibility certificate from development authority & for that purpose deposit fees, prepare plans and maps, apply, sign & comply all formalities,
6. That ATTORNEY will get development plan and building plan sanctioned by the Municipality and development authority and if in future there is any change or increase or decrease in the floor area ratio the ATTORNEY shall do the same as per their convenience after taking our consent.
7. That for the purpose of such construction they will appoint architect/Civil Engineer/structure engineer for the purpose of drawing and preparing plans, designs, drains and elevations of the intended building complex with the specifications of the

Sumita Maiti

Sumit Maiti

SHRE SHYAM DEVELOPER PARTNER

SHRE SHYAM DEVELOPER PARTNER

SHRE SHYAM DEVELOPER PARTNER

Shri M. Agam

works to be done and of the materials to be provided for the said building complex of good quality of ISI standard.

8. That the ATTORNEY shall submit the building plan prepared by the said architect/Civil Engineer/structure engineer to the Municipality and development authority and other authorities in the name of the Builder/ATTORNEY.
9. To appoint engineer and to have surveyed and the soil tested of the said land/premises and for that to make all correspondence with them and do all other acts, deeds & things.
10. To prepare site plan by engaging qualified engineer approved from Municipality.
11. To Prepare and get approved the plan for construction of multistoried residential complex from appropriate authorities.
12. To sign, execute and submit all papers, documents, statement, undertaking, declarations and plans as may be required to have the sanctioned plan modified and/or altered by the appropriate authority for construction of building or buildings on the said premises.
13. To appear and represent the owner before the appropriate authorities in connection with the sanction, modification and/or alteration of the plans.
14. To pay fees, obtain such orders & permissions from the necessary authorities as be expedient for modification and/or alteration of plans and also to submit and take delivery of the title deeds concerning the said premises and other papers and documents as be required by the appropriate authorities.
15. To receive the refund of the excess amount of fees, if any paid for the purpose of modification and/or alteration of the plan to any authority or authorities.

Sumita Maiti

Sumayit Maiti

Sumit Maiti

SHREE SHYAM DEVELOPER

Partner

SHREE SHYAM DEVELOPER

Partner

16. To develop the said premises by making construction of such type of building/flats thereon in accordance with the sanctioned plan and as per specified materials mentioned in the development agreement.
17. Apply for getting finance from any Bank and for that purpose to take the original deeds and documents of title from PRINCIPAL and after verification by lawyer and evaluation by valuer, to deposit the same with the bank for the purpose of mortgage as per provisions of law in force and the bank as the case may be shall hold the documents as duly mortgaged for satisfaction of their dues to the extent as agreed between us and attorney as per development agreement and after repayment of bank loans shall hold the original documents. The PRINCIPAL/OWNERS shall not be liable for repayment of loan taken by the ATTORNEY and shall not be liable for any action by the Creditor for any default or non repayment.
18. To enter into any agreement with bank or private persons regarding sale of the flats, shops etc., take advance, deposit the same in bank account, constructing the flats and shops allocate those for sale.
19. The power hereby given includes the authority to the ATTORNEY to sell, transfer, lease rent and/or enter into agreement for sale and transfer on lease rent of various constructed units viz. apartments, shops etc., and to execute deeds, documents, present the same for registration, fix up valuation, receive consideration money, grant receipt in respect of Developer's allocation.
20. That the said ATTORNEY shall be able to appear before Municipal Authority, development authority, Fire Service, Local Police, B.L. & L.R.O. Office and all concerned offices for the

Sumita Maib
 Sumrajit Maib
 Dipak Maib
 SHREE SHYAM DEVELOPER
 PARTNER

SHREE SHYAM DEVELOPER
 PARTNER
 Atul

SHREE SHYAM DEVELOPER
 PARTNER
 Atul Mr. Ag...

purpose of deposit fees, make application, arrange for inspection of the site and all other necessary work for completing the project.

21. To apply for and obtain electricity, gas, water, sewerage, drainage, telephone or that connections of any other utility 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, application, documents and plans and do all other deeds and things as may be deemed fit and proper by the said attorney.

22. To appear and represent the owners before all authorities for fixation and/or finalization of the annual valuation of the said premises and for that to sign, execute and submit all papers and documents and all other acts, deeds things as the said ATTORNEY may deem fit and proper.

