

भारतीय गैर-न्यायिक

एक सौ रुपये

Rs. 100

₹. 100

ONE
HUNDRED RUPEES

भारत INDIA
INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AP 351871

Certified that the document is admitted to registration. The Signature sheets and the endorsement sheets attached with this documents are part of this document.

Addl. Dist. Sub-Registrar
Alipore, South 24 Parganas

24 JUL 2023

8001860015/23

Mrinal Bhattacharya

SRI MRINAL BHOWMICK
Proprietor of MA CONSTRUCTION
As Constituted Attorney of
1) SMT. SHILA MUKHERJEE
2) SMT. SIKHA MUKHOPADHYAY
3) SRI RANADIP CHAKRABORTY,
4) JOYDEEP CHAKRABORTY
5) SRI PARTHA PRATIM CHOUDHURY
6) SMT. SHEFALI CHAUDHURY
7) TANDRA CHOUDHURY

GENERAL POWER OF ATTORNEY

DEVELOPMENT POWER OF ATTORNEY AFTER REGISTERED
DEVELOPMENT AGREEMENT

SIGN OF OWNER

KNOW ALL MEN BY THESE PRESENTS, We, (1) SMT. SHILA MUKHERJEE, daughter of Late Nani Gopal Mukherjee (PAN-BFWPM5824E), Aadhaar No. 3412 4499 2628, by faith Hindu, by Nationality Indian, by occupation-Service, (2) SMT. SIKHA MUKHOPADHYAY, daughter of Late Nanigopal Mukhopadhyay (PAN-

BFWPM6574B), Aadhaar No. 5304 1939 9809, by faith Hindu, by Nationality Indian, by occupation-Service, both are residing at 4/59 Chittaranjan Colony, P.O., Jadavpur University, P.S. Jadavpur, Kolkata-700032, (3) **SRI RANADIP CHAKRABORTY**, son of Sri Ajay Chakraborty (**PAN-AXKPC1922E**), Aadhaar No 3990 6599 9337, by faith Hindu, by Nationality Indian, by occupation-Business (4) **SRI JOYDEEP CHAKRABORTY**, son of Sri Ajoy Chakraborty (**PAN-AXKPC1974C**), Aadhaar No-2809 3240 7648, by faith Hindu, by Nationality Indian, by occupation-Service, both are residing at 299, Jodhpur Gardens, P.O. Lake Gardens, P.S. Lake, Kolkata-700045, (5) **SRI PARTHA PRATIM CHOUDHURY**, son of Late Jiban Chandra Choudhury and Late Nilima Choudhury, **PAN-AGQPC4634G**, Aadhaar No-464519674512, by faith- Hindu, by Nationality Indian, by occupation-Business, residing at - 106 Murali Apartment, Japorigog, P.O. & P.S.-Dispur, Guwahati - 5, District - Kamrup (M), Assam, Pin Code - 781005 (6) **SMT. SHEFALI CHAUDHURY**, daughter of Late Jiban Chandra Choudhury and Late Nilima Choudhury, **PAN BEOPCO608D**, Aadhaar No730829304822, by faith Hindu, by Nationality- Indian, by occupation-Home Maker, residing at 106 Murali Apartment, Japorigog, P.O. & P.S.-Dispur, Japorigog, Guwahati - 5, District - Kamrup (M), Assam, Pin - 781005 and (7) **SMT TANDRA CHOUDHURY** daughter of Late Jogesh Chandra Choudhury, **PAN-CFFPC6028E**, Aadhaar No. Not provided by UAIDI, **EPIC -No. DZN1503179**, by faith Hindu, by Nationality- Indian, by occupation-Home Maker, residing at 106 Murali Apartment, Japorigog, P.O. & P.S.-Dispur, Japorigog, Guwahati - 5, District - Kamrup (M), Assam, Pin - 781005, hereinafter called and referred to as the "**LAND OWNERS/PRINCIPAL/ EXECUTANT**" do hereby nominate, constitute and appoint "**M/S. MA CONSTRUCTION**", a proprietorship firm having its Principal Place of business at 4/6, Chittaranjan Colony, P.S. - Jadavpur, Kolkata-700032, West Bengal, engaged in Civil Engineering and Construction

