

15034/24

I-14642/24



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AS 380898

218/24
- 8/2278652/24

Certified that the above document is admitted to registration. The signature and the endorsement are the same as those of the document.

District Sub-Register-II
Alipore, South 24-pargana

27 12 2024

DEVELOPMENT POWER OF ATTORNEY

BY THIS POWER OF ATTORNEY, known all men, we, (1) SRI SAURENDRA NATH MUKHERJEE, (PAN: AHTPM1732B), (AADHAAR NO: 3676 5865 7971), son of Late Pulin Behari Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-

12 AUG 2024

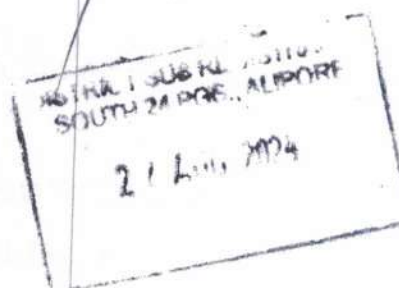
SL No. 1585 Date

Name SURENDRA NATH MONDAL
ADVOCATE
HIGH COURT, CALCUTTA

Address

Vender Sig. 

TAPAN KUMAR DAS
Alipore Police Court
Kolkata-700027




SURENDRA NATH MONDAL
ADVOCATE
HIGH COURT, CALCUTTA
Enrol. No. WB/ 1094 /2004

Retired Person, **(2) SRI BIPRENDRA NATH MUKHERJEE, (PAN: ADNPM0388F), (AADHAAR NO: 3866 2829 9475),** son of Late Pulin Behari Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-Retired Person, **(3) SRI NRIPENDRA NATH MUKHERJEE, (PAN: ADPPM6017P), (AADHAAR NO:2575 8584 0829),** son of Late Pulin Behari Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-Retired Person, **(4) SMT. BHABANI CHATTERJEE, (PAN: AMPPC5009E), (AADHAAR NO: 9030 4472 5732),** daughter of Late Pulin Behari Mukherjee and wife of Late Hrishikesh Chatterjee, by Nationality-Indian, by faith-Hindu, by Occupation-House wife, **(5) SMT. MADHABI CHOWDHURY, (PAN: AOSPC1052N), (AADHAAR NO: 4114 8511 6779),** daughter of Late Pulin Behari Mukherjee and wife of Late Dulal Chowdhury, by Nationality-Indian, by faith-Hindu, by Occupation-House wife, all are residing at 129/1, Swinhoe Lane, Police Station – Kasba, Kolkata-700042, Dist. South 24 Parganas, **(6) SRI RATHIN MUKHERJEE, (PAN: BJAPM1028E), (AADHAAR NO: 2170 3537 5408),** son of Late Satish Chandra Mukherjee, by Nationality -Indian, by faith-Hindu, by Occupation-Retired Person, **(7) SMT. RUMA MUKHERJEE, (PAN: BDLPM8895E), (AADHAAR NO: 9184 8998 0515),** wife of late Ashok Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-House wife, **(8) MISS. PIYASA MUKHERJEE, (PAN: DKZPM8090J), (AADHAAR NO: 8928 0593 0842),** daughter of late Ashok Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-Engineer, **(9) MRS. POULAMI MUKHERJEE, (PAN: BVOPM4764R), (AADHAAR NO: 8195 7826 5630),** daughter of late Ashok Mukherjee, by Nationality-Indian, by faith-Hindu, by Occupation-Engineer, Sl.No.6 to 9, all are residing at 129/1A, Swinhoe

Lane, Police Station – Kasba, Kolkata-700042, **(10) SRI AMRITA GHOSHAL, (PAN: ADPPG0257K), (AADHAAR NO: 3211 5274 7209)**, Son of late Mrityunjay Ghoshal, by Nationality-Indian, by faith-Hindu, by Occupation-Service, **(11) SRI APURBA GHOSHAL, (PAN: AWYPG9991J), (AADHAAR NO: 2200 2013 4446)**, Son of late Mrityunjay Ghoshal, by Nationality-Indian, by faith-Hindu, by Occupation-Service, and **(12) SRI AMIT GHOSHAL, (PAN: AKWPG5642E), (AADHAAR NO: 9695 4784 7574)**, Son of late Mrityunjay Ghoshal, by Nationality-Indian, by faith-Hindu, by Occupation-Service, Sl.No.10 to 12, all are residing at Vill-Kharamba, Bhojerhat, Police Station – Bhangar, Dist. South 24 Parganas, West Bengal, Pin-743502, hereinafter referred to as the "PRINCIPALS (OWNERS)" SEND GREETINGS :-

