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A.D.R. Durgapur  
Bardhaman

## DEVELOPMENT AGREEMENT

14 NOV 2018

THIS DEVELOPMENT AGREEMENT is made on this day, month  
and year written hereunder

## BETWEEN

(1) Sri Tarak Nath Das ( PAN - AEBPD2396H ) son Of Late  
Surendra Nath Das (2) Smt Anita Das ( PAN-ADWPD6066G ), Wife  
Of Sri Tarak Nath Das both are by Nationality - Indian, by faith -  
Hindu, by occupation - Business Both are residing at D-163 Yuri  
Gagarin Path Bidhannagar, P.O-Durgapur-12 P.S-Newtownship  
District - Paschim Bardhaman

{ Hereinafter referred to and called as "LANDOWNERS"

(Which terms or expression shall unless excluded by or repugnant to  
the context be deemed to mean and include their heirs, executors,  
representatives and assigns) of the ONE PART

AND

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Tarak Nath Das  
Anita Das

No. 2276 Date 02/11/18  
 Sold to Blue Onyx Pvt. Ltd.  
 Address DGP-16  
 Value of Stamp 5000/-  
 Date of Purchase of the Stamp 0 OCT 2018  
 Paper from Treasury  
 Name of the Treasury from Where  
 Purchase: Durgapur

*R. Prasad Banerjee*

Ram Prasad Banerjee  
 Stamp Vender  
 A.D.S.F. Office, Durgapur-16

*Gazal Nath Das*



702

*Gazal Nath Das*



703

*Amita Das*



704

*Kanchan Sarmah*

BLUE ONYX PRIVATE LIMITED

Director

*[Signature]*  
 Addl. Dist. Sub-Registrar  
 Durgapur, Paschim Bardhaman

05 NOV 2018



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BLUE ONYX PRIVATE LIMITED

*Kazi Mahammed Ali*

Director

*Dharaj Rajbhar*  
*S/O Lt. Portan Rajbhar*  
*12/10 W. B. Road Durgapur*  
*Burdwan 717204*



"BLUE ONYX (PVT) LTD. " A company constituted under the Companies Act (PAN-AAHCB6149D ) Having its registered Office at MR-43 Masjid Mohalla Road, 38 Shibmandir Road, Benachity, P.S-Durgapur, Pin -713213, District-Paschim Bardhaman and another office at 14/14 Bengal Ambuja, City Centre, P.O-Durgapur-16 P.S-Durgapur, District-Paschim Bardhaman represented by its Director 1. Sri Kanchan Sasmal ( Pan No-BCAPS6508L) Son of Sri Achinta Kumar Sasmal by Nationality - Indian, by faith- Hindu, by Occupation- Business, residing at Qr.No- 2/7, Bharati Road P.O-Durgapur-05 P.S-Durgapur District - Paschim Bardhaman , West Bengal 2. Kazi Mahammad Ali (Pan No-AIPPA6868B) Son of Sri Kazi Waresh Ali by Nationality - Indian, by faith- Muslim, by Occupation- Business, residing at Qr.No- 4/7, Bharati Road P.O-Durgapur-05 P.S-Durgapur District - Paschim Bardhaman , West Bengal

( Hereinafter Called the DEVELOPER ]

( Which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include its successor-in-office legal representatives, administrators, executors and assigns) of the OTHER PART.

Whereas the LR Plot No-123 Of Mouja Tetikhala originally belonged to Salil Kumar Ghosh who died leaving behind Chandana Aich as daughter , my mother Gouri Ghosh and one daughter Bandana Ghosh as his legal heirs .

And thereafter mother of Chandana Aich and her sister died leaving no other legal heirs except Chandana Aich and she acquired the full share of Salil Kumar Ghosh and transferred an area of 30.6 Satak Of LR Plot No- 123 by regd deed of sale being no- 7985 Of 2010 in favour Of Anita Das ,

And an area Of 30.50 decimals of LR Plot No-123 originally belonged to Shyama Pada Changdar & Others and they transferred the said portion of said plot vide ded no-4883 Of 1990 in favour Of Mangal Chandra Pal , by regd deed of sale being no-8383 Of 1988 in favour Of Asit Bandhu Kundu , by regd deed of sale being no-8384 Of 1988 in favour Of Baidya Nath Kundu , by regd deed Of sale being no- 1749 Of 1990 in favour Of Prasanta Kumar Mukherjee , by regd deed of sale being no-2906 Of 1990 in favour Of Dinendra Mohan Purakastha .

And thereafter Mangal Chandra Pal Asit Bandhu Kundu, Baidya Nath Kundu, Prasanta Kumar Mukherjee & Dinendra Mohan Purakastha transferred the said portion of said by regd deed Of Sale Being no-7986 Of 2010 in favour Of Tarak Nath Das

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*Anita Das*



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And the RS plot No-17 corresponding to LR Plot no-147 originally belonged to Ajoy Mukherjee and he transferred an area Of 10.52 Satak by regd deed of sale being no- 3285 Of 2011 in favour Of Anita Das but area of land has been mutated as 13 Satak .

And name of Anita Das mutated in LR Khatian No- 1289/2 and name of Tarak Nath Das duly mutated in LR Khatian No- 1500 and paid relevant land revenue and they are owning ,possessing and seizing every right ,title and interest without any dispute or litigation and with having unfettered power and authority..

AND WHEREAS the land owners desire to develop the "schedule below Property" by construction of Basement and G+ maximum storied building up to maximum limit , as per sanction plan of the Burdwan Zilla Parishad and Jemuya Gram Panchyat and/or any other concerned Authority / Local Body but due to paucity of fund and lack of sufficient times the Land owner could not be able to take any steps for the said development and as such the Land owner is searching a Developer for the said development works.

