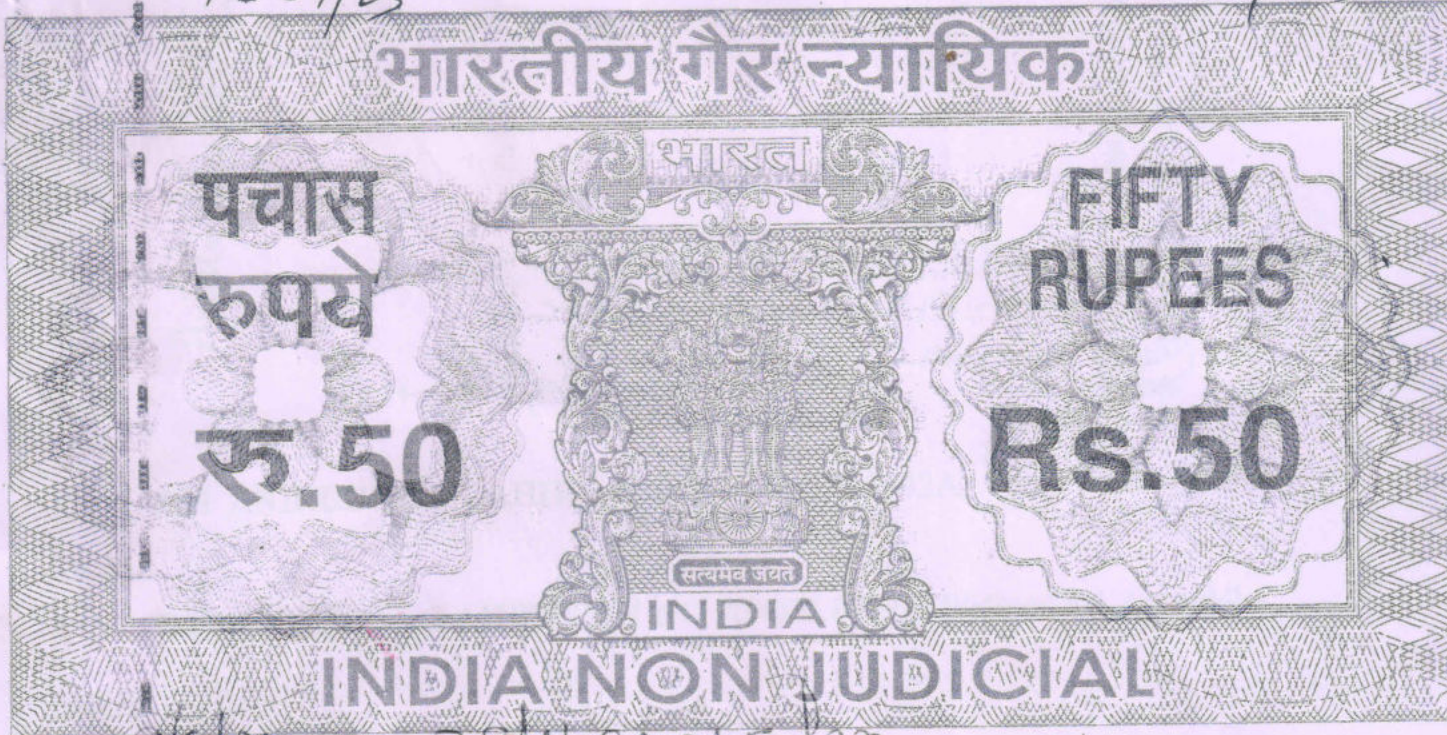


4954/23

I - 5025/2023



पश्चिम बंगाल WEST BENGAL

AE 543856

Aniruddha Lahiri

Moumita Lahiri

Certified that the Document is admitted to registration. The endorsement sheet attached with this document are the Part of this document.