of buildings, represented by its proprietor **SRI MRINAL BHOWMICK**, son of Late Bimal Chandra Bhowmick, **PAN NO.AZVPB1475C**, **Aadhaar No. 7553 0203 5397**, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 4/6, Chittaranjan Colony, P.O. Jadavpur University P.S. Jadavpur, Kolkata- 700 032, hereinafter called as the Power of Attorney Holder, as our true, authorized & lawful Attorney for us in our names on our behalf and to do exercise, execute and perform all and every/any of the acts, deeds, matters and things.

WHEREAS, We the absolute Owners of to **ALL THAT** piece and parcel of Bastu land containing an area 3(Three) Cottah 3(Three) Chittacks together with brick built structure measuring 750 sq.ft. with Cemented Flooring standing thereon, lying and situated at Mouza Rajapur, in E.P No. 285, S.P. No. 354, in C.S. Plot No.119(P), J.L No. 23, Sub Registry office at Alipore, P.S. **Jadavpur**, within the limits of the Kolkata Municipal Corporation in Ward. No.102, **Premises No.344, Chittaranjan Colony, Assessee No.31-102-06-0344-0**, Postal Premises No.4/49, Chittaranjan Colony, P.O.- Jadavpur University, Kolkata- 700 032, Sub-Registration office at Alipore, District - South 24-Parganas, West Bengal, on which a G+III storied building shall be erected as per the Sanctioned Building Plan to be regularized/Sanctioned by the Kolkata Municipal Corporation hereinafter called as the "Said Premises", by receiving the same by way of a deed.

AND WHEREAS We, (1) **SMT. SHILA MUKHERJEE**, daughter of Late Nani Gopal Mukherjee, (2) **SMT. SIKHA MUKHOPADHYAY**, daughter of Late Nanigopal Mukhopadhyay (3) **SRI RANADIP CHAKRABORTY**, son of Sri Ajay Chakraborty, (4) **SRI JOYDEEP CHAKRABORTY**, son of Sri Ajoy Chakraborty, (5) **SRI PARTHA PRATIM CHOUDHURY**, son of Late Jiban Chandra Choudhury and Late Nilima Choudhury, (6)

SMT. SHEFALI CHAUDHURY, daughter of Late Jiban Chandra Choudhury and Late Nilima Choudhury, and **(7) SMT TANDRA CHOUDHURY** daughter of Late Jogesh Chandra Choudhury, entered into a Registered Development Agreement in respect of the aforesaid land and more fully described in the Schedule hereinafter written, owned by us with the said to **ALL THAT** piece and parcel of Bastu land containing an area 3(Three) Cottah 3(Three) Chittacks together with brick built structure measuring 750 sq.ft. with Cemented Flooring standing thereon, lying and situated at Mouza Rajapur, in E.P No. 285, S.P. No. 354, in C.S. Plot No.119(P), J.L No. 23, Sub Registry office at Alipore, P.S. **Jadavpur**, within the limits of the Kolkata Municipal Corporation in Ward No.102, **Premises No.344, Chittaranjan Colony, Assessee No.31-102-06-0344-0**, Postal Premises No.4/49, Chittaranjan Colony, P.O.- Jadavpur University, Kolkata- 700 032, Sub-Registration office at Alipore, District - South 24-Parganas, West Bengal, The said said Development Agreement was executed on July 20, 2023 and registered on **July 21, 2023** in the office of the **A.D.S.R. Alipore, South 24 Parganas**, and recorded in **Book No.I, Deed No. 160501132, for the year 2023.**

AND WHEREAS, referencing the above Registered Agreement for Development and for smooth development work We, the Principals/ Land Owners appointing the said ATTORNEY HOLDER as our true authorized and lawfull attorneys for our names and on our behalf to do exercise and perform all and every or any of the deeds, matters and things as mentioned hereinafter.

1. To manage and maintain the said premises including the building to be constructed thereon during the stage of construction in the date of handing over possession of the Owner's allocation.