AND WHEREAS the land owners herein approached his said intention to the Developer herein to develop the "Said Property" by construction of a multi-storied building at Developer's costs and expenses on the sanction plan so to be sanctioned and/or permissible up to maximum limit of floors consisting of so many flats, garages, shops etc. by the Burdwan Zilla Parishad and Jemuya Gram Panchyat and/or any other concerned authority / authorities from time to time on taking full and final consideration as fully stated in the SECOND SCHEDULE written herein below in the said proposed new building and the Developer accepted and agreed to the above proposal of the Land owner subject to condition that the Developer herein shall realize all the above costs of building including all other miscellaneous costs, expenses and benefits by selling the allocation of the Developer as fully described in the THIRD SCHEDULE hereinafter and all moneys accrued therein shall be the sole property of the Developer without any claim on the part of the Land owner and as such both the parties herein to avoid any future dispute to prepare and execute this written agreement on terms and conditions having been settled by and between the parties after mutual discussion.

NOW THIS AGREEMENT WITNESSETH AND IT IS HEREBY DECLARED AGREED BY AND BETWEEN THE PARTIES AS FOLLOWS:

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*Tarak Nath Das*  
*Anita Das*



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BUILDING shall mean up to maximum limit of floors consisting of so many flats, shops, garages etc. to be constructed according to the plan including any modification and/or addition thereof sanctioned by the Burdwan Zilla Parishad and Jemuya Gram Panchyat from time to time and to be constructed on the "said property" more fully and specially and specifically described in the First Schedule written hereunder, and the said building is hereinafter referred to as the "SAID BUILDING".

BUILT-UP AREA/COVERED: Shall in relation to the Unit/Flat shall mean the plinth area of that Unit/Flat (including the area of bathrooms, balconies & terrace, if any, appurtenant thereto & also the thickness of the walls (external or internal), the columns & pillars therein provided that if any wall, column or pillar be or pillar shall be included in each such Unit/Flat .

PARKING SPACE: Shall mean the space in the Basement (if any) and/or on the Ground Floor of the Building/s as also in the open space surrounding the Building that may be earmarked by the Developer herein for Parking Cars on extra costs if any purchaser desire to purchase.

COMMON EXPENSES: Shall include all expenses for the management, maintenance and upkeep the Unit/Flat and the buildings, the common portions therein and the premises and the expenses for common purposes of the Unit/Flat and shall be payable proportionately by the Purchaser/s herein periodically as maintenance charges.

COMMON PORTIONS: Shall mean the common areas and installations in the Building and the premises, which are mentioned, described, enumerated, provided and given in the FOURTH SCHEDULE hereunder written and/or given.

COMMON PURPOSES: Shall include the purpose of maintaining and managing the Premises, the Building & in particular the common portions, rendition of services in common to the Unit/Flat, collection and disbursement of the common expenses and dealing with the matters of common interest of the Unit/Flat owners & occupiers relating to their mutual rights and obligations for the beneficial use & enjoyment of their respective Unit/s/Flat/s exclusively & the common portions in common.

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PANCHYAT : Shall mean Jemuya Gram Panchyat and Burdwan Zilla Parishad and shall also include other concerned authorities that may recommend, comment upon approve, sanction, modify and/or revise the Plans.

DATE OF POSSESSION: Shall mean the date on which the Purchaser/s herein take/s actual physical possession of the said Unit/Flat after discharging all his liabilities and obligations.

DEVELOPER: Shall mean "BLUE ONYX (PVT) LTD." Having its registered Office at MR-43 Masjid Mohalla road, 38 Shibmandir Road, Benachity, P.S-Durgapur, Pin - 713213, District-Paschim Bardhama and its successors, successors-in-interest & assigns.

DEVELOPER'S AREA: shall mean all that rest area except owners allocation i.e 20000 ( Twenty Thousand) Sq.Feet super built-up area of the said building/buildings , together with appropriate common areas and facilities of the said land and building as to be constructed as per sanctioned building plan duly approved by the Jemua Gram Panchayat and also approved by Burdwan Zilla Prishad on the said land , excluding the land Owner's allocation total portion which was mentioned above.

Developer shall have every right to take highest maximum limit of floor even after getting permission of Basement and G+6 but in that situation land owner shall not claim any extra allocation or consideration for extra constructing area, as per rules and sanction plan of Zilla Parishad .

It is hereby specifically mentioned that the parties hereto shall be free to sell, transfer and assign their part with the possession of their respective portion by means of title via a registered deed at their own risk and account, without any objection from the other party and to receive, accept any consideration, money in regards to their respective share. Each party shall have rights to negotiate their respective portion with common facilities to any intending purchaser/s.

DEVELOPMENT AGREEMENT: Shall mean the date of Execution & registration of Agreement. Between the Owner herein & the Developer herein relating to the development, promotion, construction, erection & building of building/s at & upon the said premises and shall include all modifications, alterations & changes, if any, made therein & all extensions, if any, thereof from time to time.

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THE UNIT/FLAT: Shall mean any Unit/Flat in the Building/s lying erected at and upon the premises and the right of common use of the common portions appurtenant to the concerned Unit/Flat and wherever the context so intends or permits, shall include the undivided proportionate share and/or portion attributable to such Unit/Flat.

ARCHITECT (S): Shall mean such Architect(s) whom the Developer may from time to time, appoint as the Architect(s) of the Building

PROJECT: Shall mean the work of development undertake and to be done by the Developer herein in respect of the premises in pursuance of the Development Agreement and/or any modification or extension thereof till such development, erection, promotion, construction and building of building/s at and upon the said premises be completed and possession of the completed Unit/s/Flat/s/Car Parking Space/s/ and Others be taken over by the Unit/Flat and occupiers.