Addl. District Sub-Registrar
Asansol, Dist-Paschim Bardhaman

09 JUN 2023

FOR NEW S. D. CONSTRUCTION
Rajendra Singh
Proprietor

Query No. 23058001493845/2023

GENERAL POWER OF ATTORNEY

AFTER REGISTERED DEVELOPMENT AGREEMENT

THIS GENERAL POWER OF ATTORNEY made on this the

...09th day of ...JUNE..... 2023

Contd.....P/2.

P.O.A

Aniruddha Lahiri

Moumita Lahiri

FOR NEW S. D. CONSTRUCTION
Rajeshwar Dey
Proprietor

-: 2 :-

1. **SRI ANIRUDDHA LAHIRI**, PAN No.AASPL9582A, Son of Late Aloke Lahiri,
2. **SMT MOUMITA LAHIRI** PAN NO AFOPL8029D Wife of Sri Aniruddha Lahiri,

both are by faith Hindu, by occupation Service, citizenship Indian, resident of Silicate Factory Road, Chakraborty More, 1 No. Mohishila Colony, Asansol, P.O. Asansol – 713303, P.S. Asansol (South), Chowki & Additional District Sub-Registry Office Asansol, District Paschim Bardhaman, hereinafter referred to as the **PRINCIPAL / OWNERS**, send greetings :-

WHEREAS previously one Smt. Kalyani Lahiri (since deceased), Wife of Late Naresh Chandra Lahiri, was the lawful and rightful owner of the landed property along with other properties situated on R.S. Plot No.1184, R.S.Khatian No.211, of Mouza Asansol, 1 No. Mohisila G.S Colony, P.S. Asansol (South), District Paschim Bardhaman, which she acquired by way of Patta from Govt. of West Bengal.

AND WHEREAS while was owning and possessing the aforesaid landed property Smt. Kalyani Lahiri constructed a residential building in and upon the same. and while was owning and possessing the schedule mentioned property aforesaid

Contd.....P/3.

Shree
(S.D.)

Aniruddha Lahiri.

Moumita Lahiri

-: 3 :-

FOR NEW S. D. CONSTRUCTION
Kajalendra Singh
Proprietor

Kalyani Lahiri died intestate on 12.12.2002 leaving behind her three sons, namely, Arun Chandra Lahiri, Ashok Chandra Lahiri and Alok Lahiri as her only legal heirs and successors and the husband of said Kalyani Lahiri has also died long ago.

AND WHEREAS during her life time Smt. Kalyani Lahiri executed two separate Gift Deed in favor of her two sons. That said Kalyani Lahiri gifted 2 Katha 4 Chattak of land to her son Asok Chandra Lahiri by dint of one registered Deed of Gift being No.5109 in the month of July, 1981 at A.D.S.R office, Asansol and another Deed of Gift executed by said Kalyani Lahiri in favor her Son, namely, Sri Arun Chandra Lahiri by virtue of a Regd. Deed of Gift being Deed No.5467 in the month of September, 1985 of A.D.S.R. Office, Asansol.

AND WHEREAS while was owning and possessing the rest portion of the property by her one son, namely, Alok Lahiri died intestate on 13.4.2000, leaving behind his widow, namely, Sulekha Lahiri, two daughters, namely, Somita Bhattacharjee, Soma Lahiri and one son, namely Aniruddha Lahiri (Owner No.1) as his only legal heirs and successors.

Contd.....P/4.

Aniruddha Lahiri

Moumita Lahiri

FOR NEW S. D. CONSTRUCTION
Rajendra Singh
Proprietor

-: 4 :-

AND WHEREAS after demise of said Alok Lahiri his widow and two daughters jointly executed one Deed of Gift to the portion of their share in favor of said Aniruddha Lahiri (Owner No.1) vide Gift Deed No.1258 in the month of February, 2018, executed from A.D.S.R office at Asansol.

AND WHEREAS said Ashok Chandra Lahiri subsequently sold and transferred land measuring 2 Cottahs 4 Chhitaks with building in favour of his nephew, namely Aniruddha Lahiri (Owner No.1) and Moumita Lahiri (Owner No.2) vide Sale Deed No.179 in the month of January, 2007 executed and registered before A.D.S.R office at Asansol.

