

002046/19

1. C1257/19

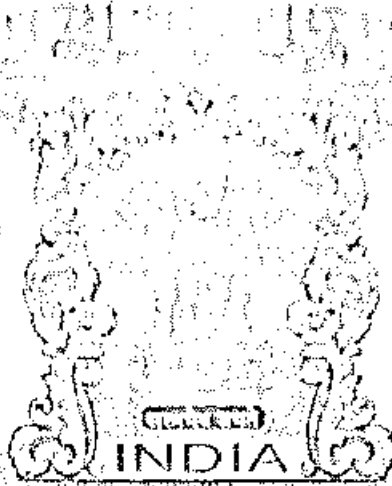
भारतीय गैर न्यायिक

पचास  
रुपये

रु. 50

FIFTY  
RUPEES

Rs. 50



INDIA

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

Y 566532

08/08/19  
12:49:00

certified that the document is admitted to registration. The signature sheets and the adroesment sheets attached with document are the part of this document.

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

DEVELOPMENT AGREEMENT

THIS AGREEMENT is made this day 6<sup>th</sup> of Aug, 2019

BETWEEN

- 1) Sri BIBHUTI BHUSAN DAS, (PAN-AIDPD4689B), son of Late Bhupendra Nath Das, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at P-10, Block-B, Satabdi Park, Post Office- Mukundapur, Police Station - Panchasayar, Kolkata - 700 099, 2) Sri BIDHAN CHANDRA SARKAR, (PAN-AYLPS6182N), son of Late Nakul Chandra Sarkar, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at B/6/4B, Milan Park, Post Office - Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, 3) Sri MOFILAL MONDAL, (

Handwritten text and stamps at the top of the page, including a circular stamp with a central emblem and some illegible text.



Handwritten signature or initials in the center of the page.

Handwritten text in the bottom left corner:   
Dated 06 Aug  
To: Late B. Dhan  
Nitya Nagari  
Vol - 75

District Sub-Registrar-V  
South 24 Parganas

06 AUG 2019

PAN -AJJPM4088L), son of Sri Lal Mohan Mondal (4) Smt JAYANTI MONDAL, (PAN- AKSPM7195A), wife of Sri Motilal Mondal, both by Nationality - Indian, both by Faith - Hindu, both by Occupation - Business and House wife respectively, both residing at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, (5) Sri JANMENJOY PRAMANIK, (PAN- BWYPP8168F) son of Late Ganesh Pramanik, (6) Sri DILIP PRAMANIK, (PAN-CAJPP4510R) son of Late Ganesh Pramanik, (7) Sri DEBNATH PRAMANIK, (PAN- ANHPP6366L) son of Late Ganesh Pramanik, (8) Sri ANATH PRAMANIK, (PAN-EJHPP9527H) son of Late Ganesh Pramanik, (9) Sri SWAPAN PRAMANIK, (PAN-ELUPP6392A) son of Late Ganesh Pramanik, (10) Sri BAPI PRAMANIK, (PAN-FDEPP3421G) son of Late Ganesh Pramanik, (11) Sri TARAK PRAMANIK, (PAN-FDEPP3422F) son of Late Ganesh Pramanik, (12) Smt SATIMA BARIK, (PAN-EGLPD2682E), daughter of Late Ganesh Pramanik & wife of Sri Utam Barik, (13) Smt PRATIMA CHATUI (PAN-AYTPC0583D) daughter of Late Ganesh Pramanik & wife of Tapan Chatui, respectively, all by Nationality - Indian, all by faith - Hindu, all by Occupation - Business and House Wives respectively all presently residing at Satabdi Park, Post Office- Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, hereinafter collectively called and referred to as the OWNERS (which term or expression shall unless excluded by or repugnant to the context be deemed to jointly and severally mean and include their respective legal heirs, executors, administrators, legal representatives and assigns) of the **FIRST PART.**

AND

**CITY LIVE CONSTRUCTION, (PAN-AAIFCS311N)**, a Partnership Firm, having its registered office at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099 represented by its partners namely, (1) Sri BIBHUTI BHUSAN DAS, (PAN-AIDPD4689B), son of Late Bhupendra Nath Das, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at P-10, Block-B, Satabdi Park, P.O.- Mukundapur, Police Station- Panchasayar, Kolkata - 700 099 (2) Sri BIDHAN CHANDRA SARKAR, (PAN-AYLPS6182N), son of Late Nakul Chandra Sarkar, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at B/6/4B, Milan Park, Post Office - Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, (3) Sri MOTILAL MONDAL (PAN- AJJPM4088L), son of Sri Lal Mohan Mondal (4) Smt JAYANTI MONDAL, (PAN- AKSPM7195A), wife of Sri Motilal Mondal, both by Nationality - Indian, both by Faith - Hindu, both by Occupation - Business and House wife respectively, both residing at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, hereinafter called and referred to as the DEVELOPER (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include its legal heirs, successors, successors-in-office, successors-in-interest, executors, administrators legal representatives and assigns) of the **SECOND PART.**

WHEREAS by virtue of Two registered Bengali Deed of Conveyance, dated 25<sup>th</sup> February, 1968 and dated 13<sup>th</sup> May, 1971 one Sri Ganesh Chandra Pramanik Sri Hiren Chandra Pramanik and Sri Narendra Nath Pramanik purchased ALL THAT piece and parcel of Bastu/Vita land measuring an



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2018

area about 23 decimal equivalent to 13 Kathas 10 Chattaks (more or less) under Mouza- Chakganigachi, J.L. No.-24, Touzi No.-151, P.S. No.-8 ½, under P.S. Dag No.-12, P.S. Khatian No.- 19, Police Station- Purba Jadavpur (formerly Lalbagganje), District South 24 Parganas **TOGETHER WITH** one R.T. Shed, measuring an area about 160 sq ft. (more or less) standing thereon, from one Sri Rudhewar Mondal and others, against a valuable consideration mentioned therein, and the said deeds were registered in the office of S.R. at Alipore and recorded in Book No.-I, Volume No.-13 Pages from 150 to 154 Being No.-1311 for the year 1968 and recorded in Book No.-I, Volume No.- 56, Pages from 63 to 69, Being No -2026 for the year 1971 respectively.

**AND WHEREAS** the said Sri Ganesh Chandra Pramanik, Sri Hiren Chandra Pramanik and Sri Narendra Nath Pramanik became the joint lawful owners of the aforesaid properties and while seized and possessed & enjoying the said properties the said Sri Ganesh Chandra Pramanik died intestate on 18<sup>th</sup> July, 1991 leaving behind him his wife Smt Bhasani Pramanik his sons namely (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Deb nath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (7) Sri Bapi Pramanik and (9) Sri Tarak Pramanik and Two daughters namely (1) Smt Satima Barik (Pramanik) and (2) Smt Pratima Chatui (Pramanik) as his legal heirs, heiresses and successors and as per provisions of the Hindu Succession Act, 1956 as amended upto date, the above named legal heirs and successors inherited the said undivided properties in equal undivided shares.

**AND WHEREAS** the above named owners have decided to make partition of their undivided properties amicably and by virtue of a registered Bengali Deed of Partition dated 26<sup>th</sup> June, 2002 executed by and between the said Sri Hiren Pramanik as First Party therein, (1) Smt Bhasani Pramanik (2) Sri Janmenjoy Pramanik (3) Sri Dilip Pramanik (4) Sri Debnath Pramanik (5) Sri Anath Pramanik (6) Sri Swapan Pramanik (7) Sri Bapi Pramanik (7) Sri Tarak Pramanik (8) Smt Satima Barik and (9) Smt Pratima Pramanik, jointly as Second Party therein and Sri Narendra Nath Pramanik, as Third Party therein, the said (1) Smt Bhasani Pramanik (2) Sri Janmenjoy Pramanik (3) Sri Dilip Pramanik (4) Sri Debnath Pramanik (5) Sri Anath Pramanik (6) Sri Swapan Pramanik (8) Sri Bapi Pramanik (9) Sri Tarak Pramanik (10) Smt Satima Barik (Pramanik) and (11) Smt Pratima Chatui (Pramanik) have allotted **ALL THAT** piece and parcel of Bastu/ Vita land measuring an area about 06 Kathas 10 Chattaks 00 Sq.ft. more or less, under Mouza- Chakganigachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, R.S. Dag No.-32 (Part), R.S. Khatian No.- 19, Police Station- Purba Jadavpur, within the local limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, District South 24 Parganas **TOGETHER WITH** one R.T. Shed, measuring an area about 100 sq ft. (more or less), standing thereon, and the said Deed of Partition was duly registered in the office of District Sub Registrar -III at Alipore and recorded in Book No.-I, C.D. Volume No.-5, Pages from 5467 to 5487, Being No.-02389, for the year 2010.

**AND WHEREAS** the said Mrs. Bhasani Pramanik died intestate on 25<sup>th</sup> June, 2011 leaving behind her sons namely (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik (7) Sri Tarak Pramanik and daughters namely Satima Barik (Pramanik) and Pratima Chatui (Pramanik) as her legal heirs and heiresses, who inherited her undivided share or interest of the aforementioned property in equal



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

undivided shares under the provisions as laid down in Hindu Succession Act., 1956, as amended up to date.

AND WHEREAS thus the said (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik, (7) Sri Tarak Pramanik (8) Smt Salima Barik and (9) Smt Pratima Chatui became the joint and lawful owners and jointly seized and possessed of ALL THAT piece and parcel of undivided shares of Bastu/Vita land measuring an area about 06 Kathas 10 Chattaks 00 Sq.ft. more or less, TO GETHER WITH structure standing thereon under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32 R.S. Khatian No.- 19, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation under K.M.C. Ward No.-109, with in the District of South 24 Parganas.

AND WHEREAS the said (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik (7) Sri Tarak Pramanik (8) Smt Salima Barik and (9) Smt Pratima Chatui mutated their names in the records of Kolkata Municipal Corporation, Being Municipal Premises No.- 1988, Mukundapur, under K M C Ward No.-109, Assessee No.-31-109-07-8204-0 and also mutated their respective names in the records of concerned Land revenue office.

AND WHEREAS the said Sri Hiren Pramanik, by way of the said registered Partition Deed dated 26<sup>th</sup> June, 2002 was allotted ALL THAT piece and parcel of Bastu/ Vita Land measuring an area about 03 Kathas 00 Chattaks 00 Sq.ft. more or less, under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, R.S. Dag No.-32 (Part), R.S. Khatian No.- 19, Police Station- Purba Jadavpur, TO GETHER WITH one R.T.Shed, measuring an area about 100 Sq ft. ( more or less ), standing thereon, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas.

AND WHEREAS the said Sri Hiren Pramanik, died intestate on 09<sup>th</sup> July, 2007 and his wife Smt Shibani Pramanik was died intestate on 24<sup>th</sup> August, 2009 leaving behind their sons namely (1) Sri Jahar Pramanik (2) Sri Sankar Pramanik (3) Sri Samar Pramanik (4) Sri Amar Pramanik (5) Sri Sunil Pramanik (6) Sri Tapash Pramanik (7) Sri Santu Pramanik and married daughters namely (1) Smt Kalidashi Mondal (2) Smt Ruma Jana (3) Smt Shabita Porel as their legal heirs, heiresses and successors and the said legal heirs and successors inherited the said undivided properties in equal undivided shares as per Hindu succession act, 1956 as amended unto date.

AND WHEREAS by virtue of inheritance the said (1) Sri Jahar Pramanik (2) Sri Sankar Pramanik (3) Sri Samar Pramanik (4) Sri Amar Pramanik (5) Sri Sunil Pramanik (6) Sri Tapash Pramanik (7) Sri Santu Pramanik (8) Sri Kalidashi Mondal (9) Smt Ruma Jana and (10) Smt Shabita Porel, become the joint lawful owners of undivided shares of ALL THAT piece and parcel of Bastu/ Vita land measuring an area about 03 Kathas 00 Chattaks 00 Sq.ft. more or less, under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32 R.S.



District Sub-Registrar-V  
Alipore, South 24 Parganas  
06 AUG 2019

Khatian No.- 19, Police Station- Purba Jadavpur, **TO GETHER WITH** one R.T. Shed, measuring an area about 100 Sq ft. more or less, standing thereon, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas .

**AND WHEREAS** by virtue of a registered Bengal Deed of Conveyance dated 27<sup>th</sup> February, 2012 one (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal purchased **ALL THAT** piece and parcel of Bastu/ Vita Land measuring an area about 03 Kathas 00 Chattaks and 00 Sq.ft, more or less, under Mouza - Chakganigchi, J.L. No. - 24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32, R.S. Khatian No.- 19, Police Station- Purba Jadavpur, **TO GETHER WITH** one R.T. Shed, measuring an area about 100 Sq ft, more or less, standing thereon, with in the District of South 24 Parganas, from the said (1) Sri Jahar Pramanik (2) Sri Sankar Pramanik (3) Sri Samar Pramanik (4) Sri Amar Pramanik (5) Sri Sunil Pramanik (6) Sri Tapash Pramanik (7) Sri Santu Pramanik (8) Smt Kalidashi Mondal (9) Smt Ruma Jana and (10) Smt Shabita Porel against a valuable consideration mentioned therein and the said deed has been registered in the office of District Sub Registrar at Alipore and recorded in Book No.-1, C.D. Volume No.- 5, Pages from 988 to 1011, Being No.-01901, for the year 2012 .