2. To represent me before the Kolkata municipal Corporation, Kolkata Metropolitan Development Authority & Kolkata Improvement Trust, in all respects as regards our said property mainly for preparing necessary drawings plan, water line plan and documents for submission of Building Plan and / or amended plan to any existing plan or plans and to receive the said building plan, Completion Certificate etc.
3. To sign, submit, deliver and receive building plans and all applications and all other papers, which may be necessary for plan of the new building in relation or in connection with the said property before the Kolkata Municipal Corporation, K.I.T. and Kolkata Metropolitan Development Authority.
4. To sign, submit, deliver and receive all applications and all other papers, which may be necessary for any purpose in relation or in connection with the said property before the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority, Fire Brigade Authority, Electric Supply Authority, (C.E.S.C) Insurance Company, Taxes, Police Authority or any Govt. or semi Govt. offices. And to swear in affidavit in connection with the Building plan for the proposed building and further to execute any deed or document in favour of the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority in respect of boundary declaration, as required by the Kolkata Municipal Corporation and present the said deed for registration before any registrar.
5. To appear and represent before the authorities of the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority, K.I.T., C.E.S.C. Ltd., Police station, Income Tax Department Authorities, under the Town & Country Planning Act, Airport Authority of India, Assurances of Kolkata, District

Registrar, Additional District Sub-Registrar, and before all other statutory and local bodies as and when necessary for the purpose of construction of new building and do all the needful as per the terms and conditions mentioned in the aforesaid Registered Agreement for Development for allotment/registration and Gift to the KMC, sale of Flats of Developer's Allocation.

6. To apply, obtain electricity, Gas, Water, Sewerage orders, water line and permissions from the necessary authorities, Kolkata Municipal Corporation as to expedite for sanction, modification, and/or alteration of the Development, plans and also to submit and take delivery of title deeds concerning the said premises and also other papers and documents as may be required by the necessary authorities and to appoint Engineers, Architects and Sub-Contractor for the aforesaid purpose as the said Attorney may think fit and proper.
7. To pay all Kolkata Municipal Corporation and other statutory Taxes, Rates and charges in respect of the said land and premises on our behalf and in our names as and when the same will become due and payable.
8. To enter into any Agreement for Sale, Memorandum of Understanding, Deed of Conveyance and/or any other instruments and deeds & documents in respect of sale of Flat/ Flats, units within Developer's Allocation in the said new building in favour of the intending purchaser/purchasers in terms of the said Registered Agreement for Development. To sign and execute and make registration of any Agreement for Sale, Memorandum of Understanding, and/or Deed of Conveyance, and/or any other instruments and documents in respect of sale of flats, units and/ in the said new building in

favour of the intending purchaser/purchasers relating to Developer's Allocation as per said Registered Agreement for Development.

9. To receive the consideration money in cash or by cheque/draft from the intending purchaser or purchasers for booking of flat/flats, or units relating to Developer's Allocation and to grant receipts thereof and to give full discharge to the purchaser/purchasers as my lawful representatives.
10. To do all the needful according to the conditioned mentioned in the said Registered Agreement for Development regarding negotiation, agreement/contract for sale of flats and covered spaces within the Developer's Allocation.
11. To instruct the Advocate/Lawyer for preparing and/or drafting such Agreements, instruments, deeds & documents and other such papers as per terms and conditions agreed upon by both the parties in the aforesaid Agreement for Development, as may be necessary for the purpose for sale of the flats/units in the said building relating to Developer's Allocation in our said premises.
12. To commence, prosecute, enforce, defend, answer and oppose all actions, demands and other legal proceedings touching any of the matter concerning our said premises or any part or portion thereof.
13. To sign declare and/or affirm any Complaint, Written Statement, Petition, Affidavit, Verification, Vakalatnama, Warrant of Attorney, Memo of Appeal or any other documents or papers in any proceedings relating to our said Premises or in anyway connected therewith, arising out of the agreements and relating to the construction to be made in the premises.