AND WHEREAS said Arun Chandra Lahiri has also sold and transferred his property in favor of his aforesaid nephew, namely Aniruddha Lahiri (Owner No.1) by dint of one registered Deed of Sale being No.3742 in the month of May, 2023, registered before the A.D.S.R. Office at Asansol.

AND WHEREAS the Principals / Owners with the intent to develop the said property invited the Developer / Attorney herein to undertake the development of the schedule mentioned property of the Principals / Owners.

Contd.....P/5.

Revise
(AB)

Aniruddha Lahiri

Neemila Lahiri

-:: 5 ::-

FOR NEW S. D. CONSTRUCTION
Rajendra Lahiri
Proprietor

AND WHEREAS the developer is engaged in the business of developing and promoting and also sponsoring construction of multi-storied building having its own financial resources to carry out any development scheme, including taking up all related responsibility of preparation and sanction of plan for construction and engage engineers, masons and labourers and also put in resources for building materials and supervise for completing the construction of the proposed building and to procure prospective flat – buyers for the flats, apartments and other space to be built as per the plan sanctioned by the authorities of Asansol Municipal Corporation and / or other competent authorities.

AND WHEREAS, we the Principals / Owners herein have entered into a Development Agreement dated 09/06/2023..... with the Developer i.e. the Attorney herein, which was duly registered before the Office of the A.D.S.R., Asansol and recorded in Book 1, being No. I-5004..... for the year 2023 .

AND WHEREAS, We being the Principals/ Owners do hereby appoint, nominate, authorise and constitute “NEW S.D. CONSTRUCTION”, a Sole Proprietorship Firm, having its office at A.P.C Pally, S.B.Roy Road Asansol, P.O Asansol, P.S. Asansol (South), Dist. Paschim Bardhaman, and represented by its

Contd.....P/6.

Anisuddha Lahiri

Neemita Lahiri

-: 6 :-

FOR NEW S. D. CONSTRUCTION
Rajendra Singh
Proprietor

Sole Proprietor **SRI KANCHAN MITRA** (PAN No.AEAPM1510M), Son of Late Kamala Kanta Mitra, by faith Hindu, by occupation Service, citizenship Indian, resident of A.P.C. Pally, S.B. Roy Road, Asansol, P.O Asansol, P.S. Asansol (South), Dist. Paschim Bardhaman, as our true and lawful constituted Attorney to do and perform and / or cause to be done or performed the following acts, deeds and things for us and on our behalf including maintaining , managing , looking after, controlling the schedule mentioned properties as well as for the purpose of transfer / lease out / let out the schedule property either in part or full of Developer's allocated portion and except the Principals/Owners allocated portion of the said proposed multi storied building to be constructed by the Attorney/Developers more fully described in the Development Agreement.

AND WHEREAS said scheduled property is under physical possession of the Executants and accordingly the owners i.e. the Executants holds good and absolute title of said schedule property till date and the Principals / Owners will hand over the physical possession of the schedule mentioned property to their Attorney for the purpose of construction and development of the schedule property and among other act or acts on behalf of Owners as Constituted Attorney on the following contents written in below :-

Contd.....P/7.

Booke
(A12)

Anisuddha Lahiri

Mamita Lahiri

-: 7 :-

FOR NEW S. D. CONSTRUCTION
Kajal Lahiri
Proprietor

- 1) To look after, manage and supervise the schedule property and to take all appropriate steps for preserving our right, title and interest.
- 2) To represent us before all officials and departments of the State Govt. and Central Govt. and all other public and private offices and to submit all petitions, returns, plans and statements for us and on our behalf relating to schedule mentioned land.
- 3) To take other necessary step/steps measures for the protection of the schedule property from damage, waste and alienate in any manner whatsoever on our behalf.
- 4) To pay rents and taxes to the Government of West Bengal and or to the Asansol Municipal Corporation and / or any other authority or authorities concerned in respect of the schedule mentioned property.
- 5) To Construct the commercial-cum-residential multi-storied building in accordance with the site plan and the Building Plan to be sanctioned by the authorities of Asansol Municipal Corporation and / or any other competent authorities and thereafter transfer /sell the property developed falling under the Developer's Allocation , except the Owner's allocation of the proposed new multi – storied building together with proportionate undivided share of land and common parts and amenities of the said proposed building to intending purchaser's.