PREMISES: Shall mean A piece and parcel of land measuring about an area a little more or less 61.6 Decimals Comprising in LR Plot No - 123 RS Plot No -15,18,19,20,21,22 & 23 , Khation No - R.S- 07,08,10,11,12,13,&15 and an area Of 13 Decimals Of Mouza - Tetikhala , J. L. No. - LR-111 , Plot No -R.S. -17 , L. R. - 147 , Khation No - R.S- 61,87, Kh. No. - LR - 1500 & 1289/2 Under Jemuya Gram Panchyat , P.O-Durgapur-12, P. S - New Township District- Paschim Bardhaman fully and particularly mentioned, described, explained, enumerated and provided in the FIRST SCHEDULE hereunder written and/or given

PLAN: Shall mean the sanctioned and/or approved plan Of by the Burdwan Zilla Parishad and Jemuya Gram Panchyat and shall also include variations/modifications, alterations therein that may be made by the Owners herein and/or the Developer herein, if any, as well as all revisions, renewals and extensions thereof, if any

This agreement shall be deemed to have commenced on and from the day of registration of development agreement

That in lieu Of 20,000 Sq.Feet [ Twenty Thousand ] super built up area as written in the SECOND SCHEDULE hereunder the land owners granted exclusive right on the handing over the physical possession of the said property to the developer on condition that the said development work will be done at Developer's costs & expenses by construction of proposed multi-storied building up to maximum limit of floors consisting of so many .

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That the land owners in pursuance of this agreement have to hand over the peaceful physical vacate possession as described in **First schedule** for the said development projects to the developer simultaneously with the execution of this agreement and the same shall remain with the developer till the completion of the project and to give over the possession with registered deed of conveyance(s) by each of unique owners thereof and the developer by this agreement shall have every right and power to start all kinds of developments works of the project on and from the date of signing of this agreement including obtaining plan from the Burdwan Zilla Parishad and Jemuya Gram Panchyat including to prepare plans for development of the said property described in the schedule hereunder written and to submit the same to the Burdwan Zilla Parishad and Jemuya Gram Panchyat .

That the land owner shall on the day of signing of this agreement and/or thereafter as and when asked by the developer execute, registry and grant to the developer and/or its nominee or nominees a registered general power of attorney authorizing the developer and/or its nominee/nominees as per direction of the developer in the manner as the developer may thinks fit and proper including to make agreement for sell of unit/units along with undivided proportionate share of land by taking full and/or part of sell price or consideration thereof with power to sign, execute and present before any registering authority all deed of conveyance and/or conveyance and register thereof on behalf of the land owner to the intending purchaser/purchasers, in respect of the developers allocation. However, the land owner declares that he will personally sign all agreements for sell and all deeds of conveyance for selling of the developers allocation as fully stated in the **THIRD SCHEDULE** written herein below

That all applications, building plan along with alteration, modification and addition thereof and other papers and documents, if any, needed by the developer for the purpose of the sanction of the building plan and/or any other purposes to be required for said developments project shall be prepared by the developer at its own costs and expenses in the name of the land owner without reimbursement the same found the land owner and the land owner shall sign on the said plan /plans application, papers, documents, etc. as and when the developer asked for the same without demanding any remuneration and/or money for the same.

That by virtue of this agreement the developer is hereby empowered to raise the construction of the proposed new building / buildings on the above mentioned property investing his own finance.

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That the developer shall be authorized in the name of the land owner, if necessary, to apply for temporary and/or permanent connection for electricity, sewerage, drainage, water and / or other facilities, if needed, for the construction of the building as well as completion of the projects at the costs of the developers.

That the developers shall be complete the construction of the "Said Building" at it's costs and expenses in pursuance of the sanctioned building plan within 66 months from the day of execution of development agreement along with further additional period of Six (6) months, if needed, and both the cases the time shall be computed on and from the date of the registration of the Development Agreement.

That the stipulated time for construction is stated herein above paragraph shall be extended if the Developer is prevented to continue the Development work of the project by any unforeseen reasons beyond the control of the Developer and /or force majeure and in that case the time so to be expired should be extended further beyond the aforesaid contractual period without raising any objection from the part of the landowner after consultation with each other and with mutual consent from the landowner and request for such extension must be in writing to the land owner and landowner who must provide the consent in writing to the developers.

If the period of construction is extended by the landowner, in lieu of agreeing to extend the stipulated time beyond what is agreed Landowner can charge monthly interest at the prevailing banking rate from the date of extension till the completion from the Developer on the value of the total share of landowner as described in Second Schedule. The value of the landowner's share will be determined as per market rate prevailing during the time of extension which may change on monthly basis till the time of completion of the project.

That the landowners shall pay all taxes, fees, outgoings and etc. including arrears to the Government, Jemua Gram Panchyat and/or any other authority/ authorities before the concerned authority/authorities in respect of said premises till the date of signing and registered of this agreement and thereafter all the taxes, rates fees, outgoings etc. in respect of the said premises shall be borne by the Developer till the date of handing over the allocation to the respective flat owners including landowner without realization the same from the landowner.

Shree K. N. D. S. S.  
Anita Das

*[Handwritten signature]*



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That if any dispute arises regarding the title and ownership of the said premises of the landowner herein from any person (s) or any other then the landowner, then it will be cleared by the land owners at his own costs and expenses also have to clear the said property having establishing of right and marketable title in the name of landowner with free from all encumbrances. If fails, then he will be liable to pay the costs and expenses which the Developer incurred for the said project till that date, to the Developer. Though the landowner admits that no suits and/or proceedings and/or litigations are pending before any court of law of the said property or any part thereof.

The Landowner herein shall answer and comply with all requisitions made by the Advocate of the Developer for establishing of right, title and interest of the Landowner in the said property.

That the Landowner shall not claim any other consideration and /or price in any manner save and except the landowner's total consideration as written in the second schedule herein below having considered as full and final consideration of the said premises ( even if the competent authority further sanction for extension of building after basement and G+6 ) and the Developer shall have exclusive right to sell its allocation of the project by construction of multistoried building up to maximum number of floors consisting of so many flats, shops, Basement, garages, etc. so to be sanctioned by the Authorities from time to time to realize the Development costs and expenses including other miscellaneous expenses of the project and in that sale proceedings the Landowner shall have to join therein as Vendor.