14. That my Attorney will take all the necessary steps before the proper Registering Officer by signing, presenting and executing proper Agreements for **sale/Deed of Conveyance** in favour of any intending Purchaser/Purchasers according to the **conditioned mentioned in the aforesaid Registered Agreement for Development on behalf of us in respect of Developer allocation.**
15. For all or any of the purposes herein before stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises as per the conditioned mentioned in the said Registered Development Agreement.
16. The Attorneys will do the aforesaid acts, deeds and things regarding Development of the aforesaid land mentioned in the schedule of the said Registered Agreement for Development.

For all or any of the purposes arising out of the said Registered Agreement for Development and hereinbefore stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises and to sign, execute and submit papers and documents relating thereto.

AND GENERALLY to act as our attorney in relation to all matters touching our said property and on our behalf to do all instruments, acts, natures, deeds and things as full and effectually as We could do and personally present.

AND We hereby ratify and confirm and agreed or undertake the act whatsoever our said Attorney appointed under this Power shall lawfully do and causes to be done in the right of or by virtue of these presents including such confirmation and other works as per the said Registered Agreement for Development.

:- THE SCDHEDULE ABOVE REFERRED TO :-

ALL THAT piece and parcel of Bastu land containing an area 3(Three) Cottah 3(Three) Chittacks together with brick built structure measuring 750 sq.ft. with Cemented Flooring standing thereon **ALL THAT** piece and parcel of Bastu land containing an area 3(Three) Cottah 3(Three) Chittacks together with brick built structure measuring 750 sq.ft. with Cemented Flooring standing thereon, lying and situated at Mouza- Rajapur, in E.P No. 285, S.P. No. 354, in C.S. Plot No.119(P), J.L No. 23, P.S.- Jadavpur, Sub-Registration office at Alipore, within the limits of the Kolkata Municipal Corporation in Ward No.102, **Premises No.344, Chittaranjan Colony, Assessee No.31-102-06-0344-0**, Postal Premises No. 4/49, Chittaranjan Colony, P.O.- Jadavpur University, Kolkata- 700 032, District – South 24-Parganas, West Bengal, The said premises is butted and bounded as follows :-

ON THE NORTH	:	By KMC Road.
ON THE SOUTH	:	By S.P. No.340 .
ON THE EAST	:	By Colony Road & E.P. No 286.
ON THE WEST	:	By E.P. No.283.

IN WITNESS WHEREOF, the executant herein, have set and subscribed their respective hands and seals on the 21st day of July, 2023 in presence of witnesses.

WITNESSES :-

1. Georgi Bhowal
3/63 B.C.R. colony
K01-32

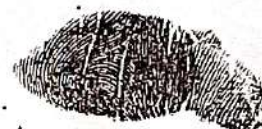
Shela Bhukhjee

Sikha Mukhopadhyay
Ranadip Chakraborty

Jydeep Choudhury

Partha Pratim Choudhury
Shefali Choudhury

2.
Binwajit Debnath
1E/9A C.R. colony
K01-32



L.T.I of Tandra Choudhury by the
Pen of Binwajit Debnath

**SIGNATURE OF THE LAND
OWNERS / PRINCIPAL**

For MA CONSTRUCTION

Arindam Bhattacharya

Proprietor.

SIGNATURE OF THE ATTORNEY

Drafted and prepared by me as per
instruction of the parties hereto:

ALOKE KUMAR MAITY

Advocate

High Court, Calcutta

Kolkata - 700001.

WB/344/2002.

SPECIMEN FORM FOR TEN FINGER PRINTS

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

Signature Shela Bhukhera

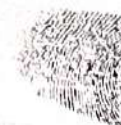
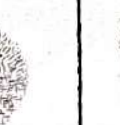
		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND						
RIGHT HAND		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
						

Signature S. K. Mukhopadhyay

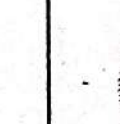
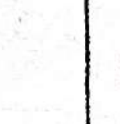
		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND						
RIGHT HAND		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
						