Contd.....P/8.

Airuddha Lahiri

Mamita Lahiri

-:: 8 ::-

FOR NEW S. D. CONSTRUCTION

Rajeshwari
Proprietor

- 6) To make and execute necessary application for water connection, sewerage connection, electric supply and other incidental requirements which is/are required for development purpose of the land .
- 7) To engage Engineers, Architect, Contractor, Masons, Helpers for the construction of the multi-storied building / apartments and take necessary permission from the appropriate authority or authorities concerned as and when required by the Developer at its own const.
- 8) To sign any document or documents or paper or papers required by law for the management and maintenance of the schedule mentioned property on our behalf .
- 9) To appoint and engage Advocates, pleaders, solicitors whenever our Attorney shall think fit and proper and to discharge and /or terminate his / her / their appointment .
- 10) To file all type of suits, claims and other legal proceedings in all courts, civil, criminal, revenue and other authority / authorities and tribunals for us and to pursue all such legal proceedings by signing and executing necessary Vakalatnama and other powers for us and on our behalf and to file all judgements, orders and decrees which may be passed by all such court, judicial and quasi-judicial authorities in appropriate higher court or courts and in the Writ court and to defend us in like manner against all suits, cases, legal proceedings, revisions, motions, appeals etc. which may be brought against us in connection with the schedule mentioned land belonging to ourselves.

Contd.....P/9.

Anisuddha Lahiri

Moumita Lahiri

-:: 9 ::-

FOR NEW S. D. CONSTRUCTION
Kajal Lahiri
Proprietor

- 11) To compromise, compound or withdraw cases or be non-suited or refer to arbitration all disputes and differences.
- 12) To sign and verify all application of execution of decrees or orders of the Court for and on our behalf .
- 13) To withdraw and receive documents or money from any Court , office or opposite party/ parties either in execution of decrees or otherwise and to do all acts that may be necessary in connection with any of such cases .
- 14) To get the master plan / site plan and building plan sanctioned / approved from the authority concern on our behalf by submitting the same before the said authority and to collect and receive the same after its sanction / approval for the purpose of developing and erecting the said houses upon the schedule mentioned land and in this connection to sign the necessary papers and receipts at the said office for us and on our behalf.
- 15) To enter into agreement or contract with any person/persons for selling/to collect money, transferring the proposed B+G+4 Storied Building to such party/parties and on such term above named attorney holder be competent person to sign and execute all agreements relating to such transfer having right to receive consideration price and / or advance price from them (save and except owners' allocation).

Recd
(Att)

Contd.....P/10.

Anandha Lahu

Moumita Lahiri

-: 10 :-

FOR NEW S. D. CONSTRUCTION
Rajendra Singh
Proprietor

16) To raise/erect B+G+4 storied building upon the schedule mentioned land in accordance with and strictly compliance with the said master plan / site plan and building plan to be received and collected by the attorney above named and shall observe and follow all other directions to be issued by the concerned authority from time to time, for us and on our behalf and while performing the said acts, deeds and things the above named attorney shall sign and execute all documents, papers, forms, application etc. as and when required for us and on our behalf. The above named attorney shall also be competent to submit and to take delivery of building plan and to take receipt thereof including right to deposit all fees in this regard for us and on our behalf.

17) To sign and execute all forms, applications, documents etc. for us and on our behalf for the purpose of taking water connection and electric connection with meter and lines in the proposed B+G+4 storied building.

