

11/16/2023

D-11865/23



পশ্চিমবঙ্গ পশ্চিম বঙ্গ WEST BENGAL

T 732775

Certified that the ~~document~~ is admissible for registration. The ~~document~~ and the endorsement ~~attached~~ to this document are the part of this document.

Adtl. Dist. Sub Registrar
Nalhati, North 24 Parganas

- 1 DEC 2023

DEVELOPMENT AGREEMENT

01/12
21/29339278/23

THIS DEVELOPMENT AGREEMENT made on this the 1st day of December, 2023 (Two Thousand Twenty-Three)

BETWEEN

SMT. GOURI BISWAS W/o Late Maniklal Biswas (PAN : **AXCPB9912H**) (AADHAAR : **8456 8044 4979**) by faith Hindu, by profession Housewife, by nationality Indian, residing at Holding No. 814, 6 No. Bijoy Nagar, P.O. & P.S. Naihati, Dist. North 24 Parganas, Pin-743165 W.B. hereinafter called and referred to as the "**OWNER**" (which expression shall unless otherwise excluded by or repugnant to the context be deemed to mean and include her legal heirs, successors, executors, administrators, legal representative and assigns) of the **FIRST PART.**

AND

"GITA CONSTRUCTION" a sole proprietorship firm, having its registered office at 127/A, Nakari Mondal Road, P.O. Kanchrapara, P.S. Bizpur, Dist. North 24 Parganas, Pin-743145, represented by its sole proprietor, **SRI NIRAJ KUMAR JAISWAL**, (PAN : **AFRPJ1561M**), son of Sri Kailash Prasad Jaiswal BY FAITH – Hindu, by occupation – Business, by Nationality – Indian, residing at 127/A, Nakari Mondal Road, P.O. Kanchrapara, P.S. Bizpur, Dist. North 24 Parganas, hereinafter referred to as "**DEVELOPER**" (which expression shall unless excluded by or repugnant to the context be deemed to mean and include its proprietor for the time being and successors in its Office and assigns) of the **SECOND PART.**

WHEREAS ALL THAT piece and parcel of the property measuring about 4 (four) cottahas 13 chattak or 0.0800 acre more or less situated at Mouza Naihati, appertaining to J.L. No. 3, Khatian No. 6192 appertaining to Dag No. 4264 (presently L.R. Dag No. 3680) has been purchased by the

above said Owner Smt. Gouri Biswas from one Sri Prem Ranjan Paul by dint of a Deed of Sale vide being No. 4738 for the year 1979 recorded in Book 1, pages 182 to 185 which was registered and executed at the office of A.D.S.R, Naihati.

AND WHEREAS presently the above said Owner is exclusively possessed the property mentioned specifically in the schedule below with full right, title and interest and she also recorded her name in ROR as well as in the property records of the concerned Municipality.

AND WHEREAS now the above named Owner has decided to develop the said property mentioned in the schedule below. The Owner is willing to develop the schedule mentioned property by constructing a multi-storied building (G+3 or G+4) on the said plot of land by demolishing the existing construction therein as per sanctioned plan of Naihati Municipality.

AND WHEREAS the Owner is unable to construct the said proposed multi-storied building due to financial crisis and due to lack of experience to construct a multi-storied building. As such the Owner approached the Second Party, the Developer to develop the property by constructing a (G+3 or G+4) multi-storied building on the scheduled property. The Developer has inspected the property and after a long discussion with the Owner now he is willing to develop the schedule property as per sanctioned plan of the Municipality with terms and conditions as agreed and specified below.

THIS AGREEMENT is drawn up in writing with details of such terms and conditions mutually agreed to by the parties herein :-

- (1) The first party is the owner, and second party is the developer.
- (2) The Owner agreed to provide the land mentioned in the schedule below to the Developer for developing a (G+3 or G+4) multistoried

building and in this respect a registered Power of Attorney for Development will be executed by the Owner in favour of the Developer. The Developer agreed to complete the (G+3 or G+4) multistoried building within 24 (twenty-four) months from the date of sanctioning of building plan by the concerned Municipality but if any hazard or problem arises during this period which will be out of reach of the Developer, the Owner cannot blame or make liable the Developer for the delay in construction.