Signature Romadip Chakraborty

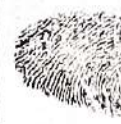
SPECIMEN FORM FOR TEN FINGER PRINTS

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

Signature Jaydeep Choudhury

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

Signature Partha Pratim Choudhury

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

Signature Shubali Choudhury

SPECIMEN FORM FOR TEN FINGER PRINTS

PHOTO

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

Signature _____



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

-T.I. of Tandra Choudhury by the pen of Biswajit Debnath

Signature _____

L.T.I. of Tandra Choudhury by the pen of Biswajit Debnath



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

Signature _____

Harshad Bhosale



Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. ALIPORE, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16058001860015/2023

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Smt Shila Mukherjee 4/59, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700032	Principal			Shila Mukherjee 21.07.2023
2	Smt Sikha Mukhopadhyay 4/59, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Principal			Sikha Mukhopadhyay 21.07.2023
3	Mr Ranadip Chakraborty 299, Jodhpur Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South 24- Parganas, West Bengal, India, PIN:- 700045	Principal			Ranadip Chakraborty 21.07.2023

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr Joydeep Chakraborty 299, Jodhpur Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South 24- Parganas, West Bengal, India, PIN:- 700045	Principal			Joydeep Chakraborty 21/07/2023
5	Mr Partha Pratim Chaudhury 106, Murali Apartment, Japorigog, City:- , P.O:- Dispur, P.S:-DISPUR, District:- Kamrup, Assam, India, PIN:- 781005	Principal			Partha Pratim Chaudhury 21/07/23.
6	Smt Shefali Chaudhury 106, Murali Apartment, Japorigog, City:- , P.O:- Dispur, P.S:-DISPUR, District:-Kamrup, Assam, India, PIN:- 781005	Principal			Shefali Chaudhury
7	Smt Tandra Choudhury 106, Murali Apartment, Japorigog, City:- , P.O:- Dispur, P.S:-DISPUR, District:-Kamrup, Assam, India, PIN:- 781005	Principal			L.T.I of Tandra Choudhury by Thupinot Biswas Dohath 21/07/23

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
8	Mr Mrinal Bhowmick 4/6, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032	Represent ative of Attorney [Ma Constructi on]			Mrinal Bhowmick 21/07/2023
Sl No.	Name and Address of Identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Biswajit Debnath Son of Late Ranjit Debnath 1E/9A, C R Colony, City:- Kolkata, P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24- Parganas, West Bengal, India, PIN:- 700032	Smt Shila Mukherjee, Smt Sikha Mukhopadhyay, Mr Ranadip Chakraborty, Mr Joydeep Chakraborty, Mr Partha Pratim Chaudhury, Smt Shefali Chaudhury, Smt Tandra Choudhury, Mr Mrinal Bhowmick		 1570	Biswajit Debnath 21/07/2023

(MANIMALA
CHAKRABORTY)

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

South 24-Parganas, West
Bengal

Major Information of the Deed

Deed No :	I-1605-01139/2023	Date of Registration	24/07/2023
Query No / Year	1605-8001860015/2023	Office where deed is registered	
Query Date	21/07/2023 11:06:29 AM	A.D.S.R. ALIPORE, District: South 24-Parganas	
Applicant Name, Address & Other Details	ALOKE KUMAR MAITY HIGH COURT, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9830618285, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 2/-	Rs. 39,48,751/-		
Stamp duty 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]:- 160501132/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Chittaranjan Colony, , Premises No: 344, , Ward No: 102 Pin Code : 700032

Sch. No.	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		3 Katha 3 Chatak	1/-	34,42,501/-	Property is on Road , Project Name :
Grand Total :					5.2594Dec	1 /-	34,42,501 /-	

Structure Details :

Sch. No.	Structure Details	Area of Structure	Set forth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	750 Sq Ft.	1/-	5,06,250/-	Structure Type: Structure
Gr. Floor, Area of floor : 750 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		750 sq ft	1 /-	5,06,250 /-	