18) To sign and swear all affidavits before the court of law for us and on our behalf as and when required in connection with the said schedule land and / or with the constructional matter or in the matter of taking water connection or to get necessary permission for such purpose and electric connection and to submit the same before the appropriate authority for us and on our behalf whenever required.

Contd.....P/11.

Anundha Lahiri

Moumita Lahiri

-:: 11 ::-

FOR NEW S. D. CONSTRUCTION

Kajal Lahiri
Proprietor

19) To do all other acts, deeds, matters and things in respect of the said landed property described in the schedule hereunder written including to represent before and making correspondence with the Asansol Municipal Corporation and A.D.D.A. and S.D.L & L.R.O Asansol (E.P 1) or any other appropriate authority or authorities concerned relating to mutation, NOC, Conversion and any other matters relating to the said landed property.

20) To represent us before all the offices, authorities and departments of State Govt., Central Govt and in other private and public offices and to submit all petitions, returns, complaints and statements form affidavits including the Office of the S.D.L & L.R.O Asansol (E.P 1), Asansol Municipal Corporation, ADDA etc. for conversion, mutation, gift of corner plot and / or for widening of road as per AMC rules etc as and when required by executing the same for us and on our behalf.

21) To make necessary representation including filling of complaints and appeals before the Asansol Municipal Corporation at its jurisdiction .Assessor and Collectors of Paschim Bardhaman District and other concerned authorities in respect of fixation of rateable value of the said property.

22) To sign the plaint, written statement either supported by verification or affidavit and to file the same in any Court of law and to file suit or proceedings.

Contd.....P/12.

Amrendra Lal

Mamta Lohia

FOR NEW S. D. CONSTRUCTION
Raghuveer Lohia
Proprietor

--: 12 :-

23) To sign the memorandum of Appeal and to file the same in any Court of Law and also to defend any appeal or appeals.

24) To file any Writ petition in any High Court in India and also to defend any Writ petition by taking appropriate and necessary steps.

25) To sign and execute Sale Deed/s transferring and selling the B+G+4 storied building in favour of all intending purchaser/s on receipt of valuable consideration money which shall be mentioned in all such Sale Deeds (except owners' allocation) and to present such Deed/s before the office of Additional District Sub-Registrar, Asansol or appropriate Registering Authority concern for registering the same for us and on our behalf and in this connection the above named attorney shall also be competent to sign all other relevant papers and documents at registration office for us and on our behalf which will be required for the purpose of completing the sale.

26) To appear before any Authority of Authorities either public or private or statutory or Government Authority or Authorities including police authority, Income Tax / Wealth Tax Authority.

27) To hand over the original sale receipt after signing the same on our behalf to the transferee / purchaser for enabling him / her / them to procure the Title Deed in original from the Registration Office in due course and also to hand over the Original Title Deed to the said purchaser/s.

Contd.....P/13.

Ambe
(100)

Anand Lal

Moumita Lahiri

FOR NEW S. D. CONSTRUCTION
Kanchan Datta
Proprietor

-:: 13 ::-

- 28) To sign or execute tripartite agreement or relevant documents in respect of Housing Loan regarding purchase of B+G+4 storied Building by intending purchasers, if required, on our behalf.
- 29) To borrow money from any bank or financial institution in respect of construction of the proposed multi-storied building by creating charge, mortgage on the said premises.
- 30) The Attorney shall be entitled to Mortgage the schedule property for taking financial assistance from any bank or financial institution for obtaining Project Loan, Housing Loan etc.
- 31) This is not at all a transfer to the above named attorney holder and no title is created thereby. The above named attorney holder has merely been engaged to perform specified works of attorney in its truest sense.
- 32) That the Power of Attorney is revocable in nature.
- 33) And generally to do everything what we could do for us and on our behalf and we do hereby undertake to ratify and confirm all such acts, deeds and things what will be lawfully done by the above named attorney holder in exercise of powers hereby conferred.

Contd.....P/14.