**AND WHEREAS** the said (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal became the joint owners and jointly seized and possessed the said undivided premises in equal undivided shares, and while seized and possessed of the said premises, the said (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal had mutated their respective names in the records of Kolkata Municipal Corporation Being Municipal Premises No.- 2006, Mukundapur, under KMC Ward No.-109, Assessee No.-31-109-07-8270-1 and subsequently the owners have mutated their names in the records of concerned land revenue office.

**AND WHEREAS** the said Sri Narendra Nath Pramanik by virtue of the said deed of Partition dated 26<sup>th</sup> June, 2002 was allotted **ALL THAT** piece and parcel of Bastu/ Vita Land, measuring an area about 04 Kathas 05 Chattaks 00 Sq.ft. under Mouza- Chakganigachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32 R.S. Khatian No.- 19, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas.

**AND WHEREAS** the said Sri Narendra Nath Pramanik, died intestate on 13<sup>th</sup> December, 2003 leaving behind his widow Smt Bijali Pramanik, his sons namely (1) Sri Ananda Pramanik (2) Sri Premananda Pramanik (3) Sri Shayama Pramanik (4) Sri Biswajit Pramanik (5) Sri Uttam Pramanik (6) Sri Surajit Pramanik (7) Sri Jadab Pramanik and his only married daughter Smt Chaitali Nayek( Pramanik) as his legal heirs, heiresses and successors.

**AND WHEREAS** by application of Hindu Succession Act, 1956 as amended upto date, the said (1) Smt Bijali Pramanik (2) Sri Ananda Pramanik (3) Sri Premananda Pramanik (4) Sri Shayama Pramanik (5) Sri Biswajit Pramanik (6) Sri Uttam Pramanik (7) Sri Surajit Pramanik (8) Sri Jadab



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

Pramanik and (9) Smt Chaitali Nayek inherited and become the joint and lawful owners of and jointly seized and possessed of ALL THAT piece and parcel of undivided shares of the Bastu/Vita land measuring an area about 04 Kathas 05 Chattaks 00 Sq.ft. under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part R.S. Dag No.-32 R.S. Khatian No.- 19, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas.

AND WHEREAS thereafter by virtue of a registered Deed of Gift dated 16<sup>th</sup> July, 2010, the said (1) Smt Bijali Pramanik (2) Sri Ananda Pramanik (3) Sri Premananda Pramanik (4) Sri Shyamra Pramanik (5) Sri Biswajit Pramanik (6) Sri Uttam Pramanik (7) Sri Surajit Pramanik (8) Sri Jadab Pramanik and (9) Smt Chaitali Nayek gifted and bequeathed their right title and interest in ALL THAT piece and parcel of Bastu/ Vita land measuring an area about 04 Kathas 05 Chattaks 00 Sq.ft. more or less, under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32 R.S. Khatian No.- 19, Police Station- Purba Jadavpur, TO GETHER WITH one R.T. Shed, measuring an area about 100 sq ft, more or less, standing thereon, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas in favour of one (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik (7) Sri Tarak Pramanik in consideration of natural love and affection and the said Deed Of Gift was duly registered in the office of District Sub Registrar -III at Alipore and recorded in Book No.-I, C.D. Volume No.-11, Pages from 249 to 271, Being No.-05523, for the year 2010.

AND WHEREAS the said (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik (7) Sri Tarak Pramanik became the joint owners and jointly seized and possessed of ALL THAT piece and parcel of undivided Bastu/Vita land measuring an area about 04 Kathas 05 Chattaks 00 Sq.ft. under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-32 (Part), R.S. Khatian No.- 19, Police Station- Purba Jadavpur, Kolkata- 700 099 , district South 24 Parganas and mutated their respective names in the records of Kolkata Municipal Corporation Being Municipal Premises No.- 1989, Mukundapur, under K M C Ward No.-109, Assessee No.-31-109-07-8203-8 and also mutated their respective names in the records of concerned land revenue office.

AND WHEREAS by virtue of a registered Bengali Deed of Conveyance dated 19<sup>th</sup> December, 1984 the said Sri Janmenjoy Pramanik purchased ALL THAT piece and parcel of Bastu/ Vita land measuring an area about 08 decimal, equivalent to 04 Kathas 13 Chattaks 20 Sq.ft. under Mouza- Chakganiagachi, J.L. No.-24, R.S. No.-8 ½, Touzi No.-151, forming part of R.S. Dag No.-35, R.S. Khatian No.- 11, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, with in the District of South 24 Parganas from one Sri Buddiswar Mondal & others against a valuable consideration mentioned therein and the said Deed of Conveyance was duly registered at R.S office at Alipore and recorded in Book No.-I, Volume No.-165, Pages from 368 to 375, Being No.- 15000, for the year 1984.



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

AND WHEREAS the said Sri Janmenjoy Pramanik became the sole and absolute owner of ALL THAT piece and parcel of Bastu/ Vita land measuring an area about 08 decimal, equivalent to 04 Kathas 13 Chattaks 20 Sq.ft. under Mouza- Chakganigachi, J.L. No.-24, R.S. No.-8 ¼, Touzi No.-151, forming part of R.S. Dag No.-35, R.S. Khatian No.- 11, Police Station- Purba Jadavpur, Kolkata- 700 099, District South 24 parganas and mutated his name in the record of the Kolkata Municipal Corporation Being Premises No.-1986, Mukundapur, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, Assessee No.-31-109-07-8161-7, and also mutated his name in the record of concerned Land and revenue office and paying taxes.

AND WHEREAS by virtue of a registered Bengali deed of conveyance dated 16<sup>th</sup> May, 2012 the said (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal purchased ALL THAT piece and parcel of Bastu/ Vita Land measuring an area about 02 Kathas 06 Chattaks and 32 Sq. Ft, more or less under Mouza - Chakganigchi, J.L. No. - 24, R.S. No.- 8 ¼, Touzi No.-151, forming part of R.S. Dag No.-35, R.S. Khatian No.- 11, Police Station- Purba Jadavpur, District.- South 24 Parganas, from one Smt Sampati Mondal and six other persons, against a valuable consideration mentioned therein and the said deed of conveyance was duly registered in the office of District Sub Registrar at Alipore and recorded in Book No.-I, C.D. Volume No.- 9, Pages from 9609 to 9630, Being No.-04312, for the year 2012.

AND WHEREAS thus the said (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal became the joint and lawful owners of and jointly seized and possessed of ALL THAT piece and parcel of Bastu/ Vita land measuring an area about 02 Kathas 06 Chattaks 32 Sq.ft.more or less, under Mouza- Chakganigachi, J.L. No.-24, R.S. No.-8 ¼, Touzi No.-151, forming part of R.S. Dag No.-35, R. S. Khatian No.-11, Police Station- Purba Jadavpur, Kolkata- 700 099 and mutated their respective names in the record of the Kolkata Municipal Corporation Being Premises No.-1991, Mukundapur, within the limits of Kolkata Municipal Corporation, under K.M.C. Ward No.-109, Assessee No.-31-109-07-8208-7 and also in the record of concerned Land revenue office within the District of South 24 Parganas.

AND WHEREAS by and through a registered Deed of Exchange dated 26<sup>th</sup> March, 2014 by and between (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal, as party of the First part and (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik (7) Sri Tarak Pramanik (8) Smt Satma Barik and (9) Smt Pratima Chatui, as party of the Second part, and (1) Sri Janmenjoy Pramanik (2) Sri Dilip Pramanik (3) Sri Debnath Pramanik (4) Sri Anath Pramanik (5) Sri Swapan Pramanik (6) Sri Bapi Pramanik and (7) Sri Tarak Pramanik as party of the Third part, and (1) Sri Janmenjoy Pramanik, as party of the Fourth part, and (1) Sri Bibhuti Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal and (4) Smt Jayanti Mondal as party of the Fifth part therein, whereby the party of the First part, Second part, Third part, Fourth part and Fifth part have exchanged a portion their undivided and un demarcated land between themselves as fully mentioned in the said deed of exchange against a valuable consideration mentioned therein and the said Deed of exchange was duly registered in the office of District Sub Registrar-III at Alipur and



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

recorded in Book No.-I, C D Volume No.- 7, Pages from 1358 to 1393, Being No.- 02726 for the year 2014.

AND WHEREAS after such exchanges the said (1) Sri Bibhudh Bhusan Das (2) Sri Bidhan Chandra Sarkar (3) Sri Motilal Mondal (4) Smt Jayanti Mondal (5) Sri Janmenjoy Pramanik (6) Sri Dilip Pramanik (7) Sri Debnath Pramanik (8) Sri Anath Pramanik (9) Sri Swapan Pramanik (10) Sri Hari Pramanik (11) Sri Tarak Pramanik (12) Smt Satma Barik and (13) Smt Pratima Chatterji were the absolute joint owners and jointly seized and possessed the undivided and un demarcated ALL THAT piece and parcel of Bastu / Vita land measuring an area about 21 Kathas, 03 Chattaks and 07 Square feet (be the same a little more or less), Under Mouza- Chakganiagachi, J.L. No-24, R.S. No.-8<sup>1/2</sup>, Touzi No.-151, forming part R.S. Dag Nos.-32 & 35, R.S. Khatian Nos.-19 & 11, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation, under Ward No-109, Borough-XII, being Municipal Premises No.-1991, Mukundapur, Assessee No.- 31-109-07-8208-7, Additional District Sub Registrar at Sealdah, Kolkata-700 099, District South 24 Parganas, (hereinafter referred to as the SAID PREMISES).

AND WHEREAS the owners named above declare and covenant-

1. That the said premises is free from all sorts of encumbrances, charges, liens, lispendenses, claims, demands, trusts, leases, tenancy, actuations, requisitions, whatsoever in nature.
2. That there is no Award, Suit, Case, Litigation or Appeal is pending before any Arbitrator, Court of Law, Tribunal or Appellate Authority, in regard to the said property and or the same is not under any attachment or revenue recovery.
3. That the said property or any part or portion thereof is not under any scheme, notice, alignment and process of any Government either Central or State, Statutory Authority, Corporate Body, Bank, Financial Institutions, Private Organization, Local Authority or Local Body.

AND WHEREAS the Owners are desirous of developing the said premises, more fully and particularly described in Schedule- "A" written hereunder but due to lack of experiences and capacity cannot execute the proposed development work by themselves.

AND WHEREAS the Second Party / Developer have undertaken and successfully completed a number of such development projects and have the required expertise, sound resource and financial capabilities to undertake and complete such projects.

AND WHEREAS the First Party / Owners having come to know about the goodwill and reputation of the Second Party / Developer, approached and requested the Developer to undertake the development work upon their said property by way of construction of a multi storied residential building with diverse units and specifications as per sanctioned plan to be obtained from the Kolkata Municipal Corporation.

AND WHEREAS the Developer, herein, after being approached by the Owners and fully relying upon the representation made by them as hereinbefore recited has made Developer /Second party



A handwritten signature in black ink, appearing to be a stylized 'R' or similar character.

District Registrar-V  
Hooghly, South 24 Parganas  
06 AUG 2019

satisfied towards the right, title and interest of the First Party / Owners in the land proposed for development.

AND WHEREAS the Second Party / Developer after having full discussion with the Owners regarding the terms and conditions upon which the development of the said premises can be undertaken has agreed to develop the said property by construction of the proposed residential building at Mauza- Chakganiagaachi, J.L. No-24, R.S. No.-8<sup>1/2</sup>, Touzi No.-151, forming part of R.S. Dag Nos.-32 & 33, R.S. Khatian Nos.-19 & 11, Additional district Sub Registration Office at Sealdah, Police Station - Purba Jadavpur, District - South 24 Parganas, under the Kolkata Municipal Corporation ( Jadavpur Unit ) Ward No. - 109, known and numbered as Municipal Premises No. - 1991, Mukundapur, Kolkata - 700 099 comprising an area about 21 Kathas, 03 Chattaks and 07 Square feet (be the same a little more or less), being particularly described in the Schedule - "A" hereafter written and for brevity hereinafter referred to as the Schedule Premises.

AND WHEREAS the First Party / Owners has approached the Second Party / Developer for development of their Schedule Premises by constructing a New Building ( as per K.M.C. Sanctioned Plan ) thereon, consisting of flats, apartments and other covered spaces in accordance with the building plan sanctioned by the Competent Authority of the Kolkata Municipal Corporation in terms of the K.M.C. Act 1990 and rules and regulations framed there as amended up to date.

AND WHEREAS upon consideration of the above referred proposal of the First Party / Owners, the Second Party / Developer has agreed to develop the Schedule Premises as caused sanctioned of a Building Plan Being Building Permit No.- 2018120027 dated 16<sup>th</sup> May, 2018 obtained by the Developer / Second party, herein from Kolkata Municipal subject to the terms and conditions hereinafter appearing.