Principal Details

Sl No	Name, Address, Photo, Finger print and Signature
1	Smt Shila Mukherjee Daughter of Late Nani Gopal Mukherjee 4/59, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: bfxxxxxx4e, Aadhaar No: 34xxxxxxxx2628, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence
2	Smt Sikha Mukhopadhyay Daughter of Late Nani Gopal Mukhopadhyay 4/59, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: bfxxxxxx4b, Aadhaar No: 53xxxxxxxx9809, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence
3	Mr Ranadip Chakraborty Son of Mr Ajay Chakraborty 299, Jodhpur Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South24-Parganas, West Bengal, India, PIN:- 700045 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: axxxxxxx2e, Aadhaar No: 39xxxxxxxx9337, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence
4	Mr Joydeep Chakraborty (Presentant) Son of Mr Ajoy Chakraborty 299, Jodhpur Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South24-Parganas, West Bengal, India, PIN:- 700045 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: axxxxxxx4c, Aadhaar No: 28xxxxxxxx7648, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence
5	Mr Partha Pratim Chaudhury Son of Late Jiban Chandra Choudhury 106, Murali Apartment, Japorigog, City:- , P.O:- Dispur, P.S:-DISPUR, District:-Kamrup, Assam, India, PIN:- 781005 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: agxxxxxx4g, Aadhaar No: 46xxxxxxxx4512, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence
6	Smt Shefali Chaudhury Daughter of Late Jiban Chandra Choudhury 106, Murali Apartment, Japorigog, City:- , P.O:- Dispur, P.S:-DISPUR, District:-Kamrup, Assam, India, PIN:- 781005 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: bexxxxxx8d, Aadhaar No: 73xxxxxxxx4822, Status :Individual, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 21/07/2023 , Admitted by: Self, Date of Admission: 21/07/2023 ,Place : Pvt. Residence

Smt Tandra Choudhury

Daughter of Late Jogesh Chandra Choudhury 106, 1st Floor Apartment, Japorigog, City:-, P.O.- Dispur, P.S:-
DISPUR, District:-Kamrup, Assam, India, PIN:- 781005 Sex: Female, By Caste: Hindu, Occupation: Others,
Citizen of: India, PAN No.:: cfxxxxxx8e, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self,
Date of Execution: 21/07/2023
, Admitted by: Self, Date of Admission: 21/07/2023, Place : Pvt. Residence, Executed by: Self, Date of Execution:
21/07/2023
, Admitted by: Self, Date of Admission: 21/07/2023, Place : Pvt. Residence

Attorney Details :

Sl No	Name, Address, Photo, Finger print and Signature
1	Ma Construction 4/6, Chittaranjan Colony, City:-, P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032, PAN No.:: azxxxxxx5c, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name, Address, Photo, Finger print and Signature
1	Mr Mrinal Bhowmick Son of Late Bimal Chandra Bhowmick 4/6, Chittaranjan Colony, City:-, P.O:- Jadavpur University, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: azxxxxxx5c, Aadhaar No: 75xxxxxxxxx5397 Status : Representative, Representative of : Ma Construction (as Proprietor)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Biswajit Debnath Son of Late Ranjit Debnath 1E/9A, C R Colony, City:- Kolkata, P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032			
Identifier Of Smt Shila Mukherjee, Smt Sikha Mukhopadhyay, Mr Ranadip Chakraborty, Mr Joydeep Chakraborty, Mr Partha Pratim Chaudhury, Smt Shefali Chaudhury, Smt Tandra Choudhury, Mr Mrinal Bhowmick			

Transfer of property for L1

Sl No	From	To. with area (Name-Area)
1	Smt Shila Mukherjee	Ma Construction-0.751339 Dec
2	Smt Sikha Mukhopadhyay	Ma Construction-0.751339 Dec
3	Mr Ranadip Chakraborty	Ma Construction-0.751339 Dec
4	Mr Joydeep Chakraborty	Ma Construction-0.751339 Dec
5	Mr Partha Pratim Chaudhury	Ma Construction-0.751339 Dec
6	Smt Shefali Chaudhury	Ma Construction-0.751339 Dec
7	Smt Tandra Choudhury	Ma Construction-0.751339 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Smt Shila Mukherjee	Ma Construction-107.14285700 Sq Ft
2	Smt Sikha Mukhopadhyay	Ma Construction-107.14285700 Sq Ft
3	Mr Ranadip Chakraborty	Ma Construction-107.14285700 Sq Ft
4	Mr Joydeep Chakraborty	Ma Construction-107.14285700 Sq Ft
5	Mr Partha Pratim Chaudhury	Ma Construction-107.14285700 Sq Ft
6	Smt Shefali Chaudhury	Ma Construction-107.14285700 Sq Ft
7	Smt Tandra Choudhury	Ma Construction-107.14285700 Sq Ft