23. To file and submit declaration, statements, applications, and/or returns to the necessary authorities in connection with the matters therein contained.

24. To appear and represent the owner before Notary Public, Registrar of Assurances, Magistrate and other officer or officers of authority or authorities having jurisdiction and to present for registration and to acknowledge and register or have registered and perfect all deeds, instruments and writings executed and signed by the said attorney in any manner concerning the various flats / apartments / - - - / garage / units forming part of the developer's allocation.

25. To commence, prosecute, enforce, defend, answer and oppose all actions and other legal proceedings and demands touching any of these matters concerning the said premises or any part thereof including acquisition and/or requisition in respect of the

Sumita Maiti

Smaranjit Maiti

Shriyashankar

Signature

Signature

SHREE SHYAM DEVELOPER

Partner

SHREE SHYAM DEVELOPER

Partner

Signature

- said premises or any part thereof by any state or central authority and if thought fit to compromise, settle, refer to arbitration, abandon submit to judgment or become non-suited in any action or proceedings as aforesaid before any Court/ Revenue / Land Acquisition Department.
26. To appear in any Suit or Appeal or Misc. Case or any case if filed against PRINCIPAL and/or ATTORNEY by anybody and to contest the same by appointing Lawyer, Advocate or Law Clerks and to file any Civil cases or Appeal or Revision or Review or J. Misc. Case in our name.
 27. For all or any purpose hereinbefore stated to appear and represent the owners before all authorities having jurisdiction and to sign all papers, documents, affidavits, etc. to give meaningful effect to the development agreement.
 28. To appoint and to empower, substitutes and to delegate such of the powers or authorities as the said attorney in his absolute discretion shall think fit and proper and upon such substitution and/or delegation of such powers of authorities to such substitute shall be deemed to have given by the owners to that effect in favour of such delegate or delegates or substitute or substitutes as the case may be.
 29. The POWER OF ATTORNEY shall automatically be cancelled after completion of the project.
 30. ATTORNEY will handover the allocated portions as per agreement to the PRINCIPAL and all other unit holders in finished form from with possession certificate.

AND

To do all acts, deeds, things concerning the authorities hereby granted in respect of the said premises which we the owners

Seemita Maiti

Sanjay Maiti
Sanjay Maiti
Sanjay Maiti

SHREE SHYAM DEVELOPER
Shree Shyam
 PARTNER

SHREE SHYAM DEVELOPER
Shree Shyam
 PARTNER

could have done lawfully under our own hand and seal personally.

AND

To do all other acts necessary for regular and peaceful construction of multi-storied building.

AND

We do hereby ratify and confirm and agree to ratify and confirm all and whatever our said ATTORNEY or their substitute or substitutes and/or delegate or delegates shall lawfully do or cause to be done in or about the premises aforesaid;

AND

ALL such things, acts and deeds so to be done by the ATTORNEY shall be construed to be our own act;

AND

We promise to ratify the same in future.

In witness whereof we, the PRINCIPAL, do hereby subscribe our hands and seals on the 04th day of September, 2024 in physically fit and mentally alert condition.

Development Agreement being no. - 2627 dated 22/10/2024 of ADSR, Paschim Medinipur.

SCHEDULE- 'I'

Total Land of the PRINCIPAL/OWNER FIRST PARTY which is handed over to the ATTORNEY/DEVELOPER SECOND PARTY as mentioned above

Within Dist Paschim Medinipur, P.S.- Kotwali,
Mouza - Narampur, J.L. No.174,
L.R. Khatian Nos. - 2788, 2791, 2789, 2790

Sumita Maiti

Smarjit Maiti

Chyngling

22/10/2024

SHREE SHYAM DEVELOPER

August 2024

PARTNER

SHREE SHYAM DEVELOPER

PARTNER

Shyam

R.S. Plot No. - 34

L.R. Plot No. - 963

Holding No - 1035

Measuring = 0.825 Acre = 0825 Dec. = 3594 Sq. ft.