- (3) The Developer agreed to provide the **Owner' allocation** as follows :-
- i) The Developer shall provide three 2BHK Flats measuring covered area about 600 sq.ft. for each Flat. Out of three Flats two Flats will be constructed on 1st and 2nd Floor (South-West facing) on the front side of the proposed building and the another Flat will be constructed on the 1st Floor itself (East-South facing) on the back side of the proposed building.
 - ii) The Developer shall provide one Four wheeler garage at the Ground floor of the proposed building within the parking space.
 - iii) The Developer shall provide an amount of Rs.30,00,000.00 (Rupees Thirty Lakh) only. The payment schedule of which is as follows :-
 - a) Rs.10,00,000.00 on the date of execution of the registered Development Agreement and Power of Attorney.
 - b) Rs.10,00,000.00 at the time of construction of the Third Floor.
 - c) Rs.10,00,000.00 at the time of brick of the Third Floor.

- (4) It is hereby agreed between the Developer and the above said Owner that the consideration amount of Rs.30,00,000.00 will be paid after deduction of TDS.
- (5) The above said Owner agreed to bear the GST applicable as per the Govt. directive for the three Flats which will be allocated to her within the proposed building.
- (6) Apart from above said allocation as mentioned in para 3 the rest portion of the whole (G+3 or G+4) multistoried building is developer's allocation and the Developer has every right to dispose of his allocation as per his discretion and the Owner also has right to dispose of her allocated area as per her will and intension.
- (7) In case of Owner's absence or in case of death of the Owner, her legal heirs shall abide by this agreement in toto. Similarly, in absence of the Developer, his legal heirs shall be bound to abide by this agreement in toto.
- (8) The Power of Attorney which would be executed by the Owner in favour of the Developer shall not be revoked by her in any circumstances.
- (9) It is understood that from time to time with the progress of construction of the building by the Developer, various deeds, matter and things not herein specified may be required to be done by the Developer and for which the Developer may need the authority of the Owner and various applications and documents may be required to be signed or made by the Owner relating to which specific provision may not have been mentioned herein, the Owner doth hereby undertakes further that she will do all such acts, deeds, matters and things and shall execute any such additional Power of Attorney and /

or authorization as may be required by the Developer for the purpose and the Owner also undertakes to sign, execute all such additional development agreement, application and other documents as the case may be provided that all such acts, deeds, matters and things do not in any way infringe on the rights of the Owner and/or go against the spirit of the presents.

- (10) If at any time dispute arise between the parties hereto regarding the construction or interpretation of any of the terms and conditions herein contained or touching these presents or determination or any liability or any or the parties under this agreement, the same shall be referred to Arbitrator, and the Arbitration and Conciliation Act, 1996 shall be applicable to all such disputes and differences arising out of these agreement and the Tribunal shall pass the Award within six months from the date of reference and no adjournment shall be given under any circumstances and the Tribunal may pass any interim order as may be found necessary.

COMMON RESTRICTIONS

The common restrictions in respect of the Owner and the Developer shall include the following :

- (i) The said properties have not been subject to any notice of attachment under Public Demands Recovery Act or for payment of Income Tax.
- (ii) The original documents of the properties mentioned in the schedules below will remain with the Developer from the time of execution of instant Development Agreement and Power of Attorney for Development until completion of the (G+3 or G+4) multistoried building and also till complete disposal of the Developer's allocation.
- (iii) The name of the building has been decided as "**GITANJALI APARTMENT**" by the parties of this agreement.

THE FIRST SCHEDULE ABOVE REFERRED TO

(The said Property)

ALL THAT ALL THAT piece and parcel of the property measuring about 4 (four) cottahas 13 chattak. more or less situated at Mouza Naihati, appertaining to J.L. No. 3, L.R. Khatian No. 6192 appertaining to L.R. Dag No. 3680, Touzi No. 630, Holding No. 814, located at 6 No. Bijoyagar within Ward No. 21 of Naihati Municipality further within jurisdiction of Naihati Police Station, Dist. North 24 Parganas, W.B. alongwith a building measuring about 250 sq.ft. which is bounded and butted by :-

ON THE NORTH	:	Kanailal Biswas
ON THE SOUTH	:	Bhagya Rani Ghosh
ON THE WEST	:	6 feet wide common passage
ON THE EAST	:	Ashu Baul & Ashalata Majumder

THE SECOND SCHEDULE ABOVE REFERRED TO

(Owner's Allocation)

The Developer agreed to provide the Owner Smt. Gouri Biswas her allocation as follows :-

- i) The Developer shall provide three 2BHK Flats measuring covered area about 600 sq.ft. for each Flat. Out of three Flats two Flats will be constructed on 1st and 2nd Floor (South-West facing) on the front side of the proposed building and the another Flat will be constructed on the 1st Floor itself (East-South facing) on the back side of the proposed building.
- ii) The Developer shall provide one Four wheeler garage at the Ground floor of the proposed building within the parking space.
- iii) The Developer shall provide an amount of Rs.30,00,000.00 (Rupees Thirty Lakh) only. The payment schedule which is as follows :-
 - a) Rs.10,00,000.00 on the date of execution of the registered Development Agreement and Power of Attorney.
 - b) Rs.10,00,000.00 at the time of construction of the Third Floor.
 - c) Rs.10,00,000.00 at the time of brick of the Third Floor.