**NOW THIS AGREEMENT WITNESSTH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO as follows:-**

#### **ARTICLE - I**

##### **Definition**

In this agreement unless the following terms or expression appears contrary or repugnant to the context :-

1. **OWNERS** shall jointly and severally mean and include the said (1) Sri BIBHUTI BHUSAN DAS son of Late Bhupendra Nath Das, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at P-10, Block-B, Satabdi Park, Post Office- Mukundapur, Police Station -Panchasayar, Kolkata - 700 099, (2) Sri BIDHAN CHANDRA SARKAR, son of Late Nakul Chandra Sarkar, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at B/6/4B, Milan Park, Post Office - Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, (3) Sri MOTILAL MONDAL son of Sri Lal Mohan Mondal ( 4) Smt JAYANTI MONDAL wife of Sri. Motilal Mondal, both by Nationality - Indian, both by Faith - Hindu, both by Occupation -Business and House wife respectively, both residing at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

099, (5) Sri JANMENJOY PRAMANIK (6) Sri DILIP PRAMANIK, (7) Sri DEBNATH PRAMANIK (8) Sri ANATH PRAMANIK (9) Sri SWAPAN PRAMANIK (10) Sri BAPI PRAMANIK (11) Sri TARAK PRAMANIK, ALL are sons of Late Ganesh Pramanik (12) Smt SATIMA BARIK wife of Uttam Barik and (13) Smt PRATIMA CHATTOI, wife of Tapan Chattoi and both are daughters of Late Ganesh Pramanik. All by Nationality - Indian, all by faith - Hindu, by Occupation - Business for serial no 5 to 11, and House Wives for serial no 12 & 13, respectively all presently residing at Satabdi Park, Post Office- Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, District South 24 Parganas which include their respective legal heirs, successors, executors, administrators legal representatives and assigns.

2. **DEVELOPER** shall mean and include "CITY LIVE CONSTRUCTION" (PAN-AAIFC5311N), a Partnership Firm, having it's registered office at 7/1, Green Park, Netaji Nagar, Post Office- Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099 represented by it's partners namely, 1) Sri BIBHUTI BHUSAN DAS, son of Late Bhupendra Nath Das, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at P-10, Block-B, Satabdi Park, P.O.- Mukundapur, Police Station- Panchasayar, Kolkata - 700 099, District South 24 parganas, (2) Sri BIDHAN CHANDRA SARKAR, son of Late Naku! Chandra Sarkar, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at B/6/4B, Milan Park, Post Office- Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, District south 24 parganas, (3) MOTILAL MONDAL, son of Sri Lal Mohan Mondal & (4) Mrs. JAYANTI MONDAL, wife of Sri. Motilal Mondal, both by Nationality - Indian, both by Faith - Hindu, both by Occupation - Business and Housewife respectively, both residing at 7/1, Green Park, Netaji Nagar, Post Office- Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, District South 24 parganas.
3. **SCHEDULE PREMISES** shall mean land measuring an area about 21 Kathas, 03 Chattaks and 07 Square feet (be the same a little more or less), under Mouza- Chakganiagachi, J.L. No-24, R.S. No.-8<sup>1/2</sup>, Touzi No.-151, forming part of R.S. Dag Nos.-32 & 35, R.S. Khatian Nos.-19 & 11, Additional District Sub Registrar at Sealdah, Police Station - Purba Jadavpur, District - South 24 Parganas, with in the local limit of Kolkata Municipal Corporation (Jadavpur Unit) - Ward No. - 109, known and numbered as Municipal Premises No. - 1991, Mukundapur, Kolkata - 700 099 .
4. **ARCHITECT**: shall mean the person or persons or firm or company whom the developer may appoint from time to time as the Architect of the said building.
5. **SANCTION PLAN** : shall mean the sanctioned plan Being Building permit No 2018120027 dated 16<sup>th</sup> May, 2018 sanctioned by the Kolkata Municipal Corporation.
6. **NEW BUILDING** shall mean and include proposed multi storied residential building/s to be constructed by the Second Party / Developer as per Building sanctioned permit sanctioned by the Kolkata Municipal Corporation.
7. **UNITS** : shall mean the flats, community hall , car parking area and / or other spaces in the building intended to be built and constructed as per the sanctioned plan and / or constructed area capable of being exclusively occupied and / or enjoyed.
8. **COMMON FACILITIES** shall mean and include ultimate roof of the newly constructed building, lift, lift well, lift room, corridors, stairways, passage ways, common lavatories, pump room, underground



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

water reservoir, overhead water tank, pump and sewer facilities facilities which may be mutually agreed upon between the parties required for the exclusive use, pleasure, enjoyment, protection, maintenance and for management of the next building.

9. **TRANSFER OF RIGHTS** shall mean and include portion or floor or component or portion of the Apartments, flats, car parking spaces and or other space in the new building may hereafter be agreed to be transferred along with undivided inseparable share of land underneath it etc.
10. **LAND AREA** Total Land area-21 Cottages + 3 Cottages + 7 sq.ft. more or less equivalent to 1324 Sq.ft. more or less.

Total sanctioned built up area-26907 Sq.Ft

Total sanctioned Car parking Numbers- 21 Nos.

11. **OWNER'S ALLOCATION** -The Owners allocated area are as follows more fully described in the schedule B written hereunder-

BLOCK No.	FLOOR	1/2/3/BHK.	FLAT NO.	Supper Built Up Area:-	Orientation
Block- "A"	1 <sup>ST</sup> . Floor	3 BHK.	A/1-A	1352 Sq.Ft.	Entire Floor
	2 <sup>ND</sup> . Floor	3 BHK	A/2-A	1352 Sq.Ft.	Entire Floor
Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"A".					
Block- "B"	1 <sup>ST</sup> . Floor	2 BHK.	B/1C	872 Sq.Ft.	South-East
		2 BHK.	B/1D	883 Sq.Ft.	North-West
		2 BHK.	B/1E	822 Sq.Ft.	North-East
	2 <sup>ND</sup> . Floor	3 BHK.	B/2B-1	1238 Sq.Ft.	South-East-West
		2 BHK.	B/2C	872 Sq.Ft.	South-East
		2 BHK.	B/2D-1	890 Sq.Ft.	North-West
		2 BHK.	B/2F-1	837 Sq.Ft.	East Side
4 <sup>TH</sup> . Floor	2 BHK.	B/4C	872 Sq.Ft.	South-East	
Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"B".					

12. **DEVELOPER'S ALLOCATION:-** The developers allocated area are as follows more fully described under Schedule C hereunder-

BLOCK No.	FLOOR	1/2/3/BHK.	FLAT NO.	Supper Built Up Area:-	Orientation
	3 <sup>RD</sup> . Floor	3 BHK.	A/3-A	1352 Sq.Ft.	Entire Floor
	4 <sup>TH</sup> . Floor	3 BHK	A/4-A	1352 Sq.Ft.	Entire Floor



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

Block- "A"				
Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"A".				
1 <sup>ST</sup> . Floor	1 BHK.	B/1A	1060 Sq.Ft	North-West-South
	2 BHK.	B/1B-1	1014 Sq.Ft	South-East-West
	1 BHK.	B/1F-1	512 Sq.Ft.	East Side
	3 BHK.	B/1G	1223 Sq.Ft.	South-East-West
2 <sup>ND</sup> . Floor	3 BHK.	B/2A	1060 Sq.Ft.	North-West-South
	3 BHK.	B/2E-1	1056 Sq.Ft.	North-East
	3 BHK.	B/2G-1	1466 Sq.Ft.	South-East-West
3 <sup>RD</sup> . Floor	3 BHK.	B/3A	1060 Sq.Ft	North-West-South
	3 BHK.	B/3B-1	1238 Sq.Ft	South-East-West
	2 BHK.	B/3C	872 Sq.Ft	South-East
	2 BHK.	B/3D-1	890 Sq.Ft	North-West
	3 BHK.	B/3E-1	1056 Sq.Ft	North-East
	1 BHK.	B/3F-2	591 Sq.Ft	East Side
	3 BHK.	B/3G-2	1714 Sq.Ft	South-East-West
4 <sup>TH</sup> . Floor	3 BHK.	B/4A	1060 Sq.Ft	North-West-South
	3 BHK.	B/4B-1	1238 Sq.Ft	South-East-West
	2 BHK.	B/4D-1	890 Sq.Ft	North-West
	3 BHK.	B/4E-1	1056 Sq.Ft	North-East
	2 BHK.	B/4F-1	837 Sq.Ft	East Side
	3 BHK.	B/4G-1	1466 Sq.Ft	South-East-West
Together with 18 Nos. of Covered Car Parking Space and 3 Nos. of Open Car Parking Space on the ground floor of Block-"B".				

Equivalent to 42% ( Owner allocation) and 58% ( Developer Allocation) of the total built up area including Car Parking area as per sanctioned building plan by the Kolkata Municipal Corporation of the proposed building, however if any of the owner get more share of owners allocation, relating to his/her land, in that case the owner shall compensate the same in terms of money as per market rate which means the highest value of the flats ( as per super built up area ) and car parking spaces both open and covered , simultaneously if the owner get less share of owners allocation, relating to his/her land, in that case the owner shall be compensated the same in terms of money as per market rate which means the highest value of the flats ( as per super built up area ) and car parking spaces both open and covered. The such transfer of deference money as stated above, shall be paid either by the owners or by the developer, strictly on the date of handing over the possession of the owners allocation.

13. SINGULAR shall include PEURAL and vice-versa.



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

14. The developer shall complete the new building within 24 (Twenty Four) months from the date of Registration of this Development Agreement. If the developer fails to deliver the Owner Allocation within the schedule time the Developer shall be liable and pay to the Owners for such delay a sum of Rs. 90,000/- ( Rupees Ninety Thousand ) Only per month. The time of completion of the new building may be extended due to force majeure as described below.
15. FORCE MAJERE. URE shall mean and include any natural Calamity like earthquake, fire etc. civil riot, act of terrorism, labour, non-availability of building materials, unrest and or any other act or acts, rules, regulations, laws and by-laws which is not under the control of the Second Party / Developer.

## ARTICLE – II

### OWNER'S REPRESENTATION

1. The owners are seized and possessed of or otherwise well and sufficiently entitled to ALL THAT the said schedule premises, as more fully described in the Schedule – "A" hereunder written, free from all encumbrances charges, liens, dispendens, claims, demand, liabilities, acquisitions, requisitions, alignments and trusts whatsoever. The Owners / First Party have represented to and assured the Developer / Second party that said land / premises is free from all encumbrances, attachments, liens, trusts, charges, acquisitions and requisitions having a clear and marketable title and that there is no impediment of any nature whatsoever for the owners to enter into this Agreement and to entrust the work of Development of the said property unto and in favour of the Developer as per the terms of this Agreement.
- If however the said premises or any portion be forced to be acquisitioned or requisitioned by the appropriate authority concerned and the owners fail to get the de-acquisition of the same then the proportionate compensation money of the said land or for such acquisition and requisition and the building constructed thereon shall belong to the Developer. However, during the time of construction work and thereafter flat owners and / or shop / unit owners including owners / First Party shall also be entitled to get such compensation, if any.
2. Simultaneously with the execution of this indenture, the Owners / First Party shall deliver to the Developer's solicitor all copies of documents of title to the property in question duly certified.

## ARTICLE – III

### DEVELOPER'S REPRESENTATION

1. The Developer has sufficient knowledge and experience in the matter of development of immovable properties and construction of new buildings and has also arrangement of sufficient funds for carrying out the work of development of the said property and the construction of the new building.
2. The Developer, after proper enquiry from the appropriate authority has satisfied himself about the right title and interest of the First Party / Owner in the said property and that the said property is free from all encumbrances whatsoever.
3. The developer has agreed to undertake the work of the said premises and construction of the new building on the terms and condition hereinafter recorded.



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

4. The developer herein shall carry out the work of development of the said property and / or construction of the said proposed new building in accordance with the building plan sanctioned by the K.M.C. in accordance with the provision of the K.M.C. Act, 1980 and / or the Rules, Regulations and Bye – Laws framed thereunder as amended up to date and as per the terms contained in the Agreement at its own costs and expenses and without creating any financial and other liabilities on the Owner.

#### ARTICLE – IV

##### OWNER'S COVENANTS

1. The Owners hereby appoints the Developer as the Builder for construction of the new building as per the scheme of development expressly contained elsewhere in this agreement. The Developer hereby accepts and confirms its appointment.
2. The Owners shall deliver peaceful physical possession of the Schedule Premises to the Developer within 30 days from the date of notice given by the developer.
3. The Owners entrust the work of development of the said property to the Developer herein for the consideration and on the terms and conditions contained elsewhere in this Agreement.
4. The Owners herein shall sign, execute and deliver all applications, letters and other papers and documents as may necessary and required for obtaining approvals from the competent authorities, for connection of telephone, electricity, water, drainage, sewerage and other essential service in or upon the said new building or portion thereof either in the name of the Developer, the transferee or buyers or other persons or parties concerning the Developer's Allocation.
5. The Owners shall not in any manner object or obstruct in the carrying out of the Development of the said property and / or the construction of the building by the developer. The owners herein shall not do or permit any one to do any act, deed, matter or things which may in any manner cause hindrance or obstruction in the matter of development of the said property and or construction of the proposed new building by the Developer on the Schedule Premises.
6. The Owners shall not during the currency of this Agreement and / or pending completion of the project and / or execution and registration of the Deed of Conveyances in respect of the entire Developer's Allocation in any manner encumber mortgage, charge let-out or otherwise deal with, dispose of or enter into Agreement in respect of the said Schedule Premises or any portion thereof.
7. The developer herein or his appointed nominee shall be entitled to represent the owners before the Kolkata Municipal Corporation Authorities, Kolkata Police, the K.M.D.A. Authorities and all other Government authorities and / or departments, C.E.S.C. as may from time be necessary or required for the purpose of carrying out the development work and / or construction of the proposed building.
8. The Developer herein shall be entitled to apply for to obtain all necessary sanctions, Permission and / or clearance certificate from the appropriate Government authorities and / or departments as may from time to time be necessary or required.
9. The Developer herein shall be entitled to at his discretion retain, appoint and employ such masons, Architects, Engineers, Labour Contractors, Manager, supervisors, Darwans and other employees for the purpose of carrying out the work of development of construction of new building as the Developer shall at its discretion think fit and proper.