Amriddha Lahiri

Monmika Lahiri

FOR NEW S. D. CONSTRUCTION
Rajeshwari
Proprietor

-:: 14 ::-

34) AND We hereby declare that the powers and authorities hereby granted pursuant to the Development Agreement registered before the A.D.S.R. Office, Asansol, vide Deed No 1-5004.... for the year 2023.

SCHEDULE ABOVE REFERRED TO :-

In the District of Paschim Bardhaman, P.S. Asansol (South), Chowki & Sub-Division Asansol, A.D.S.R. Office Asansol, Mouza Asansol, J.L.No.35, all that the piece and parcel of 'Bastu' class of land comprised in part of C.S. Plot No.318(P), R.S. Plot No.1184, R.S.Khatian No.211, 229, LOP No.374, corresponding to L.R. Plot No.1398, under L.R. Khatian No.3159, 3160, measuring total area of 7 Katha equivalent to 5040 Sq ft of land along with an 20 years old dilapidated building standing thereon measuring covered area of 1800 Sft., being Holding No.25(29) & 150/29/1, under Ward No.20 (Old), 86 (New), within the limits of Asansol Municipal Corporation.

The property is butted and bounded as follows :-

On the North : House of Mr Agarwal
On the South : Purnima Apartment
On the East : House of Mr Ashok Mukherjee
On the West : 30 ft wide S.F. Road

Contd.....P/15.

Asansol
(2023)

-: 15 :-

IN WITNESS WHEREOF the parties above named signed and executed this
Deed of General Power of Attorney on the day, month and year first above written.

WITNESSES :-

1. *Sulekha Lahiri*
D.O. of Lt. Sachindra Narayan Mitra
S.F. Road, Ushagram, City. Asansol
P.O. Asansol, PIN-713303
Dist: Paschim Bardhaman
West Bengal

17 Aniruddha Lahiri

27 Moumita Lahiri

Signature of the Executants

2. Akash Mitra
3101 Kanchan Mitra
338, A.R.C. Pally, S.B. ROY Road
mitra bhawan, Asansol south Ps
Asansol: 713303
Dist: Paschim Bardhaman

Drafted & prepared by me as per
instruction of the Executants and
printed in my office.

Rudrajit Saha

(Rudrajit Saha)

Advocate

Asansol Court.

Enrolment No. WB-216/2006

FOR NEW S. D. CONSTRUCTION

Rajesh Mitra
Proprietor

Signature of the Developer / Attorney

A sheet containing the self attested
photo & finger prints of the parties
is attached with this Deed.

DETAILS OF IDENTIFIER WITH PHOTO

(শনাক্তকারীর সচিত্র বিবরণ)

1. NAME (নাম) : SULEKHA LAHARI
2. FATHER/ HUSBAND NAME (পিতা/ স্বামীর নাম) : LT. SHACHINDRA NARAYAN MTR
3. OCCUPATION (পেশা) : HOUSE WIFE
4. PERMANENT ADDRESS (স্থায়ী ঠিকানা)
VILLAGE/TOWN (গ্রাম) ASANSOL
POST OFFICE (পোস্ট অফিস) LICHAGURAM
POLICE STATION (থানা) ASANSOL (SOUTH) PIN 713303
DISTRICT (জেলা) NORTH BANGAL STATE (রাজ্য) WEST BENGAL
5. RELATIONSHIP WITH SELLER/BUYER (দলিলের বিক্রেতা/দাতা গনের সহিত সম্পর্ক) MOTHER
6. AADHAR NO 998797398369
PAN AHCL4896L
EPIC NO _____

আমি (শনাক্তকারী) _____ অএ দলিলের (Query No.) _____

বিক্রেতা/দাতা গনকে শনাক্ত করিলাম।

I, SULEKHA LAHARI as identifier identifying the executants of the concerned deed (Query No.) 2305800 1493845/2023.

