

SL No - 2194/2025

I-2074/2025



02/06

10139

अभिषेक पश्चिम बंगाल WEST BENGAL

03AC 859698

P. 16062001506306/2025

Certified that this document is
admitted to Registration. The
signature sheet and the
Endorsement are attached to the
document as part of this document.

Additional Dist. Sub Registrar
Kolkata

BOUNDARY REGISTRY

(The Kolkata Municipal Corporation)

PREMISES NO.- 10, DEHI ENTALLY ROAD, WD. NO.- 055, BR.
NO.- VI, P.S.+P.O. - ENTALLY, KOLKATA -700014.

We, (1) SMT. ANUPA SINHA (PAN No- [REDACTED]) (AADHAAR
NO.- [REDACTED]), daughter of Late Kamalendu Sinha, (2) SRI
ASHIM KUMAR SINHA (PAN No- [REDACTED]) (AADHAAR NO.-
[REDACTED]), son of Late Kamalendu Sinha, Contd...P/2

S.L. No. 288708 Sold To.

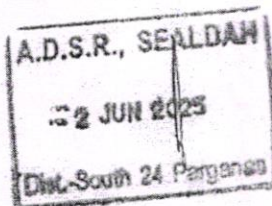
Rs. Addrs.

G.C. SAHA
(Govt.) LICENSED STAMP VENDOR
11A, Mirza Galib Street, Kol-87

Issue Date. Sign.

07 MAR 2025

07 MAR 2025
RAJIB KR. MONDAL
Sealdah Bar Association
Criminal & Civil Court at
Kolkata-700 014



= 2 =

both are by faith – Hindu , by occupation – Retired & Business , Nationality – Indian
both are residing at premises No.- 10 , Dehi Entally Road , Wd. No.- 055 , Br. No.-
VI , P.S – Entally , Kolkata –700014.

That we are Sole & absolute owners of the Premises No.- 10 , Dehi Entally
Road , Wd. No.- 055 , Br. No.- VI , P.S – Entally , Kolkata –700014 , As per Deed
area of land = 553.419 Sq.mt. (08 Cottas – 04 Chittaks – 17 Sq.ft.) , Physically
measuring area about 549.141 Sq.mt. (08 Cottas – 03 Chittaks – 16 Sq.ft.)
more or less of land with structure .

That we shall submit to The Kolkata Municipal Corporation the Plan and
Application for the Construction of Building at Premises No.- 10 , Dehi Entally
Road , Wd. No.- 055 , Br. No.- VI , P.S – Entally , Kolkata –700014.

That we shall submit a plan to the city Architect's Department of the Kolkata
Municipal Corporation for sanction , At the time of Physical Measurement of the
boundaries, the measurements differs. The property which is fully mentioned in the
Schedule below is demarcated the boundary walls .

That we shall be liable for any with my neighbor in any manner whatsoever
regarding the Boundary of the said land in future. The Kolkata Municipal
Corporation will also not be liable for any litigation and have every right to revoke
the Sanction Plan at any time, if otherwise, over the said land.

That there is no civil or criminal suit pending against the said land. The said land is
free from all encumbrances.

That a Site Plan showing the actual measurement of the Boundaries as attached here
with.