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

10. The Developer shall be entitled to seek necessary modification and / or modified new plan sanctioned from the Kolkata Municipal Corporation authorities or other appropriate Government authorities and / or Departments for the completion of the new building and in that case if any signature of the Owners are required then Owners shall give the same.
11. The Developer herein besides the Owner's Allocation shall be entitled to erect and / or build several residential flats, covered spaces in the new building pertaining to its allocation for and on account of and on behalf of the intending buyers and / or transferees and / or in its own account at his sole discretion in accordance with the building plans sanctioned by the Kolkata Municipal Corporation.
12. The Owners shall not pay any amount in cash or in kind towards the cost of construction of the building save what is contained elsewhere in this agreement.
13. The Owners hereby confer absolute right to develop the said premises as per the sanctioned Building Plan sanctioned by the Kolkata Municipal Corporation and the developer shall receive or recover its investment comprising of costs of construction, incidental expenses and its desired profit for undertaking such development work, from the prospective buyers of the flats / apartments, car space, enjoyable covered area under the Developer's Allocation.
14. The intending buyers and / or transferees of the Developer's Allocation in respect of the residential flats, covered car parking spaces and other spaces at the new building shall be entitled to proportionate importable share and / or interest in the said land.
15. The Developer herein shall be at liberty at his discretion to negotiate with the intending buyers / transferees and to enter into agreement for sale and / or transfer his allocation in respect of the residential flats, car parking spaces and other spaces at the proposed new building and to receive and / or realize the earnest moneys, part payments and other consideration money appropriate for the same without objection by or on behalf of the owners at his own risk and liability.
16. The Owners herein shall be entitled to retain the Owner's Allocation in the said new building in the manner as more fully and particularly described in the Schedule – "B" hereinafter written.
17. The Owners herein shall transfer and / or convey the undivided proportionate share and / or interest in the said land to the nominated buyers or buyer of the Developer with Flat / Flats / Covered spaces etc. in respect of the share of the Developer's Allocation.
18. The Owners herein shall complete the transfer and / or sale of undivided and indivisible proportionate share and / or interest in the said land along with the flat / flats in respect of the allotment of Developer in favour of the Developer and / or his nominated buyers and / or nominated buyers and / or nominated transferees of flats and other covered space at the new Building at the cost of the Developer and / or said nominee by execution and registering appropriate Deed of transfer or other Deeds or other Documents as may be required by the Developer from time to time subject to the stipulations appearing elsewhere in this Agreement.
19. The Owners herein firmly and expressly allows the Developer to recover its costs of construction and all incidental expenses thereto from the intending buyer / transferees out of the Developer's Allocation but not from the Owner's Allocation in any case and the Developer undertakes to always ensure that the right, title and interest of the First Party in respect of Owner's Allocation is not affected in any way whatsoever.



A handwritten signature in black ink, consisting of a large, stylized initial 'W' followed by a cursive flourish.

District Sub-Registrar-V  
Alipore, Soodi 24 Parganas

06 AUG 2016

20. The construction work will be supervised and done directly under the direction of the Architects, Engineer appointed or engaged by the Developer.
21. The Owners shall execute and register a Development Power of Attorney in favour of the Developer namely CITY LIVE CONSTRUCTION, a Partnership Firm, having it's registered office at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099 represented by it's partners namely, (1) Sri BIDHUTI BHUSAN DAS, son of Late Bhupendra Nath Das, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at P-42, Satadhi Park, P.O.- Mukundapur, Police Station- Purba Jadavpur, Kolkata - 700 099, District South 24 Parganas, ( 2) Sri BIDHAN CHANDRA SARKAR, son of Late Nakul Chandra Sarkar, by Nationality - Indian, by Faith - Hindu, by Occupation - Business, residing at B/6/4B, Milan Park, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, District south 24 parganas, (3) Sri MOTILAL MONDAL son of Sri Lal Mohan Mondal & ( 4) Smt JAYANTI MONDAL wife of Sri. Motilal Mondal, both by Nationality - Indian, both by Faith - Hindu, both by Occupation -Business and House wife respectively, both residing at 7/1, Green Park, Netai Nagar, Mukundapur, Police Station - Purba Jadavpur, Kolkata - 700 099, District South 24 parganas, delegating with certain powers mentioned therein which includes obtaining of Building sanction plan, other relevant clearances / permissions from any and / or all competent authorities concerned and also for constructing the building, specifying the right of the Developer to enter into Agreement for Sale of Flats , car parking spaces and other enjoyable covered area and to sell the same to the intending buyers and execute and register Sale Deed or Deeds exclusively by the Developer in respect of the Developer's Allocation and also to receive earnest money / booking amount / cost of construction / development charges / whole or part of consideration money from all intending purchaser or purchasers of the said sale exclusively by the developer for the developers allocated areas.

#### ARTICLE - V

##### DEVELOPER'S COVENANTS

1. In consideration of the premises and in consideration of the Owners permitting and / or allowing the Developer herein to develop the said premises in the manner and upon the terms and conditions recorded elsewhere in this agreement the Developer herein shall at its own risk and responsibility, own costs, expenses, erect and / or construct a new building thereon in accordance with the Building plan sanctioned by the Kolkata Municipal Corporation.
2. The Developer specifically and firmly undertakes that the water connection and all other amenities and Developer's allocation shall be provided by the Developer, including electricity connection in the premises.
3. The Developer shall keep the Owners indemnified against all actions, suits, proceedings, claims or demands costs, and expenses arising out of the Development and / or demolition and / or construction of new building over the said schedule premises or otherwise in any manner whatsoever relating to or concerning the said Schedule premises, new building and / or arising out of this Agreement, only after the developer shall get the sanction building plan of the Kolkata Municipal Corporation.



*[Handwritten signature]*

District Sub-Registry Office  
Bangalore, Karnataka

06 AUG 2011

4. The Owners herein shall not in any manner be liable and / or responsible for the costs charges and expenses for the development of the said property and / or the construction of the proposed new building and in this respect the developer hereby agrees to keep the Owners absolutely indemnified and harmless.
5. The construction of the said proposed new building shall be made according to sanctioned plan to be obtained at the cost of the Developer and by the Developer in accordance with the plan sanctioned by the authorities concerned as aforesaid in accordance with the Kolkata Municipal Corporation Act, 1979 and / or Rules Regulation and Bye-Laws framed there under as amended up-to-date.
6. The Developer herein shall make Owners absolutely indemnified and harmless against all actions claims and demands which may arise out of any deviation and / or violation of the Municipal Laws and / or any statutory central local acts and rules and regulations framed there under.
7. The Developer herein shall be solely responsible or liable for the payment of salaries, wages, charges remunerations of all masons, supervisors, architect, contractors, engineers, chowkidars, darwans, and other employees and staff as any be appointed and / or employed by the Developer for the purpose of development and construction of the new building over the said Schedule Premises and in this regard the Owners shall not be liable or responsible in any manner whatsoever.
8. The Developer shall remove scrap building materials and rubbish of all kinds and sort lying at any place in the new building at least 15 days before expiry of the stipulated period completing the construction work as contained elsewhere in this Agreement.
9. After the actual or physical allotment of the Owner's allocation including all common facilities and amenities at the said Schedule premises in the new building the Owners herein shall be entitled to hold, occupy possess and enjoy the same as an absolute owner thereof and shall be free to deal with and / or dispose his said allocation in any, manner whatsoever and appropriate the entire amount of consideration arising there from without any objection by or on behalf of the Developer or any other person or persons acting on his behalf.
10. The developer shall be strictly bound to handover the share of the Owner's allocation complete in its entirety and to the full satisfaction of the Owners.
11. The Developer shall be entitled to appoint Architect, Engineer, Surveyor for construction of the said building and the Architect; Engineer of the Developer shall supervise and control the said construction work at the cost of the Developer.
12. The Developer shall be entitled to have free access to the said premises throughout the day after signing this agreement.
13. The Developer shall be entitled to execute from time to time any document or documents in respect of the sale of constructed area along with undivided proportionate variable impartible share in the land comprised in the said premises being the Developer's Allocation as the Developer may think fit and proper and present the said documents for registration in the office of the Registrar of Additional Registrar or Sub-Registrar or District Sub-registrar having jurisdiction over the said premises and also admit execution of any deed of conveyance or other instrument or writings signed and executed by the owner in the office of the above referred authority / authorities and generally to do all things necessary as is expedient for registration of the said deed, instrument and writings as fully and effectually as the



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

Owners themselves would do provided before executing and registering the said final deed of conveyance in favour of the prospective or purchasers, the Developer is bound to first deliver peaceful physical possession of the Owner's allocation in the manner described elsewhere in this Agreement.

14. The Developer shall be liable to refund amount of advances if any to the intending buyers if it fails to construct and / or deliver the floor area and / or room or rooms, flat or flats and other spaces booked by such buyers at the building / premises and shall be solely and exclusively liable and responsible for all obligations applications and liabilities financial civil and / or criminal arising there from.
15. The Developer shall in terms of the Development Power of Attorney conferred upon them by the owners sign, execute and register Conveyance of final Deed of sale in favour of the Buyers, Purchasers in respect of the flat , apartments, car parking spaces and other allocated spaces under the Developer's Allocation.
16. The Developer shall have sole, exclusive and absolute right to recover his cost of construction in the manner and mode as he deems fit and proper in respect of Developer's Allocation which is more fully set out in the Schedule – " C" hereinafter written.
17. The Developer shall have absolute right to fix and settle the price of the flats , apartments car parking spaces with the prospective buyers in respect of his allotment and invite offers and make publicity by way of advertisement or otherwise for selling of the said flats / apartments falling in its allocation subject to the stipulations appearing elsewhere in this Agreement.
18. The Developer shall have absolute and exclusive right to put in the prospective buyers of the flats / apartments in possession of its respective flats / apartments falling in Developer's Allocation and the Owner shall not be entitled to raise any objection in this behalf provided that the Developer dose so only after handing over Owner's Allocation complete in all respects and to the full satisfaction of the First Party / Owners.
19. That the Developer shall at his / its own cost will demolish the existing structure if required and shall remove all debris and salvage materials from the site and shall be entitled exclusively to retain the sale proceeds of the salvage materials so obtained from the said demolition of the existing structure. The Developer shall arrange for re- settlement of the owners presently occupying a part of the said land / premises either in the same premises or any other place if required during the progress of the proposed construction work.
20. Be it noted that by this Development Agreement and the related Power Of Attorney, the Developer shall only be entitled to receive consideration money by executing Agreement / Final document for transfer of property as per provisions laid down in the said Documents as a Developer without getting any Ownership of any part of the property under Schedule. This Development Agreement and the related Development Power Of Attorney shall never be treated as the Agreement / Final Document for transfer of Property Between the Owner and the Developer in anyway. This clause shall have overriding effect to anything written in these Documents in contrary to this clause.