The respective flat owners of each of the flats bear the costs of preparation, stamping charges, Registration fees, remuneration of Advocate and/or other necessary charges/fees in connection with the registration of Agreement for sale and deed of conveyance to purchase their respective flat/flats.

That the Developer shall choice/fix the name of the building with consent and discussion of landowners .

That the Developer shall have exclusive right to amalgamate the "said property" to any other adjacent plot of land/lands situated around the "said popery" without taking any prior permission from the Landowner in the manner whatever the Developer may deem fit and proper.

Dr. J. N. S. Joshi

Dr. J. N. S. Joshi





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The Landowner shall sign and execute all necessary Agreement (S), documents, deed of amalgamation and other paper/papers in whatsoever manner and/or nature to the Developer, without raising any objection and demanding any amount in respect thereof, but the landowner's allocation will remain same as written in this agreement.

That the landowner during the continuance of the development work of the project shall not cause any impediment of hindrance or obstruction in whatsoever nature and/or manner in the construction of the proposed building and/or project caused by the Developer.

That the Developer shall obtain the electric connection on entirety of the building from WBPDC/DPL but all the flat owners and/or each of their nominee(s), shall pay the proportionate amount of total costs to the Developer for the said electric connection including all expenses for electric meter and connection in their respective flat or flats.

That the Landowners shall not sell, lease, mortgage, let out and/or charge the said premises and/or any part thereof to any third party on and from the date of execution of this Agreement to till date of completion of the project except for sale of the Landowners allocation as more as more fully described in Second Schedule

That all flat owners shall bear the proportionate Panchyat taxes, fees and/or other outgoings in respect of the said building and premises including the services charges for common areas proportionately according to each of their occupied area from the date of taking possession of each of their respective unit/flat. But each of the unit owners prior to mutation of their respective flats before the Jemuya Gram Panchyat in their respective names shall pay the aforesaid taxes including common services and maintenance charges of the building to the Developer as suggested by the Developer till the date of formation of Association/society by all unit owners at their own costs and expenses of the said building.

The Developer hereby undertakes to keep the landowner indemnified against any Third party, claims, suits, costs, proceedings and claims from any third party including and or statutory authorities and/or adjacent neighbor(s) which may arise out of the Developer's actions with regard to the development and/or construction of the building on the said premises.

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Clarak 12/4/2025

Anita Das

12/4/2025



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IT IS FURTHER AGREED BY AND BETWEEN THE PARTIES HEREIN AS FOLLOWS:

The landowner including other flat owners will not use or permit to be used the respective allocation in the building or any portion thereof for carrying on any obnoxious, illegal and immoral trade and activity nor use thereof for any purpose which may cause any nuisance or hazard to the other occupiers of the building

The respective owners in each of their respective fields shall abide by all laws, byelaws, rules and regulations of the Government, Burdwan zila parishad, Jemua Gram Panchyat or any statutory bodies and /or local bodies as the case may be.

The respective flat owners shall keep the interior walls, sewers, drains, pipes and other fitting and fixtures and appurtenances and floor and ceiling etc. in each of their respective allocation in the building in good working conditions and repair and in particulars so as not to cause any damage to the building or any other space or accommodation therein and shall keep the other or them and/or the occupation of the building indemnified from and against the consequence of any branch.

That the landowner shall have no right or power to terminate this Agreement and any power of Attorney (s) given in favor of the Developer till the completion of the aforesaid development project including to sell the Developer's Allocation written in the Schedule, herein below to all intending purchaser/purchasers without any prior written permission from the Developer. if the developer provides owners allocation time to time, to the land owners. Any delay for providing owners allocation to the land owners needs to be intimate by means of written communications. Any Subsequent supplementary agreement will be non-est unless written permission is obtained by the developer from landowner and further supplementary needs to be registered before the competent authority to be considered a valid agreement

That the Developer shall be entitled to make advertisement in all kinds of newspapers and/or in other manners which the Developer may deem fit and proper including the fixing of hoarding /signboard on the said premises inviting the intending purchaser /purchasers to purchase the flats/garages/covered spaces fallen under the Developer 's allocation till the date of completion of the said development project.

The Landowner and the Developer have entered into this Agreement purely as a contract and nothing contained herein shall be deemed to constitute as a partnership between the landowners and the Developer in any manner, nor shall the parties hereto be constituted as Association of persons.

Signature



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That the landowner shall handover to the Developer all the original copy of title Deed and all other relevant documents papers what the possessed simultaneously with the signing of this agreement with an understanding not to use the same for any other purpose by the developer as mentioned in the agreement. Developer will sign an undertaking in addition to this development agreement for not using the land for any other purpose other than the purpose mentioned in this agreement.

The Developer shall form scheme, rules, regulations and bye laws for the management and the administration of the said building and/or common parts thereof and all the units/flats owners shall abide by the same without raising any objection till the date of frames of any further Rules, regulations etc. by the society/Association /organization to be formed by the Landowner and other flat owners at their own costs and expenses

That all the flat owners will have sole rights in respect of the Terrace in the said new multi- storied building to be used jointly in the manner what they like with proportionate right/share of land owners if exist .

Any notice required to be given by the Developer to the landowner shall without prejudice to any other mode of service available be deemed to have been served on the Landowner if delivered by hand and duly acknowledgement and shall likewise be deemed to have been served on the Developer by the owner if delivered by hand and acknowledged or otherwise sent by repaid Registered post with Due Acknowledgement by either of the party to the other at the address given herein.

That the Developer shall have right and/or authority to deal with its allocation to negotiate with any person/ persons and/or enter into any contract and/or agreement and/or borrow money and /or take advance against its allocation along with acquired right under this agreement .

That the Developer shall be authorized to sign in their own names as Attorneys on behalf of the Landowner by dint of this agreement at the time of signing any agreement (s) for sale with the in tending purchaser/purchasers for selling and/or booking of the Developer 's Allocation.