Shown specifically in the map annexed

Butted and Bounded

To the North : Road

To the South : Property of Shyamal Baran Maity

To the East : Residential double storey house

To the West : Road

SHREE SHYAM DEVELOPER

SHREE SHYAM DEVELOPER

Shil Baran Maity
PARTNER

Shil Baran Maity
PARTNER

Signature of DEVELOPER/ ATTORNEY

Signature of OWNER/PRINCIPAL

1. *Sumita Maity*
2. *শ্রী সত্যজি রায়*
3. *Smarajit Maity*
4. *Shil Baran Maity*

SHREE SHYAM DEVELOPER
Shil Baran Maity
PARTNER

SHREE SHYAM DEVELOPER
Shil Baran Maity
PARTNER

Sumita Maity
Shil Baran Maity
Shil Baran Maity

IN WITNESS WHEREOF WE THE SAID "PRINCIPALS" have here unto signed, set and subscribed hands seal on this ~~22nd~~ Day of **OCTOBER 2024**.

WITNESSES: -

1. Areek Roy
S/o - Chandan Roy
Add - S-14/1, Saratpally,
P.O + P.S - Midnapore,
Dist - Paschim Medinipur.

2. Anar Krishna Das
Bee'shakhepally,
Paschim Medinipur

Drafted By:

Chandan Roy
Deed writer,
Paschim Medinipur
L. No. 1234/89

Typed By:

Areek Roy
Areek Roy,
S-14/1, Saratpally,
Paschim Midnapore.

This deed consists of 13 pages, including 1 stamp papers and two witnesses which shall consist of this DEED.