#### **RIGHTS AND LIABILITIES OF THE DEVELOPER**

1. The Developer shall have all the right to sell, transfer, convey his / it's allocation to his / it's nominated person, purchasers, buyers and to receive the entire consideration money of such sale, transfer and to execute and register and sign the Sale Deed / Deeds in favour of the Purchaser or purchasers by his / it's own pen by virtue of the Registered Development Power of Attorney to be executed by the owners at the Developer's cost and expenses in favour of the Developer empowering the Developer to



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

- do or to allocate to his / it's nominated person or persons and / or purchaser and to receive entire consideration money thereof.
2. The Developer would be at liberty to sell, lease, transfer, assign, convey, shops, flats, spaces, structure, units of the proposed building purchaser / purchasers and execute and register Sale Deed / Deeds in respect of such sale in favour of the purchaser / purchasers and shall receive entire consideration money against valid receipt by virtue of the said registered Development Power of Attorney to be executed and registered by the owners at the Developer's own costs and expenses in favour of the Developer.
  3. The Developer hereby covenants and agrees with the owners that the construction works and any technical and / or engineering defects and / or deviation and / or alteration of the proposed multi-storied building will be the sole and absolute risk and responsibility of the Developer. The Owners shall however not interfere with the same and shall have no concern with the same and the decision of the Developer shall be final, conclusive and binding with regards thereto. However any deviations and / or addition / alterations so done or caused to be done in any portion of the proposed multi-storied building after the completion of the building in all respects and after applying for 'Completion Certificate' from the Kolkata Municipal Corporation shall not be the responsibility of the Developer and the Owners / First Party along with the co-owners of the respective units in the said building shall be liable and responsible for the same.
  4. The Owners do hereby nominate, constitute and appoint the Developer above mentioned to execute and perform all or any of the following acts, deeds, matters and things that is to say:-
    - a) To prepare necessary plan or plans for the said proposed multi-storied building and get it sanctioned and / or subsequently revised under various relevant sections of the prevailing laws from the competent authorities and to sign all or any documents whatsoever necessary for and or behalf of the owners.
    - b) To negotiate, discuss and obtain necessary permissions and sanctions from the Kolkata Municipal Corporation, Airport Authority of India, Public Works Department, CESC Ltd., S.D.D.M., K.M.D.A and all other duly constituted statutory and local bodies / authorities for developing the said land / premises by effecting construction thereon, to sign all applications, affidavits, papers, and documents there for.
    - c) To sell, assign and transfer and / or grant lease of the flats, units, car parking spaces, enjoyable covered area of the total built-up area under the Developer's Allocation in the proposed multi-storied building, to the intending purchaser/s and to execute and register Sale Deed/s, lease Deed/s and other documents thereof in the name/s of the purchaser/s or their nominee/s and to receive, collect and realize the entire consideration money and other payments exclusively from the intending purchaser/s in terms of Agreement/s for Sale and / or Agreement for Construction / Development to be entered by and between the intending purchasers and Developer for any or all of the entire built-up area and open to sky space allotted as Developer's share more fully described in the Schedule "C" hereunder.
    - d) The Developer shall have the right to offer, invite, make publication by way of advertising or otherwise and to promote selling of the flats, units, car parking spaces, enjoyable covered area in respect of the Developer's Allocation.
    - e) The Developer shall have exclusive rights to sell, transfer, lease, let-out assign and convey undivided proportionate share or interest in respect of Developer's Allocation to the intending purchasers and execute and register Conveyance, Conveyances, Lease Deed/s in the name of the respective Transferees for and on behalf of the owner by virtue of registered development Power

- do or to allocate to his / it's nominated person or persons and / or purchaser and to receive entire consideration money thereof.
2. The Developer would be at liberty to sell, lease, transfer, assign, convey, shops, flats, spaces, structure, units of the proposed building purchaser / purchasers and execute and register Sale Deed / Deeds in respect of such sale in favour of the purchaser / purchasers and shall receive entire consideration money against valid receipt by virtue of the said registered Development. *Power of Attorney* to be executed and registered by the owners at the Developer's own costs and expenses in favour of the Developer.
  3. The Developer hereby covenants and agrees with the owners that the construction works and any technical and / or engineering defects and / or deviation and / or alteration of the proposed multi-storied building will be the sole and absolute risk and responsibility of the Developer. The Owners shall however not interfere with the same and shall have no concern with the same and the decision of the Developer shall be final, conclusive and binding with regards thereto. However any deviations and / or addition / alterations so done or caused to be done in any portion of the proposed multi-storied building after the completion of the building in all respects and after applying for 'Completion Certificate' from the Kolkata Municipal Corporation shall not be the responsibility of the Developer and the Owners / First Party along with the co-owners of the respective units in the said building shall be liable and responsible for the same.
  4. The Owners do hereby nominate, constitute and appoint the Developer above mentioned to execute and perform all or any of the following acts, deeds, matters and things that is to say:-
    - a) To prepare necessary plan or plans for the said proposed multi-storied building and get it sanctioned and / or subsequently revised under various relevant sections of the prevailing laws from the competent authorities and to sign all or any documents whatsoever necessary for and or behalf of the owners.
    - b) To negotiate, discuss and obtain necessary permissions and sanctions from the Kolkata Municipal Corporation, Airport Authority of India, Public Works Department, CESC Ltd., S.D.D.M, K.M.D.A and all other duly constituted statutory and local bodies / authorities for developing the said land / premises by effecting construction thereon, to sign all applications, affidavits, papers, and documents there for.
    - c) To sell, assign and transfer and / or grant lease of the flats, units, car parking spaces, enjoyable covered area of the total built-up area under the Developer's Allocation in the proposed multi-storied building, to the intending purchaser/s and to execute and register Sale Deed/s, lease Deed/s and other documents thereof in the name/s of the purchaser/s or their nominee/s and to receive, collect and realize the entire consideration money and other payments exclusively from the intending purchaser/s in terms of Agreement/s for Sale and / or Agreement for Construction / Development to be entered by and between the intending purchasers and Developer for any or all of the entire built-up area and open to sky space allotted as Developer's share more fully described in the Schedule "C" hereunder.
    - d) The Developer shall have the right to offer, invite, make publication by way of advertising or otherwise and to promote selling of the flats, units, car parking spaces, enjoyable covered area in respect of the Developer's Allocation.
    - e) The Developer shall have exclusive rights to sell, transfer, lease, let-out assign and convey undivided proportionate share or interest in respect of Developer's Allocation to the intending purchasers and execute and register Conveyance, Conveyances, Lease Deed/s in the name of the respective Transferees for and on behalf of the owner by virtue of registered development. *Power*



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

of Attorney to be registered in this respect and for all other things, matters, deeds in favour of the Developer by the Owners and the Developer shall receive and take the entire consideration money exclusively and the Owners / First Party having no claim whatsoever on such receipt.

- f) The Developer shall have exclusive right to receive all consideration monies, rents, sales, profits, and emoluments and grant receipts thereof the said sale and / or lease by virtue of the said registered Development Power of Attorney.
- g) The Owners shall co-operate with all the terms and conditions from the date of executing of these presents till the final construction of the proposed multi-storied building is complete in all respects and till the completion of the transfer of flats, units, car parking space under the Developer's Allocation in respect of the said multi-storied building, in case of failure the Owners shall be liable for damages for such non-compliance and non-co-operation with the Developer.
- h) That the Developer is empowered to execute, sign and register all the Agreements for Sale and all the Sale Deed/s or Lease Deed/s in favour of the intending purchasers, transferees, by virtue of the registered Development Power of Attorney to be executed by the Owners / First Party in favour of the Developer in respect of the allocated area, space, units, and the owners shall be liable to sign all necessary papers, plan applications for sanction, revalidation of plan and regularization of deviations, if any in the constructed building and all other document/s or papers which will be lawfully required since the date of execution of this agreement till the date of completion of the construction work of the proposed multi-storied building and also till the completion of the execution and registration of all Sale Deeds by the Developer. The Owners shall never raise any claim or objection to the said Sale and / or transfer and to deliver the possession of the respective flats, offices, shops, units, enjoyable covered area to the purchasers and / or transferees in respect of the Developer's Allocation in the said multi-storied building.
- i) The purchaser/s, transferees in respect of the Developer's allocations shall be entitled to use and enjoy all common facilities and easements along with the Owners including proportionate undivided share or interest of land.

#### ARTICLE – VI

##### RATES & TAXES

1. The owners hereby agree and undertake to pay all rates and taxes and other dues and outgoings payable to Kolkata Municipal Corporation or to any Government or Semi-Government Authority or the any Statutory body or any local authority in respect of the said premises up to the date of execution of these presents and the owners does hereby agree to indemnify the Second Party / Developer against all losses and damages which the Developer may incur due to non-payment of such dues and / or statutory liabilities by the owners.
2. The Developer and / or Buyer and / or the Transferee of the Flats car parking spaces in the new building shall bear and pay the proportionate amount of the Municipal taxes pertaining to their respective floor area after taking possession or registration of the final Deed of Conveyance whichever is earlier, the owners also shall be liable to pay the taxes to the Kolkata Municipal Corporation, in



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

respect of their shares in the proposed building as per owners allocation, from the date of taking possession of the same.

#### ARTICLE - VII

##### OBLIGATIONS OF COMMENCEMENT AND DURATION

1. This Agreement shall be deemed to have commenced with effect from the date of execution of this Agreement.
2. The Developer shall commence the work of construction of the above referred schedule premises within 90 days reckoned from the date of obtaining sanctioned plan from the Kolkata Municipal Corporation and / or getting the vacant peaceful physical possession of the schedule premises, whichever is later.
3. That the construction of New building (as per K.M.C. Sanction Plan) shall be completed within 24 (Twenty Four) months from the date of Registration of this Development Agreement. Time is the essence of this agreement and the Developer shall put utmost efforts to complete the construction of the proposed new building within the time frame.
4. The time stipulated elsewhere in this Agreement for the completion of the work shall stand extended in the event of supervening obstruction caused by earthquake, flood, riot, labour problem, non availability of building materials, labour stick and fire or other clauses under 'force majeure' only but not for labour problems and / or for shortage of fund.
5. Time is the essence of this agreement.

#### ARTICLE - VIII

##### FORCE MAJEURE CLAUSE

That for any act of god like flood, earthquake, riots, civil war, act of terrorism, or any political or civil disputes, the construction cannot be completed within the stipulated period of 24 (Twenty Four) months from the date of Registration of this Development Agreement. If the developer fails to deliver the Owner Allocation within the schedule time the Developer shall be liable and pay to the Owners for such delay a sum of Rs. 90,000/- ( Rupees Ninety Thousand ) Only per month.

#### ARTICLE - IX

##### TERMINATION / CANCELLATION

That if at any point of time it is found that the Schedule Premises or any portion thereof is affected by any scheme of alignment of the Kolkata Metropolitan Development Authority or is notified to be acquired / requisitioned by the Government or any other public body or authority then the Developer shall have the option of rescind this Agreement.

2010/03/16/20/412/612



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

## ARTICLE - X

MISCELLANEOUS

1. Nothing contained in these present shall be construed as a demise or assignment or conveyance otherwise by the Owner in favour of the Developer.
2. The Owners and the Developer have entered into this Agreement purely on principal to principal basis and nothing herein contained shall in any manner be deemed to be construed as a Partnership or Joint Venture between the parties nor shall the parties hereto constitute an association of persons.
3. That in case of breach of any of the covenants by the parties herein, each party shall have the right to seek for specific performance, in the terms & condition of this Agreement save & except what is expressly noted in this Agreement & in that event this Agreement cannot be cancelled by any of the parties hereto.
4. The Developer in consultation with the owner the and all other flats Owners/ occupiers shall be responsible to frame scheme for proper management and maintenance and administration of the building as also common essential service and further to make rules and regulations for the same.
5. The construction work shall be carried out strictly in accordance with the specification as described in the Schedule - "D" hereinafter written.
6. That the roof of the building will be treated as common.
7. That in case any dispute arising out from the said development work and construction of the matter shall be at first amicably settled between the parties hereto failing which the matter shall be referred to a single arbitrator appointed jointly by both parties and the dispute shall be resolved as per the Arbitration and Conciliation Act, 1996 amended up to date.
8. That before handing over possession to any intending purchaser or purchasers of the Developer's Allocation, the owners shall be given in possession of his Owner's Allocation complete in all respects at first and to his full satisfaction.
9. That the Developer during the tenure of the agreement shall not create any encumbrance in respect of the premises and if it is so done the owners shall have the right to cancel the agreement and the risk and responsibilities and liabilities shall remain with the Developer. The owners will not interfere regarding the bookings of the built-up area of the Developer's portion.

## ARTICLE - XI

JURISDICTION

The Court within the jurisdiction alone shall have the jurisdiction to entertain try and determine all actions suits and proceedings arising out of these presents between parties hereto save what is expressly accepted in this Agreement.



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

SCHEDULE 'A' REFERRED TO ABOVE

ALL THAT piece and parcel of land measuring an area about 21 (Twenty One) Kathas 03 (Three) Chataks and 07 (Seven) Sq.Ft. (little more or less) under Mouza - Chakganigachi, J. L. No. - 24, District Collectorate Touzi No. 151, R.S. No.-8 1/2, forming part of R.S. Dag Nos.-32 & 35, R.S. Khatian Nos.-19 & 11, Police Station- Purba Jadavpur, within the limits of Kolkata Municipal Corporation, being Municipal Premises No.-1991, Mukundapur, under KMC Ward No. 109, Assessee No.- 31-109-07-8208-7, Kolkata-700 099, within the District of South 24 Parganas,

-: Butted and Bounded Thus:-

ON THE NORTH BY : Land of R.S.Dag No.-56 and Premises No.-1992, Mukundapur  
 ON THE SOUTH BY : 20 Feet Wide Common Passage and Land of R.S.Dag No.-35.  
 ON THE EAST BY : 20 Feet Wide Common Passage, Premises No.-1992, Mukundapur and Land of R.S.Dag No.-31.  
 ON THE WEST BY : Premises No.-1985, Mukundapur, and Land of R.S. Dag No.-33 & 35.

