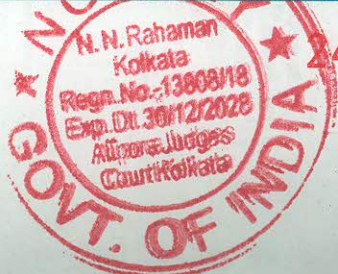


SI No. 0007 18 MAR 2026



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL



24AC 362331

BEFORE THE NOTARY PUBLIC  
ALIPORE JUDGES COURT  
KOLKATA-700 027

SUPPLIMENTARY JOINT VENTURE AGREEMENT

THIS SUPPLIMENTARY JOINT VENTURE AGREEMENT is made this the day 18<sup>th</sup> of March 2026 (Two Thousand Twenty Six),

BETWEEN



18 MAR 2026

BETWEEN



1. **SANKAR GHOSH** having **PAN - AGFPG0678M, AADHAAR 442470682489**, son of Late Panchanan Ghosh, by occupation-service, **2.SWAPAN KUMAR GHOSH** having **PAN - BVDPG9095A, AADHAAR 933814339568**, son of Late Panchanan Ghosh, by occupation - retired. **3.BASUDEV GHOSH** having **PAN - APBPG5120P, AADHAAR 971244976600**, son of Late Ajit Kumar Ghosh, by occupation servior, AND **4.PROBIR KUMAR GHOSH** having **PAN - ACTPG7254K, AADHAAR 542618815625** sot of Late Kali Charan Ghosh, by occupation retired, all are by faith Hindu, by nationality Indian, and residing at 43 AnjumanAra Begum Row, Post Office - Tollygunge, Police Station Golfgreen (previously Jadavpuri) District-24 Parganas(South), Kolkata 700033, West Bengal, for the sake of brevity hereinafter referred to and called as the **LANDOWNERS**and their constitute attorney **SRI PROSENJIT PAITH PAN AKYPP3745A, ADHAAR No 8452 8152 6860**, son of Late Budhir Kumar Paithcollectively (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include their heir/heirs, executor/executors, administrator/administrators, representative/ representatives und assigns/assigns of the **FIRST PART**

AND

**NEEL BUILDER & DEVELOPER**, Proprietorship concern, having its office at Flat-3B3<sup>rd</sup>Floor, Premises No. 62/64, Haripada Dutta Lane, Post Office Tollygunge P.S. - Golf Green previously Jadavpur, Kolkata - 700033, Dist. - South 24 Parganas, represented by its sole proprietor**SRI PROSENJIT PAITH PAN AKYPP3745A, ADHAAR No 8452 8152 6860**, son of Late Budhir Kumar Paith, by faith Hindu, by occupation Business, by Nationality Indian, residing ut Flat-30, 34 Floor, Promises No. 62/4, Haripada Dutta Lane, Post Office-Tollygunge P.S. - Golfgreen previously Jadavpur, Kolkata - 700033, Dist. - South 24 Parganas, for the sake of brevity hereinafter referred to and called as the **DEVELOPER** which tenor expression shall unless excluded by or repugnant to the context be de tied to mean and include his heir/heirs, executor/executors, administrator/administrators, representative/representatives and assigns/assignsof the **SECOND PART**.

Whereas first party and Second party herein executed one Registered Development Agreement (Joint Venture Agreement) on 26th May 2023 registered at the office of the ARA II Kolkata being No 190206987 for the purpose of the development of the property lying and situated at Premises No 43, AnjumanAra Begum Row, P.S. - Golfgreen (previously Jadavpur), Kolkata - 700033, Dist - 24 Parganas (South).

And whereas in the above mentioned Joint Venture Agreement the completion time of Construction of the new building was mentioned as 32 month from 26<sup>th</sup> May 2023. But due to Developer's financial problem both parties herein agreed to extend the completion time of construction upto 24.03.2028.

And whereas it is pertinent to mentioned that all terms and condition including allocation would remain same.

#### THE SCHEDULE

#### "NEW BUILDING"

**ALL THAT G+III (three) storied residential building to be known and identified as "MANGAL DEEP APARTMENT" to be constructed over the said land as per the plan to be sanctioned by the Kolkata Municipal Corporation upon the land measuring about 3 (three) Cottahs 2(two) Chittacks and 7(seven) Square Feet at under Ward No 04**

within the ambit of Kolkata Municipal Corporation Premises 43 Anjuman Ara Begum Row, P.O. Tollygunge, Police Station Golf green (previously Jadavpur), Kolkata-700033, District - 24 Parganas south, West Bengal.

PROSENJIT PAITH

(SIGNATURE OF CONSTITUTE ATTORNEY OF SANKAR GHOSH, SWAPAN KUMAR GHOSH, BASUDEV GHOSH AND PROBIR KUMAR GHOSH)

NEEL BUILDER & DEVELOPER

*Prosenjit Paith*  
Proprietor

PROSENJIT PAITH

(SIGNATURE OF DEVELOPER)

- 1) Sankar Ghosh
- 2) Swapan Kumar Ghosh
- 3) Basudev Ghosh
- 4) Probir Kumar Ghosh

LAND - OWNERS.



Signature attested  
or identification

*N. N. Rahaman*  
Noorun Nessa Rahaman  
Notary Govt. of India  
Regn No 13808/18

Identified by me

*RAW*

Rausan Ali Gayen  
Advocate  
EN. NO.-WB 257 of 03  
Alipur Judges Court & Cri. Court

18 MAR 2026