ছবি সহ দশ আঙ্গুলের টিপ ছাপ

LEFT HAND						
RIGHT HAND						

Sulekha Lahari

IDENTIFIER SIGNATURE

(শনাক্তকারীর স্বাক্ষর)



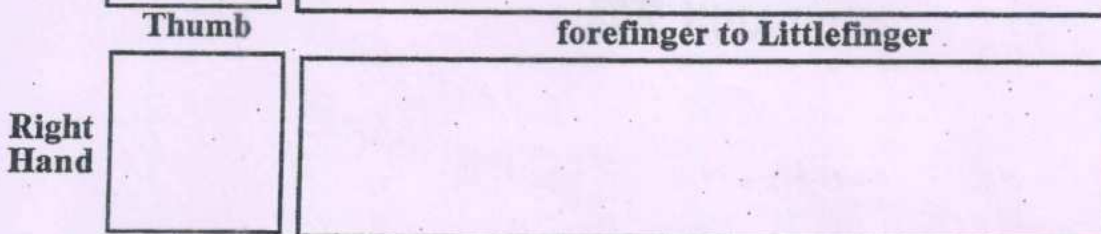
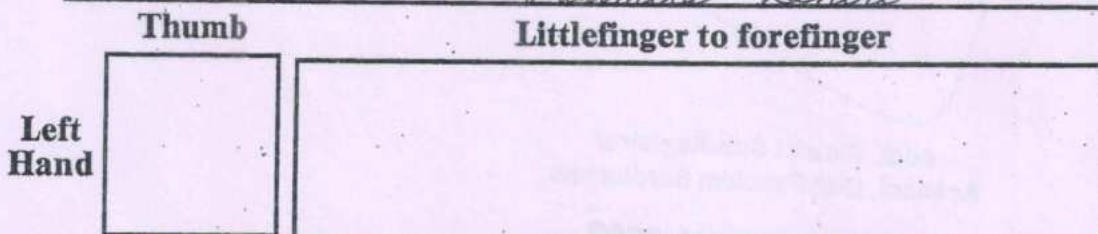
Finger Print attested by me : *Kaerdi Lahiri*



Finger Print attested by me : *Aniruddha Lahiri*



Finger Print attested by me : *Moumita Lahiri*



Finger Print attested by me :

Photo

Major Information of the Deed

Deed No :	I-2305-05025/2023	Date of Registration	09/06/2023
Query No / Year	2305-8001493845/2023	Office where deed is registered	
Query Date	09/06/2023 12:33:28 PM	A.D.S.R. ASANSOL, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	RUDRAJIT SAHA ASANSOL COURT,Thana : Asansol, District : Paschim Bardhaman, WEST BENGAL, PIN - 713304, Mobile No. : 8617532699, Status :Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
Rs. 2/-		Rs. 66,67,871/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 50/- (Article:48(g))		Rs. 7/- (Article:E)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 230505004/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

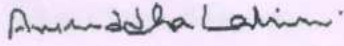
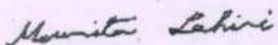
District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: S. F. Road, Mouza: Asansol, Pin Code : 713303

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-1398		Bastu	Bastu	7 Katha	1/-	55,43,996/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
Grand Total :					11.55Dec	1 /-	55,43,996 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1800 Sq Ft.	1/-	11,23,875/-	Structure Type: Structure
Gr. Floor, Area of floor : 1800 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		1800 sq ft	1 /-	11,23,875 /-	