SHREE SHYAM DEVELOPER

Shree W. Agan
PARTNER
@Gpillingf

SHREE SHYAM DEVELOPER

Agan PARTNER

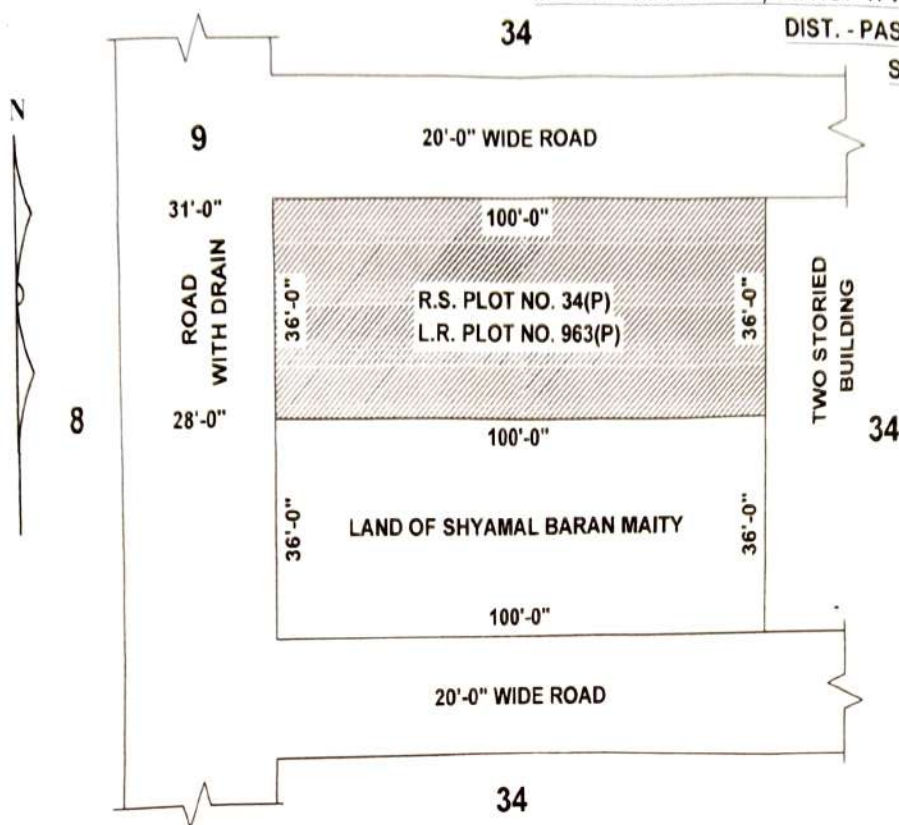
श्री सुवाजस झा २१३

Sumita Maiti

SHREE SHYAM DEVELOPER
Agan PARTNER

SHREE SHYAM DEVELOPER
Agan PARTNER

Sumita Maiti
Smrajit Maiti
@Gpillingf
श्री सुवाजस झा २१३



DETAILS OF THE LAND FOR POWER OF ATTORNEY

| POWER OF ATTORNEY TO | R.S. PLOT NO. | L.R. PLOT NO. | AREA OF THE LAND (AS PER ROR) | | MARK |
|---|---------------|---------------|-------------------------------|--------|------|
| | | | SQ.FT. | ACRE | |
| <p>SHREE SHYAM DEVELOPERS, A PARTNERSHIP FIRM, HAVING OFFICE AT- RAMKRISHNA NAGAR, NEAR COLONELGOLA, P.O.- MIDNAPORE, P.S. KOTWALI, DIST.- PASCHIM MEDINIPUR,721101, REPRESENTED BY ITS PARTNERS:</p> <p>1. SRI SHIB KUMAR AGARWALA, S/O- SRI SARWAN AGARWALA, OF TANTIGERIA, P.O.- VIDYASAGAR UNIVERSITY, P.S.- KOTWALI, DIST. - PASCHIM MEDINIPUR - 721102, 2. SRI AKASH MURARKA, S/O- LATE KAMAL KUMAR MURARKA, OF COLONELGOLA, P.O. - MIDNAPORE, P.S.- KOTWALI, DIST. - PASCHIM MEDINIPUR PIN- 721101,</p> | 34 (PART) | 963 (PART) | 3594 | 0.0825 | |

DRAWN BY :- (AS DIRECTED)

Anagha

P. Sahoo
P. Sahoo
 Surveyor
 Midnapore

Shib Kumar Agarwal

Smrati Maity
Sumita Maity

LEFT HAND FINGER IMPRESSION



RIGHT HAND FINGER IMPRESSION



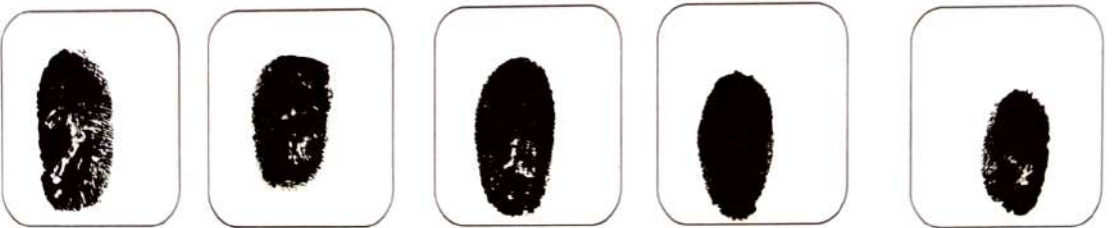
Shah W. Agwal
.....

Signature

LEFT HAND FINGER IMPRESSION



RIGHT HAND FINGER IMPRESSION



Shah W. Agwal
.....