That all disputes and differences arising out of this agreement shall be referred to any legal person for arbitration from the list of arbitrators who shall act, as Arbitrator having Power of summary procedure and may or may not keep any record of arbitration proceedings and shall be governed by the provisions of Indian Arbitration and conciliation Act, 1996 with all modification for the time being in force.

*Overall work Day*  
*Arin to Don*  






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That it is categorically mentioned here in absence of the land owners their legal heirs should be bound to comply all the terms and conditions of this development agreement and they should be bound to registered fresh development agreement and development power of attorney if necessary.

**FIRST SCHEDULE ABOVE REFERRED TO  
(DESCRIPTION OF LAND /PREMISES)**

ALL THAT piece and parcel of DANGA and measuring about an area a little more or less 61.6 Decimals Comprising in LR Plot No - 123 RS- Plot No -15,18,19,20,21,22 & 23 , Khation No - RS- 07,08,10,11,12,13, & 15 and an area Of 13 Decimals Of Mouza - Tetikhala , J. L. No. - LR- 111 , Plot No -RS. - 17 , L. R. - 147 , Khafion No - RS- 61,87 Kh. No. - LR - 1500 & 1289/2 Under Jemuya Gram Panchyat , P.O-Durgapur-12, P. S - Newtownship, District- Paschim Bardhaman fully and particularly mentioned, described, explained, enumerated and provided in the FIRST SCHEDULE hereunder written and/or given.

Total area of Land of this deed is 74.60 decimals or 45.21 kattah All the plots are usable as Bastu.

**BUTTED AND BOUNDED**

North: LR Plot No-128.

South: Main Road & LR Plot No-146

East: 20 Ft. bitumen

West : LR Plot No-136

**SECOND SCHEDULE ABOVE REFERRED TO  
(LANDOWNERS ' ALLOCATION)**

Landowner will get Rs. 20000 Sq.Feet super built-up area out of the total developed area and the Landowner will not claim any other consideration in whatsoever manner except Rs.25,00,000/- (Twenty Five) as refundable /adjustable Security .

**THIRD SCHEDULE ABOVE REFERRED TO  
(DEVELOPER 'S ALLOCATION)**

DEVELOPER'S ALLOCATION shall mean all entire building after less of area of 20000 Sq.Feet super built-up of landowner including common facilities common parties and common facilities of the building along with undivided proportionate share of the "said property / premises" absolutely shall be the property of the Developer after providing the landowners' allocation as aforesaid and together with the conveyance/ conveyances and taking all sale price partly and/or fully from intending purchase/purchasers in any manner what the Developer thinks fit and proper as the absolute owner thereof along with absolute power of handing over any possession thereof with and/or without registration to any intending purchaser/purchasers.

*Handwritten signature*

*Vertical handwritten text on the left margin:*  
Bastu  
Ari to Son



**Addl. Dist. Sub-Registrar**  
**Durgapur, Paschim Bardhaman**

**05 NOV 2018**



FOURTH SCHEDULE ABOVE REFERRED TO  
(GENERAL SPECIFICATION)

**FOUNDATION:** R.C.C. Column foundation and R.C.C. Framed structure based on individual columns from ground to top floor.

**WALL:** 8" thick brickwork for out sidewall and 3" thick Brick work all inside walls.

**PLASTERING:** Sand Cement Mortar Plaster on inside and outside walls, ceiling etc.

**DOORS:** on standard size fitting with handle and one household, one ring and one bolt for each of the inside flash door. The PVC frame with Pella will be fitted with each kitchen and toilet.

**WINDOWS:** Iron glass Panel including Glass of 3mm thick and M.S. Grill.

**KITCHEN:** Black stone over platform with a Black stone sink fitted with one Babcock point and 2'-0" height over oven platform also with white local glaze tiles finishing.

**TOILET:** Gray Mosaic with Multi colour 2B chips with gray cement in SITU paneled by the glass Strip on Floor and Dado up to 5'-0" height finished with white local glaze tiles. One Indian Type water close white local pan for single toilet and one Extra English type commode only W.C., If provided, including P.V.C. Lowdown white local cistern, one C.P. Babcock point one c.p. Shower point shall be provided in each toilet

**FLOORING:** In general flooring of gray cement site mosaic by the glass strip with 4" skirting Dado on all sides with 2B Multi colour chips in all bed rooms, drawing-cum-dinning room, kitchen, toilet and etc.

**DINNING/DRAWING:** One white local washbasin.

**PLUMBING SANITATION:** Blue P.V.C. pipe to be used for outer and inner water connection as concealed works and P.V.C. Hedonist sanitary pipes and Fittings will be provided

**ELECTRIC:** All wiring will be concealed up to and two lights, one fan and one 5 amp plug points in each bed room and one light and one exhaust fan points in each kitchen and two lights, one fan, one 5 amp plug in each Drawing-cum-dinning room and one light point in each Toilet will be provided.

**PAINTING:** Plaster of Paris will be provided on Inner sidewalls & ceiling of flats and to the outer walls of the Building will be finished with snowmen.

Contd. Page-15

15/5/20

Charal Nath Das  
Arit Das



ℓ  
Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

0 5 NOV 2016

WATER SUPPLY: water supply will be provided by deep tube well with pumps through overhead reservoir.,

COMMON FACILITIES: Septic Tank, Water Supply Arrangements, Path ways, Boundary wall, Roof, meter space and other as stated hereinabove.

ELECTRIC METER: Charges of procurement of Main Electric Meter will be provided on separately by the individual flat owners and the landowners. In case of installation of Transformer, the costs of the same are also to be borne by all flat owners and all the charges for the same will be paid proportionately.

EXTRA WORK: Any extra work viz. difference costs of site mosaic and enable, 3/4<sup>th</sup> part of balcony grill, costs of collapsible gate and other works then our standard specification given, hereinabove shall be treated as extra work and such amount wall be paid by the landowner and/or all flat owners before the execution of the work. The rates of extra work will be at per prevailing market price to be decided by the Developer. No outside will be allowed for doing the said extra work (s).