THE THIRD SCHEDULE ABOVE REFERRED TO

(Developer's Share)

Apart from the Owner's allocation as mentioned above in Second Schedule rest portion of the proposed (G+3 or G+4) Multistoried building is the Developer's allocation together with proportionate share of land and proposed share in the common areas and facilities particularly described in the 4th Schedule hereunder written, attached to the said Building.

THE FOURTH SCHEDULE ABOVE REFERRED TO

1. COMMON AREA :

- a) The land comprised in the said property;
- b) All vertical & horizontal supports concerning the building;
- c) The roof, parapet walls of the building and boundary wall gate;
- d) Covered path, passages and portion;
- e) Staircase, staircase landings and stair case room;
- f) Lift (4 person capacity);
- g) All statutory open spaces and
- h) Other spaces for installing electric devices, machinery, pumps, overhead water tanks and other common installations mentioned hereinafter.

2. PLUMBING : Water pumps, water reservoirs, water tank, water distribution network (save those inside the said flat);

3. ELECTRIC WIRING : Wiring and accessories for lighting of the common areas of the building and wiring from the electric meter board to one point inside or at the main gate of the said flat.

4. DRAINS : Drains, septic tank, sewers and pipes etc. and related network.

h

THE FIFTH SCHEDULE ABOVE REFERRED TO
(Specification of the Flat/Apartment)

SN	PARTICULARS	SPECIFICATION
1.	Structure and walls	: R.C.C. framed structure. Peripheral walls 8 inches thick and partition walls 5 inches and 3 inches thick. 1 st Class brick in suitable cement sand mortar plastered.
2.	Floors and skirting	: Vitrified Tiles
3.	Doors	: Wooden door frame with flush door with necessary fittings. Wooden main door.
4.	Windows	: Aluminium sliding window with glass pane and necessary fittings.
5.	Lift	: Electrically operated Lift for 6 persons capacity
6.	Wall finish	: Putty on internal walls of the flat and other internal walls of the building and weather coat colour on outer walls.
7.	Sanitary	: Bathroom walls up to 6 ft. high with glazed tile, one white ceramic Indian type W.C. or Western type W.C. with cistern, one washbasin, shower and two C.P. taps.
8.	Kitchen	: Walls to fitted with glazed tiles.
9.	Staircase	: Marble fitted with one side Stainless Steel handrail.
10.	Electrical installation	: Concealed wiring with fire retardant copper wire having required dia and points as under : a) 2 Light points, 1 Fan Point and 1 Plug Point in each bedroom, 1 A/C point in each of the bedroom. b) 2 Light points, 2 Fan points and 2 Plug points, 1 TV point, 1 Fridge point and 1 Telephone outlet in Drawing-cum-Dining Room c) 1 Light point, 1 Exhaust Fan Point and 1 Plug point in Toilet and Kitchen, 1 Geyser point in the Bathroom Required numbers of switches, plug bases, fuses, switchboard, junction box.
11.	Water supply	: Municipal water supply from the overhead reservoir.

IN WITNESSES WHEREOF both the parties hereto have hereunto set and subscribed their respective hands, seals and signature on the day, month and year written above.

SIGNED, SEALED AND DELIVERED

In presence of

1. *Rahul Gupta*

2. *Tarun Chakraborty*

Gowri Biswas

Signature of the Owner

Gita Construction

Niraj Kumar Das

Signature the Developer

Drafted by me,

Rahul Gupta

Rahul Gupta
Advocate

Barrackpore Court

Enl. No. F/675/679/90

SPECIMEN FROM FOR TEN FINGERPRINTS

Left Hand						 <i>Manoj Kumar</i>
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb	
Right Hand						

Above given finger impression of me and attested by me

Left Hand						 <i>Gowri Biswas</i>
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb	
Right Hand						

Above given finger impression of me and attested by me

Left Hand						PHOTO
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb	
Right Hand						