Signature

LEFT HAND FINGER IMPRESSION



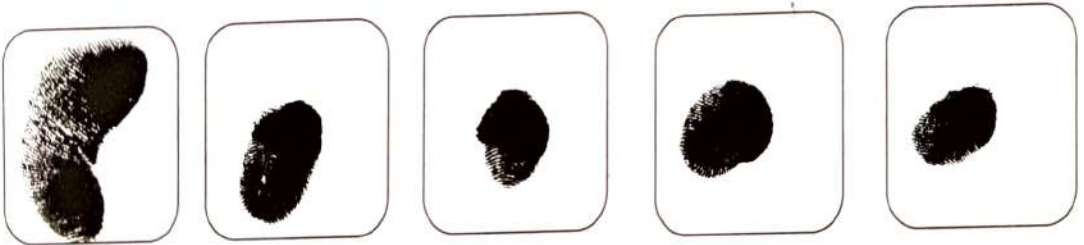
RIGHT HAND FINGER IMPRESSION



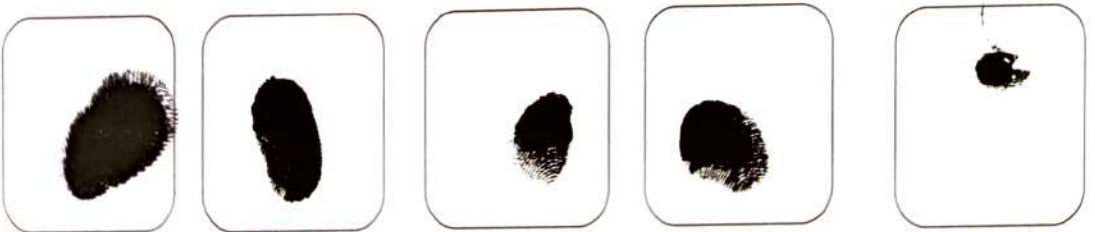
Sumita Maiti
.....

Signature

LEFT HAND FINGER IMPRESSION



RIGHT HAND FINGER IMPRESSION



সুমিতা মৈত্রী
.....

Signature

LEFT HAND FINGER IMPRESSION



RIGHT HAND FINGER IMPRESSION



Smarjit Maithi
.....

Signature

LEFT HAND FINGER IMPRESSION



RIGHT HAND FINGER IMPRESSION



Chhaya Jadhav
.....

Signature

Major Information of the Deed



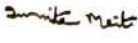


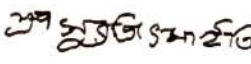



| | | | |
|---|--|--|------------|
| Deed No : | I-1003-02629/2024 | Date of Registration | 22/10/2024 |
| Query No / Year | 1003-8002699289/2024 | Office where deed is registered | |
| Query Date | 22/10/2024 2:00:53 PM | A.D.S.R. MIDNAPORE, District Paschim Midnapore | |
| Applicant Name, Address & Other Details | C Roy Midnapore, Thana : Medinipur, District : Paschim Midnapore, WEST BENGAL, Mobile No. : 8918981622, Status : Deed Writer | | |
| Transaction | Additional Transaction | | |
| [0138] Sale, Development Power of Attorney after Registered Development Agreement | | | |
| Set Forth value | Market Value | | |
| | Rs. 72,51,200/- | | |
| Stampduty Paid(SD) | Registration Fee Paid | | |
| Rs. 100/- (Article:48(g)) | Rs. 7/- (Article:E) | | |
| Remarks | Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 100302627/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area) | | |




Land Details :

District: Paschim Midnapore, P.S:- Midnapore, Municipality: MIDNAPORE, Mouza: NARAMPUR, Pin Code : 721101

| Sch No | Plot Number | Khatian Number | Land Use Proposed | Use | Area of Land | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details |
|----------------------|-------------|----------------|-------------------|-------|----------------|-------------------------|-----------------------|--|
| L1 | LR-963 | LR-2788 | Vastu | Vastu | 2.06 Dec | | 18,12,800/- | Width of Approach Road: 27 Ft., Adjacent to Metal Road, , Project Name : |
| L2 | LR-963 | LR-2791 | Vastu | Vastu | 2.06 Dec | | 18,12,800/- | Width of Approach Road: 27 Ft., Adjacent to Metal Road, , Project Name : |
| L3 | LR-963 | LR-2789 | Vastu | Vastu | 2.06 Dec | | 18,12,800/- | Width of Approach Road: 27 Ft., , Project Name : |
| L4 | LR-963 | LR-2790 | Vastu | Vastu | 2.06 Dec | | 18,12,800/- | Width of Approach Road: 27 Ft., Adjacent to Metal Road, , Project Name : |
| TOTAL : | | | | | 8.24Dec | 0/- | 72,51,200 /- | |
| Grand Total : | | | | | 8.24Dec | 0/- | 72,51,200 /- | |

Principal Details :