WHEREAS We, **Sri Saurendra Nath Mukherjee, Sri Biprendra Nath Mukherjee, Sri Nripendra Nath Mukherjee, Smt. Bhabani Chatterjee, Smt. Madhabi Chowdhury, Sri Rathin Mukherjee, Smt. Ruma Mukherjee, Miss. Piyasa Mukherjee, Mrs. Poulami Mukherjee, Sri Amrita Ghoshal, Sri Apurba Ghoshal and Sri Amit Ghoshal**, the **PRINCIPALS** herein are the joint owners of **ALL THAT** piece and parcel of Land area measuring 4 cottahs 12 chittacks 0 square feet be the same a little more or less, along with all easement right lying & situated Mouza- Kasba, Dihi- Panchannagram, Division-V, Sub-Division-L, Holding No. 113, Touzi No. 1298/2833, Dag No.466 &467, within the limits of the Kolkata Municipal Corporation being K.M.C. Premises No. 129/1, Swinhoe Lane, Ward No. 67, being Assessee No. 210672102546, Police Station – Kasba, Kolkata-700042, Dist. South 24Parganas, which is particularly mentioned and described

in Schedule hereinbelow. We have entered a registered Development Agreement dated. 27.08.2024 with **M/S. SHIV TECH, (PAN AJGPP0336F)**, having its registered office at 96/5, K.N. Sen Lane, Police Station – Kasba, Kolkata – 700042, represented by its Proprietor **SMT. SUNITI PRADHAN, (PAN AJGPP0336F, AADHAAR NO. 949797259476)**, wife of Sri Tapan Kumar Pradhan, by Nationality – Indian, by faith-Hindu, by occupation business, residing at 96/5, K. N. Sen Lane, Police Station – Kasba, Kolkata – 700042, District- South 24-Parganas, which was registered in the office of D.S.R.-III, Alipore, recorded in Book No. I, Deed No. 14640 for the year 2024. Now we are very busy with various works and so it is very much expedient for us to appoint an Attorney to look after all the affairs of our property described in the schedule hereunder written and so, we, **Sri Saurendra Nath Mukherjee, Sri Biprendra Nath Mukherjee, Sri Nripendra Nath Mukherjee, Smt. Bhabani Chatterjee, Smt. Madhabi Chowdhury, Sri Rathin Mukherjee, Smt. Ruma Mukherjee, Miss. Piyasa Mukherjee, Mrs. Poulami Mukherjee, Sri Amrita Ghoshal, Sri Apurba Ghoshal and Sri Amit Ghoshal,** the **PRINCIPALS**, herein do hereby appoint **M/S. SHIV TECH, (PAN AJGPP0336F)**, having its registered office at 96/5, K. N. Sen Lane, Police Station – Kasba, Kolkata – 700042, represented by its Proprietor **SMT. SUNITI PRADHAN, (PAN AJGPP0336F, AADHAAR NO. 949797259476)**, wife of Sri Tapan Kumar Pradhan, by Nationality – Indian, by faith-Hindu, by occupation business, residing at 96/5, K. N. Sen Lane, Police Station – Kasba, Kolkata – 700042, District- South 24-Parganas, as our true and lawful constituted attorney's on our behalf to do inter alia the following acts, deeds, and things:-

1. To appear, represent and act in all the courts, civil or criminals, originals, Revisional or Appellate, District Collectorate, state Acquisition officer, in the office of the Land - Acquisition, Block land reforms officer, Revenue officer, and in any other offices of the Government or Kolkata Municipal Corporation or any other competent Authorities, KMDA, Kolkata Improvement Trust, commissioner of any division or District Board or any other offices or local authorities on our behalf and for such purposes the said Attorney may accept service of any summons or notices issued by any person or persons.
2. To manage, control and look after of our said property of **ALL THAT** piece and parcel of Land area measuring 4 cottahs 12 chittacks 0 square feet be the same a little more or less, along with all easement right lying & situated Mouza- Kasba, Dihi-Panchannagram, Division-V, Sub-Division-L, Holding No. 113, Touzi No. 1298/2833, Dag No. 466 & 467, within the limits of the Kolkata Municipal Corporation being K.M.C. Premises No. 129/1, Swinhoe Lane, Ward No. 67, being Assessee No. 210672102546, Police Station - Kasba, Kolkata-700042, Dist. South 24 Parganas, for the purpose of construction of new building thereon on our behalf.
3. To sign and verify complaints, written statements, petition or claims and objections, memorandum of Appeal and petition and applications of all kinds and to file them relating to the aforesaid property mentioned in the schedule hereunder written in any such court or office and specially to Authority of Kolkata Municipal Corporation.