IN WITNESS WHEREOF the parties have executed these presents on this 5<sup>th</sup> day, Of November 2018 at ADSR Office at Durgapur

Witness

1. Dharamraj Debbar  
8/0 LT Britam Debbar  
12/10 H.B. Road  
Durgapur Burdwan  
713204

Prasanta Banerjee.  
40 K.B. Banerjee,  
Advocate  
Durgapur Camp  
Pin - 713216

1. Gopal Nath Das

2. Anita Das

Signature Of Landowner

1. **BLUE ONYX PRIVATE LIMITED**  
Kanchan Suman

2. **Director**  
**BLUE ONYX PRIVATE LIMITED**

Kazi Mohammad Ali

Signature Of Developer

Drafted & Typed by me in my chamber

Jnanendra Nath Sinha

Advocate

Registration No-WB/468/80
















9  
Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

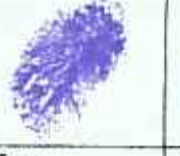
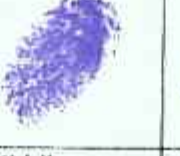






0 5 NOV 2018

## FINGER PRINT & PHOTOCOPY

Left hand						 <i>Nazak Khatun Das</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

*Nazak Khatun Das*

Left hand						 <i>Anita Das</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

*Anita Das*

Left hand						<i>Nazak</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Left hand						<i>Nazak</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me



Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2016



# FINGER PRINT & PHOTOCOPY

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Left hand						
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

Left hand						 <i>Kazi Mahammad Ali</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

BLUE ONYX PRIVATE LIMITED

*Kazi Mahammad Ali*

Director

Left hand						 <i>Kanchan Swami</i>
	Thumb	fore	Middle	Ring	Little	
Right hand						

Signature & Photograph is duly attested by me

BLUE ONYX PRIVATE LIMITED

*Kanchan Swami*

Director



Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2016









Government of West Bengal

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

OFFICE OF THE A.D.S.R. DURGAPUR, District Name :Burdwan

Signature / LTI Sheet of Query No/Year 02061000284658/2018

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr Tarak Nath Das D-163, Yuri Gagarin Path, Bidhannagar, P.O:- Durgapur, P.S:- New Township, District:- Burdwan, West Bengal, India, PIN - 713212	Land Lord			Tarak Nath Das 05.11.2018
2	Mrs Anita Das D-163, Yuri Gagarin Path, Bidhannagar, P.O:- Durgapur, P.S:- New Township, District:- Burdwan, West Bengal, India, PIN - 713212	Land Lord			Anita Das 05.11.2018
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mr Kanchan Sasmal Qr. No-2/7, Bharati Road, P.O:- Durgapur, P.S:- Durgapur, District:- Burdwan, West Bengal, India, PIN - 713205	Representative of Developer [BLUE ONYX PRIVATE LIMITED]			BLUE ONYX PRIVATE LIMITED 05.11.2018 Director

Kanchan Sasmal









↑  
Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2016

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

Sl No.	Name of the Executant	Category		Finger Print	Signature with date
4	Kazi Mohammad Ali Qr. No- 4/7, Bharati Road, P.O:- Durgapur, P.S:- Durgapur, District:- Burdwan, West Bengal, India, PIN - 713205	Representative of Developer [BLUE ONYX PRIVATE LIMITED]			 5-11-2018 Director
Sl No.	Name and Address of Identifier		Signature of		Signature with date
1	Mr Dharamraj Rajbhar Son of Pritam Rajbhar 12/10, Harshabardhan Road, P.O:- Durgapur, P.S:- Durgapur, District:- Burdwan, West Bengal, India, PIN - 713204		Mr Tarak Nath Das, Mrs Anita Das, Mr Kanchan Sasmal, Kazi Mohammad Ali		 05.11.18

  
(Partha Bairaggya)  
ADDITIONAL DISTRICT  
SUB-REGISTRAR  
OFFICE OF THE A.D.S.R.  
DURGAPUR  
Burdwan, West Bengal



1  
Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2016



Govt. of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Challan

GRN: 19-201819-030316487-1

GRN Date: 04/11/2018 13:16:36

BRN: CKH6113367

Payment Mode Online Payment

Bank: State Bank of India

BRN Date: 04/11/2018 13:17:25

DEPOSITOR'S DETAILS

Id No. : 02061000284658/5/2018  
[Query No./Query Year]

Name : PRADIP KUMAR ACHARYYA

Contact No. :

Mobile No. : +91 9434251726

E-mail :

Address : DURGAPUR COURT CITY CENTER DURGAPUR 713216

Applicant Name : Mr PRADIP KUMAR ACHARYYA

Office Name :

Office Address :

Status of Depositor : Advocate

Purpose of payment / Remarks : Sale, Development Agreement or Construction agreement  
Payment No 5

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	02061000284658/5/2018	Property Registration- Stamp duty	0030-02-103-003-02	70011
2	02061000284658/5/2018	Property Registration- Registration Fees	0030-03-104-001-16	25014
Total				95025

In Words : Rupees Ninety Five Thousand Twenty Five only



0 5 NOV 2016



*Raj Rajbhar*



भारत सरकार  
Unique Identification Authority of India  
Government of India

नामांकन क्रम/ Enrolment No.: 1178/22421/08467

To  
धरमराज राजभर  
Dharamraj Rajbhar  
S/O: Pritam Rajbhar  
12/10  
HARSHABARDHAN ROAD  
DURGAPUR  
Durgapur (m Corp.)  
Durgapur Steel Town West  
Bardhaman West Bengal - 713204  
9475509785

Download Date: 07/10/2017

Generation Date: 24/09/2017

Signature valid

Details valid  
07/10/2017 12:08:48  
Date: 07/10/2017 12:08:48



आपका आधार क्रमांक / Your Aadhaar No. :