Contd...P/3



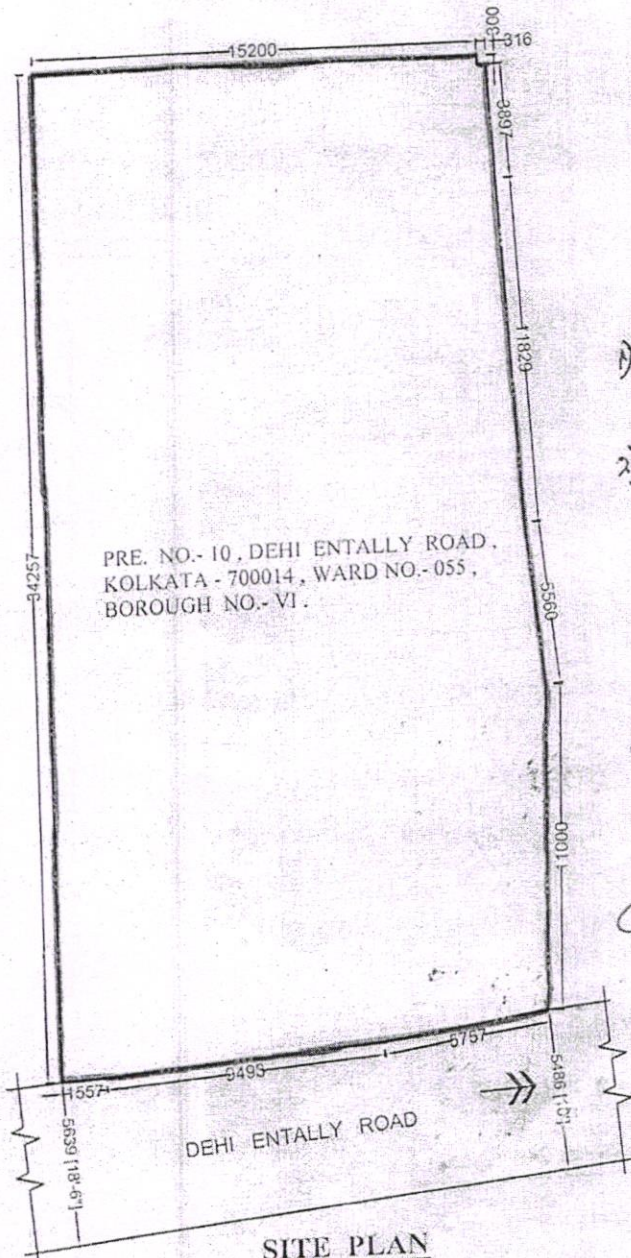
A.D.S.R., SEALDAH
22 JUN 2025
Dist. South 24 Parganas

SITE PLAN OF LAND AT PREMISES NO.- 10, DEHI ENTALLY ROAD,
KOLKATA - 700014, WARD NO.- 055, BOROUGH NO.- VI OF K.M.C.,
P.S + P.O - ENTALLY, ASSESSEE NO.- 110551300171.

PHYSICALLY AREA OF LAND = 549.141 SQ.MT. / 08K-03CH-16SQ.FT

More / Less

COLOUR SHOWN IN RED BORDER - 



1) Anupa Sinha
Ashim Kumar Sinha.
2) akhil

SIG. OF OWNER'S

SK. Saidul Islam
L.B.S of K.M.C
Class - I, No - 1730

SK. SAIDUL ISLAM
B-Tech Civil Engineer
Chartered Engineer (I)
Empanelled Structural Engineer
E.S.E. No.- 793/II
The Kolkata Municipal Corporation
M : 9831938577
L.B.S - I/1730

SIG. OF L.B.S

SITE PLAN
SCALE = 1:200



THE KOLKATA MUNICIPAL CORPORATION
Assessment Collection Department

No Outstanding Certificate (NOC)

NOC Issue Date: 26-05-2025

From:

The Assessor-Collector

To:

The Owner: SRI ASHIM KUMAR SINHA, SMT ANUPA SINHA

Person Liable to Pay Tax (PLPT):

Dear Sir(s)/Madam(s),

Re: Assessee No: 110551300171

Premises No: 10, DEHENTALLY ROAD

Ward No: 055

This is to inform that, as per our records, there is no outstanding amount due against the above mentioned assessee no as on date.

This NOC is based on the AV Rs. 164420.00 w.e.f. 3/2019

This payment status is valid up to 30-06-2025

For, Assessor-Collector

Date: 26-05-2025

Current unpaid amount: Rs. 0

Note:

**Recorded Owner / Person Liable to pay tax / Occupier will be liable to pay the outstanding dues, if any detected subsequently.