Above given finger impression of me and attested by me

Left Hand						PHOTO
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb	
Right Hand						

Above given finger impression of me and attested by me



Govt. of West Bengal
Directorate of Registration & Stamp
Revenue
GRIPS eChallan



192023240300798701

GRN Details

GRN: 192023240300798701
GRN Date: 30/11/2023 10:41:31
BRN : CKY7943141
GRIPS Payment ID: 301120232030079869
Payment Status: Successful

Payment Mode: Online Payment
Bank/Gateway: State Bank of India
BRN Date: 30/11/2023 10:42:38
Payment Init. Date: 30/11/2023 10:41:31
Payment Ref. No: 2002939278/5/2023
[Query No*/Query Year]

Depositor Details

Depositor's Name: GITA CONSTRUCTION
Address: KANCHRAPARA BIJPUR
Mobile: 9331995636
Contact No: 9830340901
Depositor Status: Buyer/Claimants
Query No: 2002939278
Applicant's Name: Mr Rahul Gupta
Identification No: 2002939278/5/2023
Remarks: Sale, Development Agreement or Construction agreement Payment No 5
Period From (dd/mm/yyyy): 30/11/2023
Period To (dd/mm/yyyy): 30/11/2023

Payment Details

S. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2002939278/5/2023	Property Registration- Stamp duty	0030-02-103-003-02	6011
2	2002939278/5/2023	Property Registration- Registration Fees	0030-03-104-001-16	30014
			Total	36025

WORDS: THIRTY SIX THOUSAND TWENTY FIVE ONLY.

Major Information of the Deed

Deed No :	I-1507-11865/2023	Date of Registration	01/12/2023
Query No / Year	1507-2002939278/2023	Office where deed is registered	
Query Date	30/11/2023 8:14:08 AM	A.D.S.R. NAIHATI, District: North 24-Parganas	
Applicant Name, Address & Other Details	Rahul Gupta Barrackpore Court,Thana : Barrackpore, District : North 24-Parganas, WEST BENGAL, Mobile No. : 9830340901, Status :Advocate		
Transaction	Additional Transaction		
[0110] Sale, Development Agreement or Construction agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 1], [4311] Other than Immovable Property, Receipt [Rs : 30,00,000/-]		
Set Forth value	Market Value		
Rs. 30,00,000/-	Rs. 58,31,253/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 7,011/- (Article:48(g))	Rs. 30,014/- (Article:E, E, B)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip.(Urban area)		

Land Details :

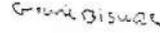
District: North 24-Parganas, P.S:- Naihati, Municipality: NAIHATI, Road: 6 No. Bijay Nagar Road, Road Zone : (Naihati Mouza -- Naihati Mouza) , Mouza: Naihati, JI No: 3, Pin Code : 743165

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-3680 (RS :-)	LR-6192	Bastu	Bastu	4 Katha 13 Chatak	15,00,000/-	43,31,253/-	Property is on Road
Grand Total :					7.9406Dec	15,00,000 /-	43,31,253 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	250 Sq Ft.	15,00,000/-	15,00,000/-	Structure Type: Structure
Floor No: 1, Area of floor : 250 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		250 sq ft	15,00,000 /-	15,00,000 /-	

Land Lord Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mrs GOURI BISWAS (Presentant) Wife of Late MANIKLAL BISWAS Executed by: Self, Date of Execution: 01/12/2023 , Admitted by: Self, Date of Admission: 01/12/2023 ,Place : Office	 <small>01/12/2023</small>	 Captured <small>LTI 01/12/2023</small>	 <small>01/12/2023</small>
HOLDING NO.814,6 NO. BIJOYNAGAR, City:- Naihati, P.O:- NAIHATI, P.S:-Naihati, District:-North 24-Parganas, West Bengal, India, PIN:- 743165 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AXxxxxxx2H, Aadhaar No: 84xxxxxxxx4979, Status :Individual, Executed by: Self, Date of Execution: 01/12/2023 , Admitted by: Self, Date of Admission: 01/12/2023 ,Place : Office				

Developer Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	GITA CONSTRUCTION 127 NAKARI MONDAL ROAD, City:- Not Specified, P.O:- KANCHRAPARA, P.S:-Bijpur, District:-North 24-Parganas, West Bengal, India, PIN:- 743145 , PAN No.:: AFxxxxxx1M,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative			