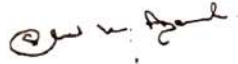


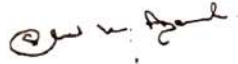


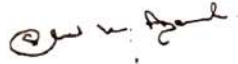









| Sl No | Name,Address,Photo,Finger print and Signature | | | |
|--|---|---|--|---|
| 1 | Name | Photo | Finger Print | Signature |
| | Sumita Maiti (Presentant) Wife of Late Satyendra Kumar Maiti Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office |  22/10/2024 |  LTI 22/10/2024 Captured |  22/10/2024 |
| Mahatabpur, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: ecxxxxx8h,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office | | | | |
| 2 | Name | Photo | Finger Print | Signature |
| | Surajit Maiti Son of Late Satyendra Kumar Maiti Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office |  22/10/2024 |  LTI 22/10/2024 Captured |  22/10/2024 |
| Mahatabpur, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: gdxxxxx9p,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office | | | | |
| 3 | Name | Photo | Finger Print | Signature |
| | Smarajit Maiti Son of Late Satyendra Kumar Maiti Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office |  22/10/2024 |  LTI 22/10/2024 Captured |  22/10/2024 |
| Mahatabpur, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: aoxxxxx9c,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office | | | | |

| 4 | Name | Photo | Finger Print | Signature |
|--|--|--|--|--|
| | Satyajit Maiti Son of Late Satyendra Kumar Maiti Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office |  <small>22/10/2024</small> |  Captured <small>LTI 22/10/2024</small> |  <small>22/10/2024</small> |
| Mahatabpur, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: awxxxxx8n,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/10/2024 , Admitted by: Self, Date of Admission: 22/10/2024 ,Place : Office | | | | |

Attorney Details :

| Sl No | Name,Address,Photo,Finger print and Signature |
|-------|--|
| 1 | SHREE SHYAM DEVELOPERS Dak Bungalow Road, Block/Sector: Saratpally, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:- Paschim Midnapore, West Bengal, India, PIN:- 721101 , PAN No.:: AFxxxxx1B,Aadhaar No Not Provided, 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> Shib Kumar Agarwal Son of Shri Sarwan Agarwal Date of Execution - 22/10/2024 , , Admitted by: Self, Date of Admission: 22/10/2024, Place of Admission of Execution: Office </td> <td>  <small>Oct 22 2024 2:15PM</small> </td> <td>  Captured <small>LTI 22/10/2024</small> </td> <td>  <small>22/10/2024</small> </td> </tr> <tr> <td colspan="4"> Tantigeria, City:- Midnapore, P.O:- Vidyasagar University, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721102, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: bixxxxx7I,Aadhaar No Not Provided Status : Representative, Representative of : SHREE SHYAM DEVELOPERS (as Partner) </td> </tr> </tbody> </table> | Name | Photo | Finger Print | Signature | Shib Kumar Agarwal Son of Shri Sarwan Agarwal Date of Execution - 22/10/2024 , , Admitted by: Self, Date of Admission: 22/10/2024, Place of Admission of Execution: Office |  <small>Oct 22 2024 2:15PM</small> |  Captured <small>LTI 22/10/2024</small> |  <small>22/10/2024</small> | Tantigeria, City:- Midnapore, P.O:- Vidyasagar University, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721102, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: bixxxxx7I,Aadhaar No Not Provided Status : Representative, Representative of : SHREE SHYAM DEVELOPERS (as Partner) | | | |
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Colonelgola, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: aixxxxx7q,Aadhaar No Not Provided Status : Representative, Representative of : SHREE SHYAM DEVELOPERS (as Partner)

Identifier Details :

| Name | Photo | Finger Print | Signature |
|---|---|---|---|
| Aveek Roy Son of Chandan Roy S-14/1, Saratpally, City:- Midnapore, P.O:- Midnapore, P.S.-Medinipur, District:- Paschim Midnapore, West Bengal, India, PIN:- 721101 |  |  Captured |  |
| | 22/10/2024 | 22/10/2024 | 22/10/2024 |
| Identifier Of Sumita Maiti, Surajit Maiti, Smarajit Maiti, Satyajit Maiti, Shib Kumar Agarwal, Akash Murarka | | | |

| Transfer of property for L1 | | |
|-----------------------------|----------------|---------------------------------|
| Sl.No | From | To. with area (Name-Area) |
| 1 | Sumita Maiti | SHREE SHYAM DEVELOPERS-2.06 Dec |
| Transfer of property for L2 | | |
| Sl.No | From | To. with area (Name-Area) |
| 1 | Satyajit Maiti | SHREE SHYAM DEVELOPERS-2.06 Dec |
| Transfer of property for L3 | | |
| Sl.No | From | To. with area (Name-Area) |
| 1 | Surajit Maiti | SHREE SHYAM DEVELOPERS-2.06 Dec |
| Transfer of property for L4 | | |
| Sl.No | From | To. with area (Name-Area) |
| 1 | Smarajit Maiti | SHREE SHYAM DEVELOPERS-2.06 Dec |