4. To appoint, engage on our behalf any Advocate, pleader, solicitor, Revenue agent or any other legal practitioner whenever our said Attorney thinks proper to do so and to discharge and/or terminate their appointments.
5. To cause mutation of the said property where necessary effect in the revenue and/or Kolkata Municipal Corporation records and to make such statements and sign all applications or objections personally or through lawyer or agent to effectuate the said purpose and deposit revenue, rent, rates and taxes for the said property in any Government Department or in Kolkata Municipal Corporation on our behalf.
6. To appoint, engage and employ mason, laborers, workers contractors, engineers, surveyors or any other persons for construction of the said building till its completion for and on our behalf
7. To sign forms and applications for purchasing quotas of building materials i.e. Cement, Sand, Iron, Rods, Stone chips etc. for construction of the proposed new building at the said premises for and on our behalf.
8. To deal with local people, Police (Thana), K.M.C. matter and to appear and represent us before drainage, water dept., C.E.S.C. Ltd., Fire Brigade, K.I.T. and all other authorities
9. And generally to do, execute and perform any other acts or act, deed or deeds matters or things whatsoever which is in the opinion of our said Attorney sought to be done executed and perform in relation to our aforesaid property as fully and effectually we could do the same, if we are personally present

and also to apply for and obtain electricity, gas, water, sewerage, drains, telephone, Insurance, Fire Brigade or other connection in our said property and to sign, execute, and submit all the papers in connection thereto before the authority concerned on our behalf.

10. To sign execute and submit the Proposed/addition/alteration/reconstruction building plan or plans, plumbing plan, sewerage plan, completion plan, applications, undertakings, Declarations and sewer affidavits for and on our behalf in The Kolkata Municipal Corporation for sanctioning the plan from Kolkata Municipal Corporation and then to get delivery of the said sanctioned plan or any modified building plan from The K.M.C and to do all necessary things and acts for the said purpose, for our said property.
11. To negotiate and/or to enter into Agreements with intending Purchaser/Purchasers for sale ,Transfer of any constructed Flat/Flats/Car Parking spaces in the new Building on ownership basis in respect of the Developer's Allocated area in terms of the said Registered Development Agreement dated 27.08.2024, vide Deed No. 14640 for the year 2024, and to sell, Transfer, Convey, Assign and Assure the same including undivided proportionate share of land in the said premises to such intending Purchaser/Purchasers at and for such Consideration /Considerations and on such terms & conditions as may be agreed by and between the Developer and Purchaser.
12. To receive all money or monies that may be receivable as and by way of consideration including earnest and/or by way of part

payment for sale of the constructed Flats /Car Parking spaces in respect of the Developer's allocations in the new Building together with undivided proportionate share of land in the said premises.

13. To issue and deliver valid and effectual receipts and discharge on our behalf for all money or monies which the said attorney as Developer shall receive for the transfer of Flats /Car Parking spaces in respect of the Developer's allocated portion (excluding the Owner's allocated portion) as aforesaid and to make over all such monies so received by the said Attorney as Developer for appropriating the same for its own use in terms of the said Registered Development Agreement.
14. To receive any registered letter or any other documents in respect of the Premises and to grant proper and effectual receipts thereof.
15. To enter into any agreement with other person/persons on our behalf and to sign and execute all other deeds or conveyances to transfer deeds or instruments, assurances or declaration of deeds on our behalf and take consideration money thereof on our behalf in connection with sale of the property in respect of Developer's allocation as per Registered Development Agreement dated 27.08.2024, vide Deed No. 14640 for the year 2024 and present the same before the Learned Registering Authority for admit and complete registration on our behalf, in connection with such sale of Developer's Allocation at our said property, without creating any personal and/or financial liability upon the Owners.