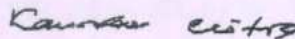
Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
	Name	Photo	Finger Print	Signature
1	Mr Aniruddha Lahiri (Presentant) Son of Late Aloke Lahiri Executed by: Self, Date of Execution: 09/06/2023 , Admitted by: Self, Date of Admission: 09/06/2023 ,Place : Office			
	09/06/2023	LTI 09/06/2023	09/06/2023	
Silicate Factory Road, Near Chakraborty More, 1 No. Mohishila Colony, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AAxxxxxx2A,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 09/06/2023 , Admitted by: Self, Date of Admission: 09/06/2023 ,Place : Office				
2	Smt Moumita Lahiri Wife of Mr Aniruddha Lahiri Executed by: Self, Date of Execution: 09/06/2023 , Admitted by: Self, Date of Admission: 09/06/2023 ,Place : Office			
	09/06/2023	LTI 09/06/2023	09/06/2023	
Silicate Factory Road, Near Chakraborty More, 1 No. Mohishila Colony, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AFxxxxxx9D,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 09/06/2023 , Admitted by: Self, Date of Admission: 09/06/2023 ,Place : Office				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	NEW S.D. CONSTRUCTION Mitra Bhavan, 338, A.P.C. Pally, S.B.Roy Road, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 , PAN No.:: AExxxxxx0M,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Kanchan Mitra Son of Late Kamala Kanta Mitra Date of Execution - 09/06/2023, , Admitted by: Self, Date of Admission: 09/06/2023, Place of Admission of Execution: Office			
		Jun 9 2023 2:54PM	LTI 09/06/2023	09/06/2023
Mitra Bhavan, A.P.C. Pally, S.B.Roy Road, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:- Paschim Bardhaman, West Bengal, India, PIN:- 713303, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx0M,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : NEW S.D. CONSTRUCTION (as Sole Proprietor)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mrs Sulekha Lahiri Daughter of Late Sachindra Narayan Misra Silicate Factory Road Chakraborty More Mohishila, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303			
	09/06/2023	09/06/2023	09/06/2023
Identifier Of Mr Aniruddha Lahiri, Smt Moumita Lahiri, Mr Kanchan Mitra			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr Aniruddha Lahiri	NEW S.D. CONSTRUCTION-6 Katha
2	Smt Moumita Lahiri	NEW S.D. CONSTRUCTION-1 Katha

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr Aniruddha Lahiri	NEW S.D. CONSTRUCTION-900.00000000 Sq Ft
2	Smt Moumita Lahiri	NEW S.D. CONSTRUCTION-900.00000000 Sq Ft

Land Details as per Land Record

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: S. F. Road, Mouza: Asansol, Pin Code : 713303

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1398		Owner Name not selected by applicant.

On 09-06-2023

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.

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

Presented for registration at 14:27 hrs on 09-06-2023, at the Office of the A.D.S.R. ASANSOL by Mr Aniruddha Lahiri , 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 66,67,871/-

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

Execution is admitted on 09/06/2023 by 1. Mr Aniruddha Lahiri, Son of Late Alope Lahiri, Silicate Factory Road, Near Chakraborty More, 1 No. Mohishila Colony, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Service, 2. Smt Moumita Lahiri, Wife of Mr Aniruddha Lahiri, Silicate Factory Road, Near Chakraborty More, 1 No. Mohishila Colony, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Service

Indetified by Mrs Sulekha Lahiri, , , Daughter of Late Sachindra Narayan Misra, Silicate Factory Road Chakraborty More Mohishila, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession House wife

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

Execution is admitted on 09-06-2023 by Mr Kanchan Mitra, Sole Proprietor, NEW S.D. CONSTRUCTION, Mitra Bhavan, 338, A.P.C. Pally, S.B.Roy Road, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303

Indetified by Mrs Sulekha Lahiri, , , Daughter of Late Sachindra Narayan Misra, Silicate Factory Road Chakraborty More Mohishila, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession House wife

Payment of Fees

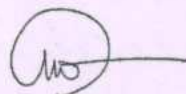
Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fees paid by Cash Rs 7.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 2433, Amount: Rs.50.00/-, Date of Purchase: 08/06/2023, Vendor name: P K PANJA

2. Stamp: Type: Court Fees, Amount: Rs.10.00/-



Manoj Kumar Mandal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Paschim Bardhaman, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 2305-2023, Page from 98061 to 98083

being No 230505025 for the year 2023.



Digitally signed by SUBODH KUMAR
MAJUMDER

Date: 2023.06.12 17:23:23 +05:30

Reason: Digital Signing of Deed.

Subodh Kumar Majumdar

(Subodh Kumar Majumdar) 2023/06/12 05:23:23 PM

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. ASANSOL

West Bengal.

(This document is digitally signed.)