Land Details as per Land Record

District: Paschim Midnapore, P.S:- Midnapore, Municipality: MIDNAPORE, Mouza: NARAMPUR, Pin Code : 721101

| Sch No | Plot & Khatian Number | Details Of Land | Owner name in English as selected by Applicant |
|--------|--|---|--|
| L1 | LR Plot No:- 963, LR Khatian No:- 2788 | Owner: সুমিতা মাইতি, Gurdian: সত্যজিত কুমার, Address: মহাতাপপুর, Classification: বঙ্গ, Area: 0.021100000 Acre, | Owner Name not selected by applicant. |
| L2 | LR Plot No:- 963, LR Khatian No:- 2791 | Owner: সত্যজিত মাইতি, Gurdian: সত্যজিত কুমার, Address: মহাতাপপুর, Classification: বঙ্গ, Area: 0.021000000 Acre, | Owner Name not selected by applicant. |
| L3 | LR Plot No:- 963, LR Khatian No:- 2789 | Owner: সুমিতা মাইতি, Gurdian: সত্যজিত কুমার, Address: মহাতাপপুর, Classification: বঙ্গ, Area: 0.021000000 Acre, | Owner Name not selected by applicant. |

| | | | |
|----|--|---|---------------------------------------|
| L4 | LR Plot No:- 963, LR Khatian No:- 2790 | Owner:समस्तिक मसिडि, Gurdian:सतलड कुमर, Address:महाडकपुर Classification:सतल, Area:0.02100000 Acre, | Owner Name not selected by applicant. |
|----|--|---|---------------------------------------|

Endorsement For Deed Number : I - 100302629 / 2024

On 22-10-2024

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 12:30 hrs on 22-10-2024, at the Office of the A.D.S.R. MIDNAPORE by Sumita Maiti , one of the Executants.

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 72,51,200/-

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

Execution is admitted on 22/10/2024 by 1. Sumita Maiti, Wife of Late Satyendra Kumar Maiti, Mahatabpur, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by Profession House wife, 2. Surajit Maiti, Son of Late Satyendra Kumar Maiti, Mahatabpur, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by Profession Service, 3. Smarajit Maiti, Son of Late Satyendra Kumar Maiti, Mahatabpur, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by Profession Service, 4. Satyajit Maiti, Son of Late Satyendra Kumar Maiti, Mahatabpur, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by Profession Service

Identified by Aveek Roy, , , Son of Chandan Roy, S-14/1, Saratpally, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by profession Business

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

Execution is admitted on 22-10-2024 by Shib Kumar Agarwal, Partner, SHREE SHYAM DEVELOPERS, Dak Bungalow Road, Block/Sector: Saratpally, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101

Identified by Aveek Roy, , , Son of Chandan Roy, S-14/1, Saratpally, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by profession Business

Execution is admitted on 22-10-2024 by Akash Murarka, Partner, SHREE SHYAM DEVELOPERS, Dak Bungalow Road, Block/Sector: Saratpally, City:- Midnapore, P.O:- Midnapore, P.S:-Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN:- 721101

Identified by Aveek Roy, , , Son of Chandan Roy, S-14/1, Saratpally, P.O: Midnapore, Thana: Medinipur, , City/Town: MIDNAPORE, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by profession Business

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. 50/- and Stamp Duty paid by Stamp Rs 100.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 9625, Amount: Rs.100.00/-, Date of Purchase: 11/09/2024, Vendor name: Satya Charan Ghosh



Ashim Das

**ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. MIDNAPORE**

Paschim Midnapore, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1003-2024, Page from 48840 to 48864
being No 100302629 for the year 2024.



Ashim Das

Digitally signed by ASHIM DAS
Date: 2024.11.14 15:33:33 +05:30
Reason: Digital Signing of Deed.

(Ashim Das) 14/11/2024
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. MIDNAPORE
West Bengal.