AND GENERALLY to do all the lawful acts necessary for the above mentioned property and we hereby agree that all acts and things lawfully done by the said Attorney shall be considered as the acts, deed and things done by us, provided that all such acts and things done by the said Attorney in conformity with law. We undertake to rectify and confirm all and whatsoever that our said Attorney shall lawfully do or cause to be done for us by virtue of the power hereby given.

FIRST SCHEDULE ABOVE REFERRED TO
(THE PREMISES)

ALL THAT piece and parcel of Land area measuring 4 cottahs 12 chittacks 0 square feet be the same a little more or less, along with all easement right lying & situated Mouza- Kasba, Dihi- Panchannagram, Division-V, Sub-Division-L, Holding No. 113, Touzi No. 1298/2833, Dag No. 466 & 467, within the limits of the Kolkata Municipal Corporation being K.M.C. Premises No. 129/1, Swinhoe Lane, Ward No. 67, being Assessee No. 210672102546, Police Station – Kasba, Kolkata-700042, Dist. South 24Parganas, which is butted and bounded as follows:-

ON THE NORTH : 12 ft.wide Common Passage

ON THE SOUTH : Premises No. 129/2, Swinhoe Lane ,

ON THE EAST : Premises No. 94/3, K. N. Sen Road.

ON THE WEST : Premises No. 129B, Swinhoe Lane

IN WITNESS WHEREOF, we, the **PRINCIPALS** hereto signed this Power of Attorney on this ~~27th~~ day of August, 2024.

SIGNED & SEALED by the within named Principals in the presence of :

WITNESSES:-

1. Surgit Manu
18, Bose Bazar Road
KOL-42.

Sauren Ban Nath Mukherjee
Bipradas Nath Mukherjee
Nrochandra Nath Mukherjee
Bhabori Chatterjee
Madhavi Chatterjee
Rati in Mukherjee
Ruma Mukherjee
Piyasa Mukherjee
Poulami Mukherjee
Amrita Ghoshal
Apurba Ghoshal
Amit Ghoshal

Signature of the Principals

2. Neturich Mondal
18/e Kabi Sukanta Road
KOL-75

Accepted by me

SHIV TECH

Suniti Pradhan

Proprietor

Signature of the Attorney

Drafted by me as information
Provided by the Parties:

(SURENDRA NATH MONDAL)

Advocate

High Court, Calcutta
Enroll. No. WB/1094/2004.

SPECIMEN FORM FOR TEN FINGERPRINTS



Sander Dunsatt Murphy

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Raimundus not Muelken

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Raimundus not Muelken

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Michael McChatter

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

SPECIMEN FORM FOR TEN FINGERPRINTS



Madhali Chodhury

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Ratin Mukherjee

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Ruma Mukherjee

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Pijasa Mukherjee

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

SPECIMEN FORM FOR TEN FINGERPRINTS



Padma Chakraborty

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Ananta Ghoshal

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Apurba Ghoshal

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Amit Ghoshal

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

SPECIMEN FORM FOR TEN FINGERPRINTS



Swati Baddha

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

PHOTO

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

PHOTO

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

PHOTO

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					

Major Information of the Deed

Deed No :	I-1603-14642/2024	Date of Registration	27/08/2024
Query No / Year	1603-8002278652/2024	Office where deed is registered	
Query Date	27/08/2024 11:23:22 AM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	SURENDRA NATH MONDAL Thana : Hare Street, District : Kolkata, WEST BENGAL, Mobile No. : 8584056827, 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. 2,70,74,996/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(g))		Rs. 53/- (Article:E, E, M(b), H)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160314640/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Kasba, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Swinhoe Lane, Premises No: 129/1, , Ward No: 067 Pin Code : 700042

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 12 Chatak	1/-	2,70,74,996/-	Width of Approach Road: 12 Ft., , Project Name :
Grand Total :				7.8375Dec	1 /-	270,74,996 /-	

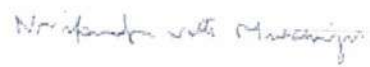
Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mr SAURENDRA NATH MUKHERJEE Son of Late PULIN BEHARI MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LT1 27/08/2024	Signature  27/08/2024

129/1,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India , PAN No.:: AHxxxxxx2B,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office

2	Name	Photo	Finger Print	Signature
	Mr BIPRENDRA NATH MUKHERJEE Son of Late PULIN BEHARI MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	 27/08/2024	 LTI 27/08/2024 Captured	 27/08/2024

129/1,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India , PAN No.:: ADxxxxxx8F,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office