**6401 6364 7974**

मेरा आधार, मेरी पहचान



भारत सरकार  
Government of India



धरमराज राजभर  
Dharamraj Rajbhar  
जन्म तिथि/DOB: 04/05/1982  
पुरुष/ MALE

**6401 6364 7974**

मेरा आधार, मेरी पहचान



*Raj Rajbhar*

*Raj Rajbhar*





Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2016

Govt. of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Challan

GRN: 19-201819-030316487-1

GRN Date: 04/11/2018 13:16:36

BRN : CKH6113367

Payment Mode Online Payment

Bank : State Bank of India

BRN Date: 04/11/2018 13:17:25

DEPOSITOR'S DETAILS

Id No. : 02061000284658/5/2018

[Query No./Query Year]

Name : PRADIP KUMAR ACHARYYA

Contact No. :

Mobile No. : +91 9434251726

E-mail :

Address : DURGAPUR COURT CITY CENTER DURGAPUR 713216

Applicant Name : Mr PRADIP KUMAR ACHARYYA

Office Name :

Office Address :

Status of Depositor : Advocate

Purpose of payment / Remarks : Sale, Development Agreement or Construction agreement  
Payment No 5

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[ ₹]
1	02061000284658/5/2018	Property Registration- Stamp duty	0030-02-103-003-02	70011
2	02061000284658/5/2018	Property Registration- Registration Fees	0030-03-104-001-16	25014
Total				95025

In Words : Rupees Ninety Five Thousand Twenty Five only



8  
Addl. Dist. Sub-Registrar  
Durgapur, Paschim Bardhaman

05 NOV 2018



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

KAZI MAHAMMAD ALI  
KAZI WARASH ALI  
25/07/1979

Permanent Account Number

AIPPA6868B

Kazi Mohammad Ali

Signature



Kazi Mohammad Ali

92333 67 214



92333 67 214

Handwritten signature



05 NOV 2018

आयकर विभाग  
INCOME TAX DEPARTMENT  
TARAK NATH DAS



भारत सरकार  
GOVT OF INDIA

SURENDRA NATH DAS

03/08/1962

Permanent Account Number

AEBPD2396H

Tarak Nath Das

Signature



30112011

9474 11 29 03

Tarak Nath Das

DATE 10/11/11

10/11/11





স্বাক্ষরিত

05 NOV 2016

BLUE ONYX PRIVATE LIMITED  
Kareel Mahamud W.N.  
Director

BLUE ONYX PRIVATE LIMITED  
Kanchan Jurend  
Director



16/11/19

05 NOV 2016



05 NOV 2016





9593500569  
Kanchan Sashmal

10122013



0 5 NOV 2018

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
ADWPD6066G

नाम /NAME  
ANITA DAS

पिता का नाम /FATHER'S NAME  
SUBHAS CHANDRA DAS

जन्म तिथि /DATE OF BIRTH  
20-12-1966

हस्ताक्षर /SIGNATURE  
Anita Das

आयकर अधिकारी, प.प्र. III  
COMMISSIONER OF INCOME-TAX, W.B. - III

Anita Das

9474490479

10/11/20





05 NOV 2018

### Major Information of the Deed

Deed No :	I-0206-06125/2018	Date of Registration	14/11/2018
Query No / Year	0206-1000284658/2018	Office where deed is registered	
Query Date	02/11/2018 4:40:03 PM	A.D.S.R. DURGAPUR, District: Burdwan	
Applicant Name, Address & Other Details	PRADIP KUMAR ACHARYYA DURGAPUR COURT, Thana : Durgapur, District : Burdwan, WEST BENGAL, PIN - 713216, Mobile No. : 9434251726, Status : Advocate		
Transaction	Additional Transaction		
[0110] Sale, Development Agreement or Construction agreement	[4308] Other than Immovable Property, Agreement [No of Agreement : 1], [4311] Other than Immovable Property, Receipt [Rs : 25,00,000/-]		
Set Forth value	Market Value		
	Rs. 12,06,93,660/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 75,011/- (Article:48(g))	Rs. 25,014/- (Article:E, E, B)		
Remarks			

### Land Details :

District: Burdwan, P.S:- New Township, Gram Panchayat: JEMUA, Mouza: Tetikhola

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-123	LR-1500	Other Commercial Usage	Baid	31 Dec		5,01,54,202/-	Width of Approach Road: 20 Ft., Adjacent to Metal Road,
L2	LR-123	LR-1289/2	Other Commercial Usage	Baid	30.6 Dec		4,95,07,051/-	Width of Approach Road: 20 Ft., Adjacent to Metal Road,
L3	LR-147	LR-1289/2	Other Commercial Usage	Danga	13 Dec		2,10,32,407/-	Width of Approach Road: 20 Ft., Adjacent to Metal Road,
		<b>TOTAL :</b>			<b>74.6Dec</b>	<b>0 /-</b>	<b>1206,93,660 /-</b>	
	<b>Grand Total :</b>				<b>74.6Dec</b>	<b>0 /-</b>	<b>1206,93,660 /-</b>	

### Land Lord Details :

Sl No	Name, Address, Photo, Finger print and Signature
1	<b>Mr Tarak Nath Das (Presentant )</b> Son of Late Surendra Nath Das D-163, Yuri Gagarin Path, Bidhannagar, P.O:- Durgapur, P.S:- New Township, District:-Burdwan, West Bengal, India, PIN - 713212 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AEBPD2396H, Status :Individual, Executed by: Self, Date of Execution: 05/11/2018 , Admitted by: Self, Date of Admission: 05/11/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 05/11/2018 , Admitted by: Self, Date of Admission: 05/11/2018 ,Place : Pvt. Residence

Major Information of the Deed :- I-0206-06125/2018-14/11/2018

14/11/2018 Query No:-02061000284658 / 2018 Deed No :I - 020606125 / 2018, Document is digitally signed.