**As this is a Computer Generated document, it does not require an actual signature.

**Recorded Owner / Person Liable to pay tax / Occupier is to verify dishonored cheques in addition to this statement.

**This NOC will be treated as invalid and canceled if any payment through Bank Draft/Pay Order drawn in favour of KMC, fails to be encashed.

SCHEDULE ABOVE REFERRED TO :

Boundary of the Premises No:- 10, Dehi Entally Road, Wd. No.- 055, Br. No.- VI, P.S - Entally, Kolkata -700014 is given below :-

ON THE NORTH : By 18'-0" wide Dehi Entally Road (KMC Road)

ON THE SOUTH : By Premises No.- 53, Deb Lane,

ON THE EAST : By Premises No.- 12, Dehi Entally Road, 55, 57 & 59, Deb Lane,

ON THE WEST : By Premises No.- 8, Dehi Entally Road,

Measurement of the Boundary line of the Premises No.- 10, Dehi Entally Road, Wd. No.- 055, Br. No.- VI, P.S - Entally, Kolkata -700014, Which is butted and bounded by :-

ON THE NORTH : 1557, 9493 & 5757 MM,

ON THE SOUTH : 15200 & 316 MM,

ON THE EAST : 34257 MM,

ON THE WEST : 11000, 5560, 11829, 3897 & 300 MM,

That the above statements are true to our knowledge. This declaration will be filed to The Kolkata Municipal Corporation.

Signed this the^{2nd}..... day ofJUNE.....2025.

WITNESSES:

1. Sukanta Adhikary
1/H/7, K. S. Lane
Kolkata - 700010

1) Anupa Sinha

2) [Signature]
Atkin Kumar Sinha

As Per KMC
Profoma

Anupa Sinha

Signature of Owner/s

		THUMB	1 ST FINGER	MIDDLE FINGER	RING FINGER	SMALL FINGER
	LEFT HAND	[Redacted]				
	RIGHT HAND					

NAME : SMT ANUPA SINHA

..... DECLARANT NO.1

SIGNATURE : *Anupa Sinha*

		THUMB	1 ST FINGER	MIDDLE FINGER	RING FINGER	SMALL FINGER
	LEFT HAND	[Redacted]				
	RIGHT HAND					

NAME : SRI ASHIM KUMAR SINHA

..... DECLARANT NO.2

Ashim Kumar Sinha

SIGNATURE :

		THUMB	1 ST FINGER	MIDDLE FINGER	RING FINGER	SMALL FINGER
	LEFT HAND					
	RIGHT HAND					

NAME :

SIGNATURE

Major Information of the Deed

Deed No :	I-1606-02074/2025	Date of Registration	02/06/2025
Query No / Year	1606-2001506306/2025	Office where deed is registered	
Query Date	30/05/2025 10:54:45 AM	A.D.S.R. SEALDAH, District: South 24-Parganas	
Applicant Name, Address & Other Details	Sukanta Adhikary 1/h/7 K.s.lane, Thana : Beliaghata, District : South 24-Parganas, WEST BENGAL, PIN - 700010, Mobile No. : 9433381239, Status : Solicitor firm		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
	Rs. 4,10,48,611/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 7/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

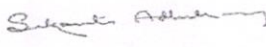
District: South 24-Parganas, P.S:- Entaly, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Dehi Entaly Road, , Premises No: 10, , Ward No: 055 Pin Code : 700014

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	8 Katha 3 Chatak 16 Sq Ft		4,10,48,611/-	Width of Approach Road: 18 Ft.,
Grand Total :				13.546Dec	0/-	410,48,611/-	

Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
	Name Photo Finger Print Signature
1	Smt ANUPA SINHA Daughter of Late KAMALENDU SINHA Executed by: Self, Date of Execution: 02/06/2025 , Admitted by: Self, Date of Admission: 02/06/2025 ,Place : Office   02/06/2025 LTI 02/06/2025 02/06/2025
10, DEHI ENTALY ROAD, City:- Kolkata, P.O:- ENTALY, P.S:-Entaly, District:-South 24-Parganas, West Bengal, India, PIN:- 700014 Sex: Female, By Caste: Hindu, Occupation: Retired Person, Citizen of: India Date of Birth:XX-XX-1XX0 , PAN No.:: AExxxxxx0G, Aadhaar No: 24xxxxxxx6000, Status :Individual, Executed by: Self, Date of Execution: 02/06/2025 , Admitted by: Self, Date of Admission: 02/06/2025 ,Place : Office	

Name	Photo	Finger Print	Signature
Mr ASHIM KUMAR SINHA (Presentant) Son of Late KAMALENDU SINHA Executed by: Self, Date of Execution: 02/06/2025 , Admitted by: Self, Date of Admission: 02/06/2025 ,Place : Office		 Captured	
10, DEHI ENTALY ROAD, City:- Kolkata, P.O:- ENTALY, P.S:-Entaly, District:-South 24-Parganas, West Bengal, India, PIN:- 700014 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: IndiaDate of Birth:XX-XX-1XX6 , PAN No.:: DDxxxxxx9J, Aadhaar No: 21xxxxxxxx8901, Status :Individual, Executed by: Self, Date of Execution: 02/06/2025 ,Admitted by: Self, Date of Admission: 02/06/2025 ,Place : Office			

Identifier Details :			
Name	Photo	Finger Print	Signature
Mr SUKANTA ADHIKARY Son of Late HARADHAN ADHIKARY 1/H/7, K.S.LANE, KOLKATA - 700010, City:- Kolkata, P.O:- BELEGHATA, P.S:- Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010		 Captured	
Identifier Of Smt ANUPA SINHA, Mr ASHIM KUMAR SINHA			

Endorsement For Deed Number : I - 160602074 / 2025

On 02-06-2025

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 10:39 hrs on 02-06-2025, at the Office of the A.D.S.R. SEALDAH by Mr ASHIM KUMAR SINHA , one of the Executants.

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

Execution is admitted on 02/06/2025 by 1. Smt ANUPA SINHA, Daughter of Late KAMALENDU SINHA, 10, DEHI ENTALY ROAD, P.O: ENTALY, Thana: Entaly, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by Profession Retired Person, 2. Mr ASHIM KUMAR SINHA, Son of Late KAMALENDU SINHA, 10, DEHI ENTALY ROAD, P.O: ENTALY, Thana: Entaly, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700014, by caste Hindu, by Profession Business

Indetified by Mr SUKANTA ADHIKARY, , , Son of Late HARADHAN ADHIKARY, 1/H/7, K.S.LANE, KOLKATA - 700010, P.O: BELEGHATA, Thana: Beliaghata, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by profession Law Clerk

Payment of Fees

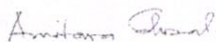
Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fees paid by Cash Rs 7.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 286708, Amount: Rs.10.00/-, Date of Purchase: 07/03/2025, Vendor name: G C SAHA



Amitava Ghosal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1606-2025, Page from 63370 to 63381

being No 160602074 for the year 2025.



Amitava Ghosal

Digitally signed by AMITAVA GHOSAL
Date: 2025.06.05 12:51:14 +05:30
Reason: Digital Signing of Deed.

(Amitava Ghosal) 05/06/2025
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
West Bengal.

Government of West Bengal
OFFICE OF THE A.D.S.R. SEALDAH
District South 24-Parganas

Ref.: AIN 160620251020741133283 (Application for certified copy of registered deed) dated
6/9/2025 1

Total amount of duties/fees paid: Rs. 108.00/- (Rupees one hundred and eight) only

Certified to be a true copy of the deed being No. 02074 for the year 2025 of OFFICE OF THE
A.D.S.R. SEALDAH.

Digitally signed by Amitava Ghosal
A.D.S.R. SEALDAH
6/9/2025 3:45:57 PM

Digitally signed by AMITAVA GHOSAL
Date: 2025.06.09 15:47:23 +05:30
Reason: Digital Signing of Deed.