3	Name	Photo	Finger Print	Signature
	Mr NRIPENDRA NATH MUKHERJEE Son of Late PULIN BEHARI MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	 27/08/2024	 LTI 27/08/2024 Captured	 27/08/2024

129/1,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India , PAN No.:: ADxxxxxx7P,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office

4	Name	Photo	Finger Print	Signature
	Mrs BHABANI CHATTERJEE Daughter of Late PULIN BEHARI MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	 27/08/2024	 LTI 27/08/2024 Captured	 27/08/2024

129/1,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: AMxxxxxx9E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office

5	Name Mrs MADHABI CHOWDHURY Daughter of Late PULIN BEHARI MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
129/1,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: AOxxxxxx2N,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				
6	Name Mr RATHIN MUKHERJEE Son of Late SATISH CHANDRA MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
129/1A,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India , PAN No.:: BJxxxxxx8E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				
7	Name Mrs RUMA MUKHERJEE Wife of Late ASHOK MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
129/1A SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India , PAN No.:: BDxxxxxx5E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				

8	Name Miss PIYASA MUKHERJEE Daughter of Late ASHOK MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
129/1A,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India , PAN No.:: DKxxxxxx0J,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				
9	Name Mrs POULAMI MUKHERJEE Daughter of Late ASHOK MUKHERJEE Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
129/1A,SWINHOE LANE, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India , PAN No.:: BVxxxxxx4R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				
10	Name Mr AMRITA GHOSHAL Son of Late MRITYUNJOY GHOSH Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
VILL-KHARAMBA,BHOJERHAT, City:- Not Specified, P.O:- BHOJERHAT, P.S:-Bhangar, District:-South 24-Parganas, West Bengal, India, PIN:- 743502 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: ADxxxxxx7K,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				

11	Name Mr APURBA GHOSHAL Son of Late MRITYUNJOY GHOSHAL Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
VILL-KHARAMBA,BHOJERHAT, City:- Not Specified, P.O:- BHOJERHAT, P.S:-Bhangar, District:- South 24-Parganas, West Bengal, India, PIN:- 743502 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: AWxxxxxx1J,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				
12	Name Mr AMIT GHOSHAL Son of Late MRITYUNJOY GHOSHAL Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office	Photo  27/08/2024	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024
VILL-KHARAMBHA,BHOJERHAT, City:- Not Specified, P.O:- BHOJERHAT, P.S:-Bhangar, District:- South 24-Parganas, West Bengal, India, PIN:- 743502 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India , PAN No.:: AKxxxxxx2E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 27/08/2024 , Admitted by: Self, Date of Admission: 27/08/2024 ,Place : Office				

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	MS SHIV TECH 96/5,K N SEN ROAD, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042 , PAN No.:: AJxxxxxx6F,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mrs SUNITI PRADHAN (Presentant) Wife of Mr TAPAN KUMAR PRADHAN Date of Execution - 27/08/2024, , Admitted by: Self, Date of Admission: 27/08/2024, Place of Admission of Execution: Office	Photo  Aug 27 2024 12:22PM	Finger Print  Captured LTI 27/08/2024	Signature  27/08/2024

96/5, K N SEN ROAD, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AJxxxxxx6F, Aadhaar No Not Provided Status : Representative, Representative of : MS SHIV TECH (as PROPRIETOR)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SURENDRA NATH MONDAL Son of Late SARAT KUMAR MONDAL HIGH COURT, CALCUTTA, City:- , P.O:- G P O, P.S:-Hare Street, District:-Kolkata, West Bengal, India, PIN:- 700001		 Captured	
	27/08/2024	27/08/2024	27/08/2024

Identifier Of Mr SAURENDRA NATH MUKHERJEE, Mr BIPRENDRA NATH MUKHERJEE, Mr NRIPENDRA NATH MUKHERJEE, Mrs BHABANI CHATTERJEE, Mrs MADHABI CHOWDHURY, Mr RATHIN MUKHERJEE, Mrs RUMA MUKHERJEE, Miss PIYASA MUKHERJEE, Mrs POULAMI MUKHERJEE, Mr AMRITA GHOSHAL, Mr APURBA GHOSHAL, Mr AMIT GHOSHAL, Mrs SUNITI PRADHAN