**Mrs Anita Das**

Wife of Mr Tarak Nath Das D-163, Yuri Gagarin Path, Bidhannagar, P.O:- Durgapur, P.S:- New Township, District:-Burdwan, West Bengal, India, PIN - 713212 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ADWPD6066G, Status :Individual, Executed by: Self, Date of Execution: 05/11/2018, Admitted by: Self, Date of Admission: 05/11/2018, Place : Pvt. Residence, Executed by: Self, Date of Execution: 05/11/2018, Admitted by: Self, Date of Admission: 05/11/2018, Place : Pvt. Residence

**Developer Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>BLUE ONYX PRIVATE LIMITED</b> 14/14, Bengal Ambuja, City Centre, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713216, PAN No.: AAHCB6149D, Status :Organization, Executed by: Representative

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Kanchan Sasmal</b> Son of Late Achinta Kumar Sasmal Qr. No-2/7, Bharati Road, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713205, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: BCAPS6508L Status : Representative, Representative of : BLUE ONYX PRIVATE LIMITED (as director)
2	<b>Kazi Mahammad Ali</b> Son of Kazi Warash Ali Qr. No- 4/7, Bharati Road, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713205, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.: AIPPA6868B Status : Representative, Representative of : BLUE ONYX PRIVATE LIMITED (as director)

**Identifier Details :**

Name & address	
Mr Dharamraj Rajbhar Son of Pritam Rajbhar 12/10, Harshabardhan Road, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713204, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, Identifier Of Mr Tarak Nath Das, Mrs Anita Das, Mr Kanchan Sasmal, Kazi Mahammad Ali	

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Mr Tarak Nath Das	BLUE ONYX PRIVATE LIMITED-31 Dec

**Transfer of property for L2**

Sl.No	From	To. with area (Name-Area)
1	Mrs Anita Das	BLUE ONYX PRIVATE LIMITED-30.6 Dec

**Transfer of property for L3**

Sl.No	From	To. with area (Name-Area)
1	Mrs Anita Das	BLUE ONYX PRIVATE LIMITED-13 Dec

Major Information of the Deed :- I-0206-06125/2018-14/11/2018

14/11/2018 Query No:-02061000284658 / 2018 Deed No :I - 020606125 / 2018, Document is digitally signed.



**Endorsement For Deed Number : I - 020606125 / 2018**

**On 02-11-2018**

**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 12,06,93,660/-



**Partha Bairaggya**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. DURGAPUR**

**Burdwan, West Bengal**

**On 05-11-2018**

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

Presented for registration at 17:25 hrs on 05-11-2018, at the Private residence by Mr Tarak Nath Das , one of the Executants.

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

Execution is admitted on 05/11/2018 by 1. Mr Tarak Nath Das, Son of Late Surendra Nath Das, D-163, Yuri Gagarin Path, Bidhannagar, P.O: Durgapur, Thana: New Township, , Burdwan, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Business, 2. Mrs Anita Das, Wife of Mr Tarak Nath Das, D-163, Yuri Gagarin Path, Bidhannagar, P.O: Durgapur, Thana: New Township, , Burdwan, WEST BENGAL, India, PIN - 713212, by caste Hindu, by Profession Business

Indetified by Mr Dharamraj Rajbhar, , Son of Pritam Rajbhar, 12/10, Harshabardhan Road, P.O: Durgapur, Thana: Durgapur, , Burdwan, WEST BENGAL, India, PIN - 713204, by caste Hindu, by profession Others

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

Execution is admitted on 05-11-2018 by Mr Kanchan Sasmal, director, BLUE ONYX PRIVATE LIMITED (Private Limited Company), 14/14, Bengal Ambuja, City Centre, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713216

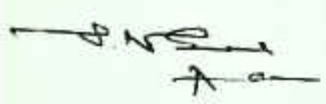
Indetified by Mr Dharamraj Rajbhar, , Son of Pritam Rajbhar, 12/10, Harshabardhan Road, P.O: Durgapur, Thana: Durgapur, , Burdwan, WEST BENGAL, India, PIN - 713204, by caste Hindu, by profession Others

Execution is admitted on 05-11-2018 by Kazi Mahammad Ali, director, BLUE ONYX PRIVATE LIMITED (Private Limited Company), 14/14, Bengal Ambuja, City Centre, P.O:- Durgapur, P.S:- Durgapur, District:-Burdwan, West Bengal, India, PIN - 713216

Major Information of the Deed :- I-0206-06125/2018-14/11/2018

14/11/2018 Query No:-02061000284658 / 2018 Deed No :I - 020606125 / 2018, Document is digitally signed.

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delified by Mr Dharamraj Rajbhar, , Son of Pritam Rajbhar, 12/10, Harshabardhan Road, P.O: Durgapur, Thana: Durgapur, , Burdwan, WEST BENGAL, India, PIN - 713204, by caste Hindu, by profession Others



Partha Balraggya  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. DURGAPUR  
Burdwan, West Bengal

On 14-11-2018

**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 25,014/- ( B = Rs 25,000/- ,E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 25,014/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 04/11/2018 1:17PM with Govt. Ref. No: 192018190303164871 on 04-11-2018, Amount Rs: 25,014/-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKH6113367 on 04-11-2018, Head of Account 0030-03-104-001-16

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 75,011/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 70,011/-

**Description of Stamp**

1. Stamp: Type: Impressed, Serial no 2276, Amount: Rs.5,000/-, Date of Purchase: 02/11/2018, Vendor name: Ram Prasad Banerjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 04/11/2018 1:17PM with Govt. Ref. No: 192018190303164871 on 04-11-2018, Amount Rs: 70,011/-, Bank: State Bank of India ( SBIN0000001), Ref. No. CKH6113367 on 04-11-2018, Head of Account 0030-02-103-003-02



Partha Balraggya  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. DURGAPUR  
Burdwan, West Bengal

Major Information of the Deed :- I-0206-06125/2018-14/11/2018

14/11/2018 Query No:-02061000284658 / 2018 Deed No :I - 020606125 / 2018, Document is digitally signed.

Page 34 of 35