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr NIRAJ KUMAR JAISWAL Son of Mr KAILASH PRASAD JAISWAL Date of Execution - 01/12/2023 , , Admitted by: Self, Date of Admission: 01/12/2023, Place of Admission of Execution: Office	 <small>Dec 1 2023 12:13PM</small>	 Captured <small>LTI 01/12/2023</small>	 <small>01/12/2023</small>
127 NAKARI MONDAL ROAD, City:- Not Specified, P.O:- KANCHRAPARA, P.S:-Bijpur, District:-North 24-Parganas, West Bengal, India, PIN:- 743145, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxxx1M,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : GITA CONSTRUCTION (as SOLE PROPRIETOR)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr RAHUL GUPTA Son of Mr S N GUPTA BARRACKPORE COURT, City:- Barrackpore, P.O:- BARRACKPORE, P.S:-Barrackpore, District:-North 24- Parganas, West Bengal, India, PIN:- 700120		 Captured	
	01/12/2023	01/12/2023	01/12/2023

Identifier Of Mrs GOURI BISWAS, Mr NIRAJ KUMAR JAISWAL

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mrs GOURI BISWAS	GITA CONSTRUCTION-7.94063 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mrs GOURI BISWAS	GITA CONSTRUCTION-250.00000000 Sq Ft

Land Details as per Land Record

District: North 24-Parganas, P.S:- Naihati, Municipality: NAIHATI, Road: 6 No. Bijay Nagar Road, Road Zone : (Naihati Mouza -- Naihati Mouza) , Mouza: Naihati, JI No: 3, Pin Code : 743165

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 3680, LR Khatian No:- 6192	Owner:শ্রীমতি গৌরী বিশ্বাস, Gurdian:সানিকমল , Address:6 বিজয়নগর রোড Classification:বঙ্গ, Area:0.08000000 Acre,	Seller is not the recorded Owner as per Applicant.

Endorsement For Deed Number : I - 150711865 / 2023

On 01-12-2023

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

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

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

Presented for registration at 11:05 hrs on 01-12-2023, at the Office of the A.D.S.R. NAIHATI by Mrs GOURI BISWAS ,Executant.

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 58,31,253/-

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

Execution is admitted on 01/12/2023 by Mrs GOURI BISWAS, Wife of Late MANIKLAL BISWAS, HOLDING NO.814,6 NO. BIJOYNAGAR, P.O: NAIHATI, Thana: Naihati, , City/Town: NAIHATI, North 24-Parganas, WEST BENGAL, India, PIN - 743165, by caste Hindu, by Profession House wife

Identified by Mr RAHUL GUPTA, , Son of Mr S N GUPTA, BARRACKPORE COURT, P.O: BARRACKPORE, Thana: Barrackpore, , City/Town: BARRACKPORE, North 24-Parganas, WEST BENGAL, India, PIN - 700120, by caste Hindu, by profession Advocate

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

Execution is admitted on 01-12-2023 by Mr NIRAJ KUMAR JAISWAL, SOLE PROPRIETOR, GITA CONSTRUCTION (Sole Proprietorship), 127 NAKARI MONDAL ROAD, City:- Not Specified, P.O:- KANCHRAPARA, P.S:-Bijpur, District:-North 24-Parganas, West Bengal, India, PIN:- 743145

Identified by Mr RAHUL GUPTA, , Son of Mr S N GUPTA, BARRACKPORE COURT, P.O: BARRACKPORE, Thana: Barrackpore, , City/Town: BARRACKPORE, North 24-Parganas, WEST BENGAL, India, PIN - 700120, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 30,014.00/- (B = Rs 30,000.00/- ,E = Rs 14.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 30,014/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/11/2023 10:42AM with Govt. Ref. No: 192023240300798701 on 30-11-2023, Amount Rs: 30,014/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKY7943141 on 30-11-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 7,011/- and Stamp Duty paid by Stamp Rs 1,000.00/-, by online = Rs 6,011/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 4053, Amount: Rs.1,000.00/-, Date of Purchase: 30/11/2023, Vendor name: S Samanta

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 30/11/2023 10:42AM with Govt. Ref. No: 192023240300798701 on 30-11-2023, Amount Rs: 6,011/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKY7943141 on 30-11-2023, Head of Account 0030-02-103-003-02

Pranab Kumar Poddar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. NAIHATI
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1507-2023, Page from 232461 to 232478
being No 150711865 for the year 2023.



MD

Digitally signed by MD. MAZHAR IMAM
Date: 2023.12.07 12:56:57 +05:30
Reason: Digital Signing of Deed.

(MD. MAZHAR IMAM) 07/12/2023
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. NAIHATI
West Bengal.