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr SAURENDRA NATH MUKHERJEE	MS SHIV TECH-0.653125 Dec
2	Mr BIPRENDRA NATH MUKHERJEE	MS SHIV TECH-0.653125 Dec
3	Mr NRIPENDRA NATH MUKHERJEE	MS SHIV TECH-0.653125 Dec
4	Mrs BHABANI CHATTERJEE	MS SHIV TECH-0.653125 Dec
5	Mrs MADHABI CHOWDHURY	MS SHIV TECH-0.653125 Dec
6	Mr RATHIN MUKHERJEE	MS SHIV TECH-0.653125 Dec
7	Mrs RUMA MUKHERJEE	MS SHIV TECH-0.653125 Dec
8	Miss PIYASA MUKHERJEE	MS SHIV TECH-0.653125 Dec
9	Mrs POULAMI MUKHERJEE	MS SHIV TECH-0.653125 Dec
10	Mr AMRITA GHOSHAL	MS SHIV TECH-0.653125 Dec
11	Mr APURBA GHOSHAL	MS SHIV TECH-0.653125 Dec
12	Mr AMIT GHOSHAL	MS SHIV TECH-0.653125 Dec

Endorsement For Deed Number : I - 160314642 / 2024

On 27-08-2024

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 11:26 hrs on 27-08-2024, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mrs SUNITI PRADHAN ,

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 2,70,74,996/-

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

Execution is admitted on 27/08/2024 by 1. Mr SAURENDRA NATH MUKHERJEE, Son of Late PULIN BEHARI MUKHERJEE, 129/1,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Retired Person, 2. Mr BIPRENDRA NATH MUKHERJEE, Son of Late PULIN BEHARI MUKHERJEE, 129/1,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Retired Person, 3. Mr NRIPENDRA NATH MUKHERJEE, Son of Late PULIN BEHARI MUKHERJEE, 129/1,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Retired Person, 4. Mrs BHABANI CHATTERJEE, Daughter of Late PULIN BEHARI MUKHERJEE, 129/1,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession House wife, 5. Mrs MADHABI CHOWDHURY, Daughter of Late PULIN BEHARI MUKHERJEE, 129/1,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession House wife, 6. Mr RATHIN MUKHERJEE, Son of Late SATISH CHANDRA MUKHERJEE, 129/1A,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Retired Person, 7. Mrs RUMA MUKHERJEE, Wife of Late ASHOK MUKHERJEE, 129/1A SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession House wife, 8. Miss PIYASA MUKHERJEE, Daughter of Late ASHOK MUKHERJEE, 129/1A,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Others, 9. Mrs POULAMI MUKHERJEE, Daughter of Late ASHOK MUKHERJEE, 129/1A,SWINHOE LANE, P.O: KASBA, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700042, by caste Hindu, by Profession Others, 10. Mr AMRITA GHOSHAL, Son of Late MRITYUNJOY GHOSHAL, VILL-KHARAMBA,BHOJERHAT, P.O: BHOJERHAT, Thana: Bhangar, , South 24-Parganas, WEST BENGAL, India, PIN - 743502, by caste Hindu, by Profession Service, 11. Mr APURBA GHOSHAL, Son of Late MRITYUNJOY GHOSHAL, VILL-KHARAMBA,BHOJERHAT, P.O: BHOJERHAT, Thana: Bhangar, , South 24-Parganas, WEST BENGAL, India, PIN - 743502, by caste Hindu, by Profession Service, 12. Mr AMIT GHOSHAL, Son of Late MRITYUNJOY GHOSHAL, VILL-KHARAMBA,BHOJERHAT, P.O: BHOJERHAT, Thana: Bhangar, , South 24-Parganas, WEST BENGAL, India, PIN - 743502, by caste Hindu, by Profession Service

Indetified by Mr SURENDRA NATH MONDAL, , Son of Late SARAT KUMAR MONDAL, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

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

Execution is admitted on 27-08-2024 by Mrs SUNITI PRADHAN, PROPRIETOR, MS SHIV TECH, 96/5,K N SEN ROAD, City:- Not Specified, P.O:- KASBA, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700042
Indetified by Mr SURENDRA NATH MONDAL, , Son of Late SARAT KUMAR MONDAL, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, 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 1585, Amount: Rs.100.00/-, Date of Purchase: 12/08/2024, Vendor name: T K
DAS



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 375142 to 375165
being No 160314642 for the year 2024.



Shan

Digitally signed by Debasish Dhar
Date: 2024.08.27 14:11:14 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 27/08/2024

DISTRICT SUB-REGISTRAR

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

West Bengal.