On 21-07-2023

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

Presented for registration at 17:35 hrs on 21-07-2023 at the Private residence by Mr Joydeep Chakraborty , 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 39,48,751/-

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

Execution is admitted on 21/07/2023 by 1. Smt Shila Mukherjee, Daughter of Late Nani Gopal Mukherjee, 4/59, Chittaranjan Colony, P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Service, 2. Smt Sikha Mukhopadhyay, Daughter of Late Nani Gopal Mukhopadhyay, 4/59, Chittaranjan Colony, P.O: Jadavpur University, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Service, 3. Mr Ranadip Chakraborty, Son of Mr Ajay Chakraborty, 299, Jodhpur Gardens, P.O: Lake Gardens, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700045, by caste Hindu, by Profession Business, 4. Mr Joydeep Chakraborty, Son of Mr Ajoy Chakraborty, 299, Jodhpur Gardens, P.O: Lake Gardens, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700045, by caste Hindu, by Profession Service, 5. Mr Partha Pratim Chaudhury, Son of Late Jiban Chandra Choudhury, 106, Murali Apartment, Japorigog, P.O: Dispur, Thana: DISPUR, , Kamrup, ASSAM, India, PIN - 781005, by caste Hindu, by Profession Business, 6. Smt Shefali Chaudhury, Daughter of Late Jiban Chandra Choudhury, 106, Murali Apartment, Japorigog, P.O: Dispur, Thana: DISPUR, , Kamrup, ASSAM, India, PIN - 781005, by caste Hindu, by Profession Others, 7. Smt Tandra Choudhury, Daughter of Late Jogesh Chandra Choudhury, 106, Murali Apartment, Japorigog, P.O: Dispur, Thana: DISPUR, , Kamrup, ASSAM, India, PIN - 781005, by caste Hindu, by Profession Others

Indetified by Mr Biswajit Debnath, , Son of Late Ranjit Debnath, 1E/9A, C R Colony, P.O: Jadavpur University, Thana: Jadavpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by profession Business

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

Execution is admitted on 21-07-2023 by Mr Mrinal Bhowmick, Proprietor, Ma Construction (Sole Proprietoship), 4/6, Chittaranjan Colony, City:- , P.O:- Jadavpur University, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032

Indetified by Mr Biswajit Debnath, , Son of Late Ranjit Debnath, 1E/9A, C R Colony, P.O: Jadavpur University, Thana: Jadavpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by profession Business



MANIMALA CHAKRABORTY
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

On 24-07-2023

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.

Payment of Fees

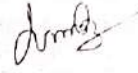
Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fees paid by Cash Rs 7.00/-

Amount of Stamp Duty

Amount 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 5695. Amount: Rs.100.00/-. Date of Purchase: 10/07/2023, Vendor name: Subhankar Das



Md Tabis Ansari
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1605-2023, Page from 39525 to 39549
being No 160501139 for the year 2023.



Digitally signed by MANIMALA
CHAKRABORTY
Date: 2023.07.26 12:09:19 -07:00
Reason: Digital Signing of Deed.

(Handwritten signature)

(MANIMALA CHAKRABORTY) 2023/07/26 12:09:19 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
West Bengal.

(Handwritten signature)

SRI MRINAL BHOWMICK
Proprietor of MA CONSTRUCTION
As Constituted Attorney of
1) SMT. SHILA MUKHERJEE
2) SMT. SIKHA MUKHOPADHYAY
3) SRI RANADIP CHAKRABORTY,
4) JOYDEEP CHAKRABORTY
5) SRI PARTHA PRATIM CHOUDHURY
6) SMT. SHEFALI CHAUDHURY
7) TANDRA CHOUDHURY
SIGN OF OWNER

(This document is digitally signed.)