SCHEDULE 'B' REFERRED TO ABOVE

(OWNERS ALLOCATION)

BLOCK No.	FLOOR	1/2/3/BHK.	FLAT NO.	Supper Built Up Area:-	Orientation
Block- "A"	1 <sup>ST</sup> . Floor	3 BHK.	A/1-A	1352 Sq.Ft.	Entire Floor
	2 <sup>ND</sup> . Floor	3 BHK	A/2-A	1352 Sq.Ft.	Entire Floor
	Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"A".				
Block- "B"	1 <sup>ST</sup> . Floor	2 BHK.	B/1C	872 Sq.Ft.	South-East
		2 BHK.	B/1D	883 Sq.Ft.	North-West
		2 BHK.	B/1E	822 Sq.Ft.	North-East
	2 <sup>ND</sup> . Floor	2 BHK.	B/2B-1	1238 Sq.Ft.	South-East-West
		2 BHK.	B/2C	872 Sq.Ft.	South-East
		2 BHK.	B/2D-1	890 Sq.Ft.	North-West
		2 BHK.	B/2F-1	837 Sq.Ft.	East Side
	4 <sup>TH</sup> . Floor	2 BHK.	B/4C	872 Sq.Ft.	South-East
Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"B".					



District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2018

## SCHEDULE 'C' REFERRED TO ABOVE

## (DEVELOPERS' ALLOCATION)

BLOCK No.	FLOOR	1/2/3/BHK.	FLAT NO.	Supper Built Up Area:-	Orientation
Block- "A"	3 <sup>RD</sup> . Floor	3 BHK.	A/3-A	1352 Sq.Ft.	Entire Floor
	4 <sup>TH</sup> . Floor	3 BHK	A/4-A	1352 Sq.Ft.	Entire Floor
	Together with 2 Nos. of Covered Car Parking Space on the ground floor of Block-"A".				
Block- "B"	1 <sup>ST</sup> . Floor	3 BHK.	B/1A	1060 Sq.Ft.	North-West-South
		2 BHK.	B/1B-1	1014 Sq.Ft.	South-East-West
		1 BHK.	B/1F-1	512 Sq.Ft.	East Side
		3 BHK	B/1G	1223 Sq.Ft.	South-East-West
	2 <sup>ND</sup> . Floor	3 BHK.	B/2A	1060 Sq.Ft.	North-West-South
		3 BHK.	B/2B-1	1056 Sq.Ft.	North-East
		3 BHK.	B/2G-1	1466 Sq.Ft.	South-East-West
	3 <sup>RD</sup> . Floor	3 BHK.	B/3A	1060 Sq.Ft.	North-West-South
		3 BHK.	B/3B-1	1238 Sq.Ft.	South-East-West
		2 BHK.	B/3C	872 Sq.Ft.	South-East
		2 BHK.	B/3D-1	890 Sq.Ft.	North-West
		3 BHK.	B/3E-1	1056 Sq.Ft.	North-East
		1 BHK.	B/3F-2	591 Sq.Ft.	East Side
		3 BHK.	B/3G-2	1714 Sq.Ft.	South-East-West
	4 <sup>TH</sup> . Floor	3 BHK.	B/4A	1060 Sq.Ft.	North-West-South
		3 BHK	B/4B-1	1238 Sq.Ft.	South-East-West
		2 BHK.	B/4D-1	890 Sq.Ft.	North-West
		3 BHK.	B/4E-1	1056 Sq.Ft.	North-East
		2 BHK.	B/4F-1	837 Sq.Ft.	East Side
		3 BHK.	B/4G-1	1456 Sq.Ft.	South-East-West
	Together with 18 Nos. of Covered Car Parking Space and 3 Nos. of Open Car Parking Space on the ground floor of Block-"B".				



Handwritten signature or initials.

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

Equivalent to 42% ( Owner allocation) and 18% ( Developer Allocation) of the total built up area including Car Parking area as per sanctioned building plan by the Kolkata Municipal Corporation of the proposed building. However if any of the owner get more share of owners allocation, relating to his/her land, in that case the owner shall compensate the same in terms of money as per market rate which means the highest value of the flats ( as per super built up area ) and car parking spaces both open and covered . simultaneously if the owner get less share of owners allocation, relating to his/her land, in that case the owner shall be compensated the same in terms of money as per market rate which means the highest value of the flats ( as per super built up area ) and car parking spaces both open and covered. The such transfer of deference money as stated above, shall be paid either by the owners or by the developer, strictly on the date of handing over the possession of the owners allocation.

**SCHEDULE 'D' REFERRED TO ABOVE**

**SHOWING SPECIFICATIONS:**

( Specification)

1.	Structure:	Building designed with R.C.C. frame structure rest on individual column foundation as per structural design approved by the competent Authority.
2.	External Wall :	8" thick bricks wall and plastered with 1 : 5 Cement Morter.
3.	Internal Wall :	3", 5" thick bricks wall and plastered with 1 : 5 Cement Morter.
4.	Flooring :	Bed rooms, drawing - cum - dining hall and Toilets - 2'x2' marble In front of stair case.
5.	Dado :	The toilet dado 6' - 0" height with glazed tiles.
6.	Kitchen :	Cooking platform and sink (stainless steel) will be of Granite Marble And up to 3' - 0" height glazed tiles above the platform.
7.	Toilet :	Toilets will be of western type white commode of Hindware / Peryware brand with white PVC cistern Facility. Each toilets will be provided with two bib cock and one shower, two stop cocks of Esco brand and Gyser ( in any one toilet ) for hot and cold water. One Basin will be provided.
8.	Verandah :	M.S. box grill will provided at Verandah with Standard design.
9.	Stair Case:	3' - 0" high steel railing.
10.	Doors :	All doors frame of sale wood and shutter will be Phenol bonded flush type. Only entrance door will be wooden (Gamar) panel type Godrej lock provided at the main door. toilet door shutters will be of PVC syntax type.
11.	Windows:	Aluminium sliding window with standard M.S. Grill will be provided with 3 mm smoke glass.
12.	Dining Space :	In the dining space one basin will be provided..



*[Handwritten signature]*

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019

13.	Roof Treatment :	Flashing at eave, parapet, roof pipes etc. provided (chemical treatment will be provided as well).
14.	Painting :	All the interior walls, ceiling, beams etc. will be with Plaster of Paris. External surface of the building will be painted with weather coat or equivalent.
15.	Sanitary & Water Supply :	All the soil, waste water, rain water pipes will be of PVC. All the water supply line will be of PVC pipes of approved brand. One over-head water tank, septic tank will be provided in the Building.
16.	Water reservoir:	One adequate capacity overhead and one underground water reservoir shall be provided.
17.	Electric Works:	(1) Full concealed type wiring with approved brand wire ( Finolex /Haveli ) and IS standard anchor switches and boards with M. C. B. (2) In Bed rooms: Two light points, one 5-amp plug point, one fan point and Four A.C. point (in Four bed room). (3) In Dining space: Three light point, two fan points, One 5-amp plug, and one 15- amp plug points. (4) In Kitchen: one light point, one exhaust fan point, and one 15-amp plug point. (5) In Toilet: one light point, one exhaust fan point, and one 15-amp plug point. One Geyser point in two Toilet. (6) In Verandah: One light point. (7) One TV line & Cable point will be in dining space. (8) One light point and one calling bell point at main entrance of flat. (9) One telephone point will be in drawing room. (10) Personal Electric meter from CESC will be on account of the Purchasers / Owners.
18.	Common Are:	All passage work will be net cementing.
19.	Extra Works :	Any extra works other than our standard specification will be charges extra as decided by us and shall impact completion date. All request for addition /alteration work have to be conveyed and accepted in writing and repaid before starting of brick work. hereafter no request will be entertained.

#### EXTRA WORK:-

The work as specified in fifth schedule mentioned above, for any extra work and additional fittings shall be done by the developer on written request of the purchasers specifying the same in details, at the costs and expenditure of the purchasers and the purchasers shall pay the amount for such extra work in advance to the developer.

#### **LIFT:**

Lift (4/5 Passenger) of reputed make shall be provided.



D

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2010

IN WITNESS WHEREOF the parties hereto subscribed their respective hands, seals and signatures below on the day, month and year mentioned above written  
SIGNED SEALED AND DELIVERED  
BY THE ABOVE NAMED OWNERS IN  
PRESENCE OF:

Bibhanti Bhushan Sin.  
Motilal Mondal Jayanti Mondal.  
Bidhan Ch Sarkar.

WITNESSES:-

1) Rahul Dhan  
Moy Majumdar  
Kot-85

2) Ajay Das  
MHP - C  
Kot-27

Pratima Chhadui  
Tarak Pramanik  
Ansh Pramanik

SIGNATURE OF THE OWNERS

SIGNED SEALED AND DELIVERED  
BY THE ABOVE NAMED DEVELOPER/  
BUILDER IN PRESENCE OF:

WITNESSES:-

1) Rahul Dhan

2) Ajay Das

CITY LIVE CONSTRUCTION  
Bibhanti Bhushan Sin. Motilal Mondal  
Partner Partner

CITY LIVE CONSTRUCTION  
Jayanti Mondal. Bidhan Ch Sarkar  
Partner Partner

SIGNATURE OF THE DEVELOPERS

Drafted By:

Bibhas Kumar Ghosh  
(Bibhas Kumar Ghosh)  
Advocate, High Court  
Regd no WIR/733/1995

Computer Typed by me:  
Prudip Modak  
(Prudip Modak)  
78/2, Hederhat, Kalikapur, Kot-99



স্বাক্ষরিতঃ

তারিখঃ

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2019



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : BIBHUTI BHUSAN DAS

Signature : *Bibhuti Bhusan Das*



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : BIDHAN CHANDRA SARKAR

Signature : *Bidhan ch. Sarkar*



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : MOTI LAL MONDAL

Signature : *Moti Lal Mondal*



Handwritten signature or initials.

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2018



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : JAYANTI MONDAL

Signature : *Jayanti Mondal*



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : JANMENJOY PRAMANIK

Signature : *Janmenjoy Pramanik*



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : DILIP PRAMANIK

Signature : *Dilip Pramanik*



W

District Sub-Registrar-V  
Alipore, South 24 Parganas

06 AUG 2018



	Thumb	1 <sup>st</sup> Finger	Middle Finger	Ring Finger	Small Finger
LEFT HAND					
RIGHT HAND					

Name : BAPI PRAMANIK

Signature : .....

बापी प्रमानिक

Thumb 1<sup>st</sup> Finger Middle Finger Ring Finger Small Finger



LEFT HAND					
RIGHT HAND					

Name : TARAK PRAMANIK

Signature : *Tarak Pramanik*

Thumb 1<sup>st</sup> Finger Middle Finger Ring Finger Small Finger



LEFT HAND					
RIGHT HAND					

Name : SATIMA BARIK

Signature : *सती बाबरिक*

Thumb 1<sup>st</sup> Finger Middle Finger Ring Finger Small Finger



LEFT HAND					
RIGHT HAND					

Name : PRATIMA CHATUR

Signature : *Pratima Chatur*



*[Handwritten signature]*

District Sub-Registrar-V  
Kolkata, South 24 Parganas

06 AUG 2018



LEFT  
HAND

RIGHT  
HAND

Thumb

1<sup>st</sup> Finger

Middle Finger

Ring Finger

Small Finger

--	--	--	--	--	--

Name : DEBNATH PRAMANIK

Signature :



LEFT  
HAND

RIGHT  
HAND

Thumb

1<sup>st</sup> Finger

Middle Finger

Ring Finger

Small Finger

--	--	--	--	--	--

Name : ANATH PRAMANIK

Signature :



LEFT  
HAND

RIGHT  
HAND

Thumb

1<sup>st</sup> Finger

Middle Finger

Ring Finger

Small Finger

--	--	--	--	--	--

Name : SWAPAN PRAMANIK

Signature :

17/11/19



District Sub-Registrar-V  
Atipore, South 24 Parganas

06 AUG 2019

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

BRN: 19-201920-002175237-1

Payment Mode: Online Payment

BRN Date: 06/06/2019 17:34:42

Bank: CANARA BANK

BRN: GRIPS2019060638987

BRN Date: 06/06/2019 05:35:56

DEPOSITOR'S DETAILS

Id No. : 16301000128490/5/2019  
(Property Registration No.)

Name : DIBHUTI BHUSAN DAS

Contact No. : Mobile No. : +91 9831575731

E-mail :

Address : P10 BLOCCKB SATABDIPARK MUKUNDAPUR KOL99

Applicant Name : Mr Rahul Dhar

Office Name :

Office Address :

Status of Depositor : Seller/Executants

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	16301000128490/5/2019	Property Registration- Stamp duty	0030-02-103-003-02	75020
2	16301000128490/5/2019	Property Registration- Registration Fees	0030-03-104-001-16	53
<b>Total</b>				<b>75073</b>

In Words : Rupees Seventy Five Thousand Seventy Three only







1970  
1971  
1972  
1973  
1974  
1975  
1976  
1977  
1978  
1979  
1980  
1981  
1982  
1983  
1984  
1985  
1986  
1987  
1988  
1989  
1990  
1991  
1992  
1993  
1994  
1995  
1996  
1997  
1998  
1999  
2000  
2001  
2002  
2003  
2004  
2005  
2006  
2007  
2008  
2009  
2010  
2011  
2012  
2013  
2014  
2015  
2016  
2017  
2018  
2019  
2020  
2021  
2022  
2023  
2024  
2025

1970  
1971  
1972  
1973  
1974  
1975  
1976  
1977  
1978  
1979  
1980  
1981  
1982  
1983  
1984  
1985  
1986  
1987  
1988  
1989  
1990  
1991  
1992  
1993  
1994  
1995  
1996  
1997  
1998  
1999  
2000  
2001  
2002  
2003  
2004  
2005  
2006  
2007  
2008  
2009  
2010  
2011  
2012  
2013  
2014  
2015  
2016  
2017  
2018  
2019  
2020  
2021  
2022  
2023  
2024  
2025

1970  
1971  
1972  
1973  
1974  
1975  
1976  
1977  
1978  
1979  
1980  
1981  
1982  
1983  
1984  
1985  
1986  
1987  
1988  
1989  
1990  
1991  
1992  
1993  
1994  
1995  
1996  
1997  
1998  
1999  
2000  
2001  
2002  
2003  
2004  
2005  
2006  
2007  
2008  
2009  
2010  
2011  
2012  
2013  
2014  
2015  
2016  
2017  
2018  
2019  
2020  
2021  
2022  
2023  
2024  
2025

1970  
1971  
1972  
1973  
1974  
1975  
1976  
1977  
1978  
1979  
1980  
1981  
1982  
1983  
1984  
1985  
1986  
1987  
1988  
1989  
1990  
1991  
1992  
1993  
1994  
1995  
1996  
1997  
1998  
1999  
2000  
2001  
2002  
2003  
2004  
2005  
2006  
2007  
2008  
2009  
2010  
2011  
2012  
2013  
2014  
2015  
2016  
2017  
2018  
2019  
2020  
2021  
2022  
2023  
2024  
2025



1970  
1971  
1972  
1973  
1974  
1975  
1976  
1977  
1978  
1979  
1980  
1981  
1982  
1983  
1984  
1985  
1986  
1987  
1988  
1989  
1990  
1991  
1992  
1993  
1994  
1995  
1996  
1997  
1998  
1999  
2000  
2001  
2002  
2003  
2004  
2005  
2006  
2007  
2008  
2009  
2010  
2011  
2012  
2013  
2014  
2015  
2016  
2017  
2018  
2019  
2020  
2021  
2022  
2023  
2024  
2025



आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA



AJJD 144088L

नाम / Name  
MOTILAL MONDAL

पता / Address  
LAL MOHAN MONDAL

दिनांक / Date  
04/05/1972

*Motilal Mondal*  
Signature





आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

JAYANTI MONDAL  
KHITISH SHIKDAR

01/01/1976

Permanent Account Number

AKSPM7195A

Signature






Income Tax Department  
Central Board of Direct Taxes  
New Delhi  
16-12-1988

आयकर विभाग  
केंद्रीय प्रत्यक्ष कर बोर्ड  
नवी दिल्ली  
16-12-1988

आयकर विभाग  
केंद्रीय प्रत्यक्ष कर बोर्ड  
नवी दिल्ली  
16-12-1988



*In case this card is lost / found, kindly inform / return to :*  
Income Tax PAN Services Unit, CIT/1/SL,  
Plot No. 1, Sector 11, CBD Belapur,  
Navi Mumbai - 400 614.

इस कार्ड के खोने/पैदा होने पर कृपया सूचित करें/वापस करें :  
आयकर सेवा युनिट, सीटी/1/एसएल,  
प्लॉट नं. 1, सेक्टर 11, सीबीडी बेलपुर,  
नवी मुंबई - 400 614.







भारतीय (भारत)  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

DEPUTY COMMISSIONER

GANE SHI DHAMAN

20/11/2007

Income Tax PAN Services Unit, UTIHL

AXLIPP6366L

कार्ड नं. 312/11-07



*In case this card is lost I found, kindly inform I return to:*  
Income Tax PAN Services Unit, UTIHL  
Plot No. 3, Sector 11, CBD Belapur,  
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/सूचित करें।  
अवकाश सेवा यूटीएल, प्लॉट नं. 3, सेक्टर 11, एन सी डी बेलपुर,  
नवी मुंबई - 400 614



RECEIVED (mirrored)  
COMMUNICATIONS (mirrored)  
UNIT (mirrored)  
MAIL (mirrored)  
CORRECTION (mirrored)  
POLICE (mirrored)




PLEASE USE THIS CARD TO REPORT ANY LOSS OF  
PROPERTY TO THE PAN SERVICE UNIT AT THE  
POLICE STATION AT 1111 11th Street  
N.W. (Phone 430 411)





**आयकर विभाग**  
**INCOME TAX DEPARTMENT**  
**JANMENJOY PRAMANIK**  
**GANESH PRAMANIK**

**भारत सरकार**  
**GOVT. OF INDIA**

02/09/1959  
 Permanent Account Number  
**BWYPP8168F**

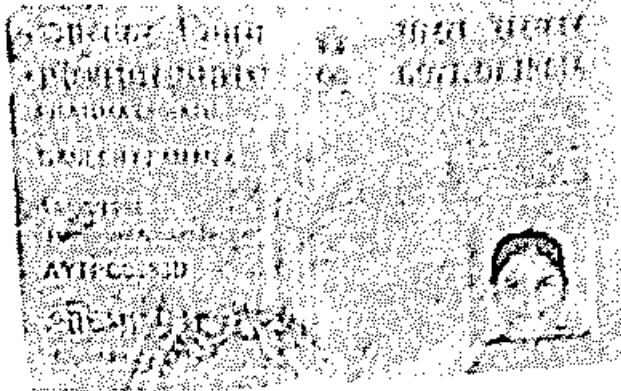
  
 Signature

*In case this card is lost / found, kindly inform / return to :-*  
 Income Tax PAN Services Unit, UTTISI,  
 Plot No. 3, Sector 11, CBD Belapur,  
 Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/सौंपें :-  
 आयकर पैन सेवा यूनिट, UTTISI,  
 प्लॉट नं: 3, सेक्टर 11, सी.बी.डी. बेलपुर,  
 नवी मुंबई-400 614.





In case this card is lost / found, kindly return to:  
Income Tax PAN Services Unit, CIT/PSI  
Plot No. 1, Sector 11, CBD Delhi  
New Delhi - 110 011


To get a copy of this card, please contact:  
Income Tax PAN Services Unit  
Plot No. 1, Sector 11, CBD Delhi  
New Delhi - 110 011



इस कार्ड को खोना/हानि हो जाने पर सूचना  
 असासरी 91 20 2721 8080, कक्षा 4, प्लॉट  
 नं० 4, 141, सर्वे नं० 99E.H,  
 मिडिल कोलोनी, नया दूर हिण्डालवा चोक,  
 पुणे - 411 016.

*If this card is lost / someone's lost card is found,  
 please inform / return to :*


Income Tax PAN Services Unit, NSDL,  
 4th Floor, Maruti Storage,  
 Plot No. 141, Survey No. 99E.H,  
 Middle Colony, New Deep Hindalwa Chok,  
 Pune - 411 016.  
 Tel: 91-20-2721 8080, Fax: 91-20-2721 8081  
 e-mail: [eninfo@nsdl.co.in](mailto:eninfo@nsdl.co.in)



**आयकर विभाग**  
**INCOME TAX DEPARTMENT**

**भारत सरकार**  
**GOVT. OF INDIA**


**प्राथमिक अंकन कार्ड**  
**PRINCIPAL ACCOUNT NUMBER CARD**  
**EGLPB2682E**



पति / Name  
 GANESH PRAMANIA

पति का पता / Father's Name  
 GANESH PRAMANIA

पति की तारीख / Date of Birth  
 28/07/1968



13012318

नया दूर हिण्डालवा चोक  
 नया दूर हिण्डालवा चोक



UNITED STATES  
DEPARTMENT OF JUSTICE

OFFICE OF THE ATTORNEY GENERAL  
WASHINGTON, D. C.

RECEIVED  
MAY 15 1964

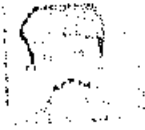
UNITED STATES

DEPARTMENT OF JUSTICE

OFFICE OF THE ATTORNEY GENERAL  
WASHINGTON, D. C.

RECEIVED  
MAY 15 1964

UNITED STATES



UNITED STATES  
DEPARTMENT OF JUSTICE  
OFFICE OF THE ATTORNEY GENERAL  
WASHINGTON, D. C.

RECEIVED  
MAY 15 1964

UNITED STATES  
DEPARTMENT OF JUSTICE  
OFFICE OF THE ATTORNEY GENERAL  
WASHINGTON, D. C.









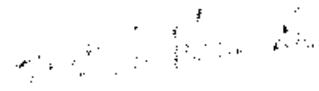


Land  
S




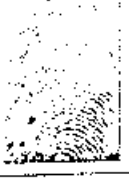
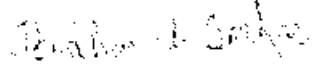
**Contract Details**

Name Address, Photo, Finger Print and Signature

Name	Photo	Finger Print	Signature
<b>Bibhuti Bhushan Das</b> (Presentant) Son of Late Bhushan Das Saha Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			
	06/08/2019	06/08/2019	06/08/2019


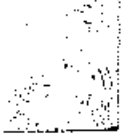
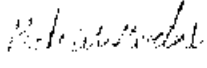
Plot No. 48, Miran Park, P.O.- Mukundapur, P.S.- Purba Jadabpur, District- South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AYL058182N, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019

Admitted by: Self, Date of Admission: 06/08/2019, Place: Office

Name	Photo	Finger Print	Signature
<b>Bidhan Chandra Sarkar</b> Son of Late Naku Chandra Sarkar Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			
	06/08/2019	06/08/2019	06/08/2019

Plot No. 48 Miran Park, P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AYL058182N, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019



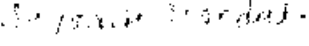
Admitted by: Self, Date of Admission: 06/08/2019, Place: Office

Name	Photo	Finger Print	Signature
<b>Motlal Mondal</b> Son of Lal Mohan Mondal Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			
	06/08/2019	06/08/2019	06/08/2019



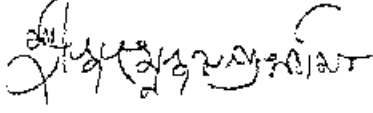
Plot No. 1 Green Park Netai Nagar, P.O.- Mukundapur, P.S.- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AJJPM4088L, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019

Admitted by: Self, Date of Admission: 06/08/2019, Place: Office


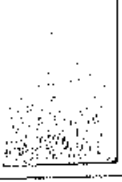
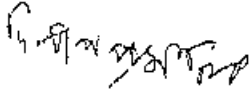


Name	Photo	Finger Print	Signature
<b>Jayanti Mondal</b> Wife of Motilal Mondal Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office	 <small>06/08/2019</small>	 <small>LTI 06/08/2019</small>	 <small>06/08/2019</small>



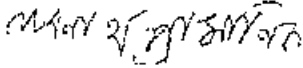
7/1 Green Park Netaji Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AKSPM7195A, Status :Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office

Name	Photo	Finger Print	Signature
<b>Janmenjoy Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office	 <small>06/08/2019</small>	 <small>LTI 06/08/2019</small>	 <small>06/08/2019</small>

Satabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BWYPP8168F, Status :Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office



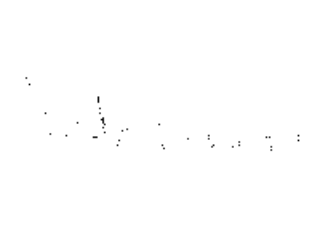
Name	Photo	Finger Print	Signature
<b>Dilip Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office	 <small>06/08/2019</small>	 <small>LTI 06/08/2019</small>	 <small>06/08/2019</small>

Satabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: CAFPP1518R, Status :Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office




Name	Photo	Finger Print	Signature
<b>Debnath Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office	 <small>06/08/2019</small>	 <small>LTI 06/08/2019</small>	 <small>06/08/2019</small>




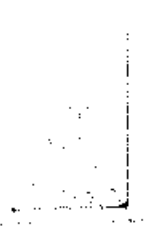

Satlabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24 Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No: ELUFP6393A, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place: Office

Name	Photo	Finger Print	Signature
<b>Anjali Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			

Satlabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24 Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No: ELUFP6393A, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place: Office



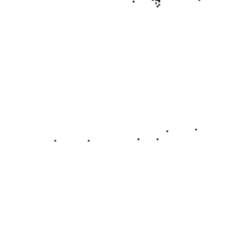
Name	Photo	Finger Print	Signature
<b>Swapan Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			

Satlabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24 Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No: ELUFP6393A, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place: Office

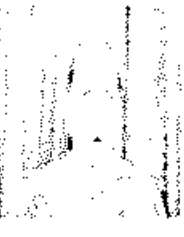

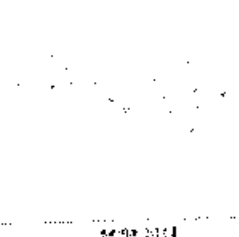
Name	Photo	Finger Print	Signature
<b>Bapi Pramanik</b> Son of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place: Office			

Satlabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24 Parganas, West Bengal, India, PIN - 700099 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No: FDEPP3421G, Status: Individual, Executed by: Self, Date of Execution: 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place: Office



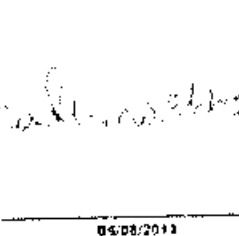


Name	Photo	Finger Print	Signature
<b>Tarak Pramanik</b> Son of Late ... ... ... ...			

Satabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Male, By Caste: Hindu, Occupation: ...  
 No : ... Status : Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office

Name	Photo	Finger Print	Signature
<b>Satima Barik</b> ... ... ... ...			

Satabdi Park, P.O:- Mukundapur, P.S:- Purba Indabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No : ... Status : Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office

Name	Photo	Finger Print	Signature
<b>Pratima Chhatui</b> Daughter of Late Ganesh Pramanik Executed by: Self, Date of Execution: 06/08/2019 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office			

Satabdi Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No : ... Status : Individual, Executed by: Self, Date of Execution: 06/08/2019  
 Admitted by: Self, Date of Admission: 06/08/2019, Place : Office



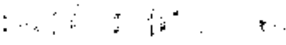


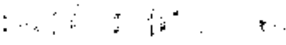


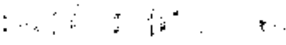


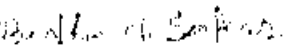


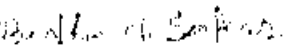


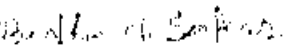


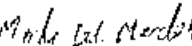


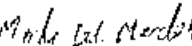


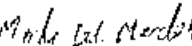


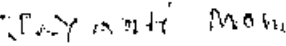


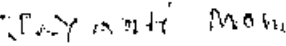


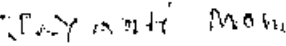
**Developer Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>City Live Construction</b> 77 Green Park Netaji Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, PAN No : AAIFC5311N, Status : Organization, Executed by: Representative

Repr  
SI





Representative Details :

Sl No	Name, Address, Photo, Finger print and Signature								
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Bibhut Blusan Das</b>                      Son of Late Bhupendra Nath Das                      Date of Execution                      06/08/2019, Admitted by                      Self, Date of Admission                      06/08/2019, Place of                      Admission of Execution: Office                 </td> <td>                       Aug 8 2019 12:11PM                 </td> <td>                       LTI                      06/08/2019                 </td> <td>                       06/08/2019                 </td> </tr> </tbody> </table> <p>P-12 Sataba Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AIDPD4689B Status: Representative, Representative of: City Live Construction (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Bibhut Blusan Das</b> Son of Late Bhupendra Nath Das Date of Execution 06/08/2019, Admitted by Self, Date of Admission 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:11PM	 LTI 06/08/2019	 06/08/2019
Name	Photo	Finger Print	Signature						
<b>Bibhut Blusan Das</b> Son of Late Bhupendra Nath Das Date of Execution 06/08/2019, Admitted by Self, Date of Admission 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:11PM	 LTI 06/08/2019	 06/08/2019						
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Bidhan Chandra Sarkar</b>                      Son of Late Nakul Chandra Sarkar                      Date of Execution                      06/08/2019, Admitted by:                      Self, Date of Admission:                      06/08/2019, Place of                      Admission of Execution: Office                 </td> <td>                       Aug 8 2019 12:13PM                 </td> <td>                       LTI                      06/08/2019                 </td> <td>                       06/08/2019                 </td> </tr> </tbody> </table> <p>B/6/4B Milan Park, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AYLPS6182N Status: Representative, Representative of: City Live Construction (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Bidhan Chandra Sarkar</b> Son of Late Nakul Chandra Sarkar Date of Execution 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:13PM	 LTI 06/08/2019	 06/08/2019
Name	Photo	Finger Print	Signature						
<b>Bidhan Chandra Sarkar</b> Son of Late Nakul Chandra Sarkar Date of Execution 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:13PM	 LTI 06/08/2019	 06/08/2019						
3	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Motilal Mondal</b>                      Son of Lal Mohan Mondal                      Date of Execution -                      06/08/2019, Admitted by:                      Self, Date of Admission:                      06/08/2019, Place of                      Admission of Execution: Office                 </td> <td>                       Aug 8 2019 12:14PM                 </td> <td>                       LTI                      06/08/2019                 </td> <td>                       06/08/2019                 </td> </tr> </tbody> </table> <p>7/1 Green Park Netai Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AJJPM4088L Status: Representative, Representative of: City Live Construction (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Motilal Mondal</b> Son of Lal Mohan Mondal Date of Execution - 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:14PM	 LTI 06/08/2019	 06/08/2019
Name	Photo	Finger Print	Signature						
<b>Motilal Mondal</b> Son of Lal Mohan Mondal Date of Execution - 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:14PM	 LTI 06/08/2019	 06/08/2019						
4	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Jayanti Mondal</b>                      Wife of Motilal Mondal                      Date of Execution -                      06/08/2019, Admitted by:                      Self, Date of Admission:                      06/08/2019, Place of                      Admission of Execution: Office                 </td> <td>                       Aug 8 2019 12:15PM                 </td> <td>                       LTI                      06/08/2019                 </td> <td>                       06/08/2019                 </td> </tr> </tbody> </table> <p>7/1 Green Park Netai Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099, Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of India, PAN No.: AKSPM7195A Status: Representative, Representative of: City Live Construction (as Partner)</p>	Name	Photo	Finger Print	Signature	<b>Jayanti Mondal</b> Wife of Motilal Mondal Date of Execution - 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:15PM	 LTI 06/08/2019	 06/08/2019
Name	Photo	Finger Print	Signature						
<b>Jayanti Mondal</b> Wife of Motilal Mondal Date of Execution - 06/08/2019, Admitted by: Self, Date of Admission: 06/08/2019, Place of Admission of Execution: Office	 Aug 8 2019 12:15PM	 LTI 06/08/2019	 06/08/2019						



Transfer of Property

Sl. No.	Name	Photo	Signature
1.	...		

I hereby certify that the above mentioned details are correct and true to the best of my knowledge and belief and I have no objection in the transfer of property as mentioned above.

Transfer of property for L1

Sl No.	From	To, with area (Name-Area)
1.	...	City Live Construction 2 674 2100
2.	...	City Live Construction 2 674 2100
3.	...	City Live Construction 2 674 2100
4.	...	City Live Construction 2 674 2100
5.	...	City Live Construction 2 674 2100
6.	...	City Live Construction 2 674 2100
7.	...	City Live Construction 2 674 2100
8.	...	City Live Construction 2 674 2100
9.	...	City Live Construction 2 674 2100
10.	...	City Live Construction 2 674 2100
11.	...	City Live Construction 2 674 2100
12.	...	City Live Construction 2 674 2100
13.	...	City Live Construction 2 674 2100

Transfer of property for S1

Sl No.	From	To, with area (Name-Area)
1.	...	City Live Construction 7 692 3376 Sq Ft
2.	...	City Live Construction 7 692 3376 Sq Ft
3.	...	City Live Construction 7 692 3376 Sq Ft
4.	...	City Live Construction 7 692 3376 Sq Ft
5.	...	City Live Construction 7 692 3376 Sq Ft
6.	...	City Live Construction 7 692 3376 Sq Ft
7.	...	City Live Construction 7 692 3376 Sq Ft
8.	...	City Live Construction 7 692 3376 Sq Ft
9.	...	City Live Construction 7 692 3376 Sq Ft
10.	...	City Live Construction 7 692 3376 Sq Ft
11.	...	City Live Construction 7 692 3376 Sq Ft
12.	...	City Live Construction 7 692 3376 Sq Ft
13.	...	City Live Construction 7 692 3376 Sq Ft
14.	...	City Live Construction 7 692 3376 Sq Ft
15.	...	City Live Construction 7 692 3376 Sq Ft
16.	...	City Live Construction 7 692 3376 Sq Ft
17.	...	City Live Construction 7 692 3376 Sq Ft
18.	...	City Live Construction 7 692 3376 Sq Ft
19.	...	City Live Construction 7 692 3376 Sq Ft
20.	...	City Live Construction 7 692 3376 Sq Ft



Endorsement For Deed Number - 1 - 163001850 / 2019

On 06-06-2019

**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 No. 163001850/2019 is Rs. 3,30,23,000/-.

Krishnendu Tatakdar  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D S R - V SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 06-05-2019

**Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)**

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number 48 (g) of Indian Stamp Act 1899

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

Presented for registration at 12:10 hrs on 06-08-2019, at the Office of the D S R. - V SOUTH 24-PARGANAS by Bibhuti Bhusan Das, one of the Executants.

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

Execution is admitted on 06/08/2019 by 1, Bibhuti Bhusan Das, Son of Late Bhupendra Nath Das, P 42 Satabdi Park Mukundapur, P.O. Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 2. Bidhan Chandra Sarkar, Son of Late Nakul Chandra Sarkar, B-6 4B Milan Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 3. Motilal Mondal, Son of Lal Mohan Mondal, 7/1 Green Park Netai Nagar, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 4. Jayanti Mondal, Wife of Motilal Mondal, 7/1 Green Park Netai Nagar, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 5. Janmenjoy Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 6. Dilip Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 7. Debnath Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 8. Anath Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 9. Swapan Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 10. Bapi Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 11. Tarak Pramanik, Son of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession Business, 12. Satima Barik, Daughter of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession House wife, 13. Pratima Chhatu, Daughter of Late Ganesh Pramanik, Satabdi Park, P.O: Mukundapur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700099, by caste Hindu, by Profession House wife

Indetified by Mr Rahul Dhar, , Son of Late R Dhar, Ajoy Nagar, P.O: Santoshpur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

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

Execution is admitted on 06-08-2019 by Bibhuti Bhusan Das, Partner, City Live Construction, 7/1 Green Park Netai Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099

Indetified by Mr Rahul Dhar, , Son of Late R Dhar, Ajoy Nagar, P.O: Santoshpur, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others



Execution is admitted on 06-08-2019 by Bidhan Chandra Sarkar, Partner, City Live Construction, 7/1 Green Park Netaji Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099  
Identified by Mr Rahul Dhar, . . Son of Late R Dhar, Ajoy Nagar, P.O. Santoshpur, Thana: Purba Jadabpur, . South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

Execution is admitted on 06-08-2019 by Motilal Mondal, Partner, City Live Construction, 7/1 Green Park Netaji Nagar, P.O:- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099

Identified by Mr Rahul Dhar, . . Son of Late R Dhar, Ajoy Nagar, P.O: Santoshpur, Thana: Purba Jadabpur, . South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

Execution is admitted on 06-08-2019 by Jayanti Mondal, Partner, City Live Construction, 7/1 Green Park Netaji Nagar, P.O.- Mukundapur, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700099

Identified by Mr Rahul Dhar, . . Son of Late R Dhar, Ajoy Nagar, P.O: Santoshpur, Thana: Purba Jadabpur, . South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

#### Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53/- ( E = Rs 21/- ,H = Rs 28/- ,M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 53/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 06/06/2019 5:35AM with Govt. Ref. No: 192019200021752371 on 06-06-2019, Amount Rs: 53/-, Bank: CANARA BANK ( CNRB0000344), Ref. No. GRIPS2019060638987 on 06-06-2019, Head of Account 0030-03-104-001  
-16

#### Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 75,020/- and Stamp Duty paid by Stamp Rs 50/-, by online = Rs 75,020/-

Description of Stamp  
1 Stamp: Type: Impressed, Serial no 111527, Amount: Rs.50/-, Date of Purchase: 01/03/2019, Vendor name: Jaydeep Chatterjee

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB  
Online on 06/06/2019 5:35AM with Govt. Ref. No: 192019200021752371 on 06-06-2019, Amount Rs: 75,020/-, Bank: CANARA BANK ( CNRB0000344), Ref. No. GRIPS2019060638987 on 06-06-2019, Head of Account 0030-02-103-003  
-02



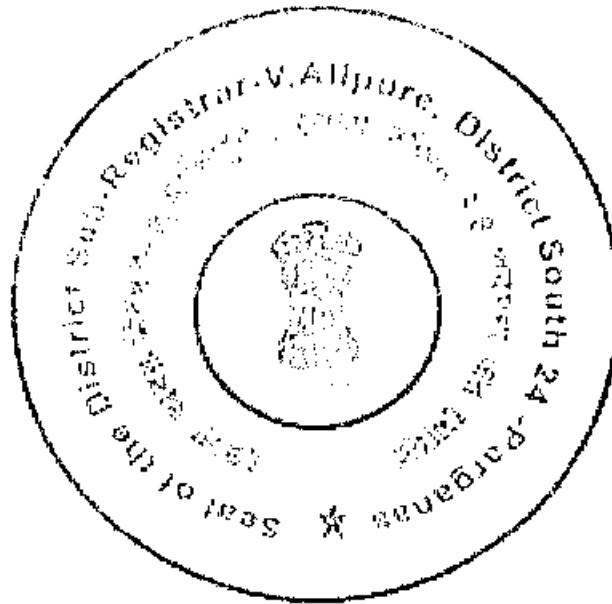
Krishnendu Talukdar  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - V SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1630-2019, Page from 71566 to 71622

being No 163001859 for the year 2019



Digitally signed by KRISHNENDU  
TALUKDAR  
Date: 2019.08.13 16:34:05 +05:30  
Reason: Digital Signing of Deed.

(Krishnendu Talukdar) 13-08-2019 16:33:00  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - V SOUTH 24-PARGANAS  
West Bengal.

(This document is digitally signed.)