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पश्चिम बंगाल WEST BENGAL

AP 234760

Certified that the document is admitted to registration. The stamp sheet/s and the endorsement of the document are the same.

Dist. Sub-Registrar-1
Alipore, South 24 Parganas

19 APR 2023

DEVELOPMENT POWER OF ATTORNEY

(AFTER REGISTRATION OF DEVELOPMENT AGREEMENT)

KNOW ALL MEN BY THESE PRESENTS WE, 1) RAMEN DEBNATH(PAN NO-BYIPD2707G, Aadhar No.670916472363, Mob:- 9433467812) son of Late Rebati Mohan Debnath, By Occupation – Business, (2)CHANDAN DEBNATH (PAN NO-AGSPD8329D, Aadhar No.- 532266022538 Mob:- 9163810345) son of Late Rebati Mohan Debnath , (3) SWAPAN DEBNATH (PAN NO-AFSPD9741C Aadhaar No:- 410768752378 Mob:-9681245270) son of Late Rebati Mohan Debnath, (4) MANJU ACHARYA(PAN NO-AUJPA3057C, Aadhaar No:- 490305884177, Mob:-9330123993) wife of Late Bishwanath Acharya and daughter of Late Rebati Mohan Debnath all

396f

[Signature]

19 APR 2023

16605

No.....Rs.100/- Date.....

Name : *Gupta and Ray Associates*

Address : *161/105 A.M.G. Rd Kd 82*

Vendor :
Alipore Collectorate, 24 Pgs. (South)

SUBHANKAR DAS

STAMP VENDOR

Alipore Police Court, Kol 27

19 APR 2023



Identified by
me,

Suresh Chandra
80/1 CV Road - Kol - 82

PS. Haridarpur. P.O. - Haridarpur

late, Lal Bihari Choudhury

AD. D.

District Sub-Registrar-I
Alipore, South 24 Parganas

19 APR 2023

residing at D-6, Bramhapur Northern Park, P.O- Bansdrani, P.S- Bansdrani, Kolkata-700070 as mailing address and KMC Premises No. 115- HARI SAVA MATH (5) ANJU DEBNATH (PAN NO-BGSPD6650G, Aadhar No:- 465096268289, Mob:- 9674387365), wife of late Usha ranjan Debnath and daughter of Late Rebati Mohan Debnath residing at 88/7/1, 22 Bigha Sonar Bangla, Kolkata-700140 and (6) SIMA DEY (PAN NO-AOIPD1208H Aadhar No:- 207434839990 Mob:-9681244469), wife of Tarani Kumar Dey and daughter of Late Rebati Mohan Debnath, residing at D-22, Bramhapur Northern Park P.O-Bansdrani, P.S-Bansdrani, Kolkata-700070 hereinafter called and referred to as the **PRINCIPAL, SEND GREETING.**

WHEREAS, we, the principles entitled to as absolute OWNER of ALL THAT piece or parcel of land measuring 4 Cottahs 0 Chittaks 0 Sq. ft appertaining to R. S. No. 169, Touzi No. 60, J. L. No. 48, Mouza – Bramhapur, R.S Khatian No-421 R.S Dag No-9 Pargana – Magura under Police Station – Tollygunge, A. D. S. R. Office Alipore, District 24 Parganas South from Sri Sisir Kumar Roy which was registered at the Office of the A. D. S. R. at Behala and was recorded in its Book No. I, Vol No 21 Pages 18- to 23 being deed no. 928 for the year 1963. He mutated the said property in his name since then it was known and numbered as Premises No. 115- HARI SAVA MATH, under KMC Ward No-112 (Assesse No. **31-112-09-0115-5**) herein after referred to as the **“Said Property”**.

AND WHEREAS WE, the Principal have entered into a Registered Development Agreement dated 18.04.2023 vide Book No.I, Being No. 832 for the Year 2023 with **GUHA & RAY ASSOCIATES** having its business place at 161A M.G. Road, Kolkata – 700082, represented by its partners **1.SRI ANUPAM GUHA** (PAN NO-AGJPG0760G, Aadhar No:- **205540033591 Mob:- 8420560227**) residing at 5/17 Netaji Nagar, Police Station - Patuli, Kolkata – 700 040, **2.PURANJOY RAY** (PAN NO-ADAPR3618N, Aadhar No:-776952920072, Mob:-9051489438) residing at 122/1 M.G. Road, Haridevpur, Kolkata-700 082, hereinafter called and referred to as the **“DEVELOPER”**.



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AND WHEREAS, in pursuance of the aforesaid Agreement entered into between ourselves therein as **OWNERS** of the One Part and **GUHA & RAY ASSOCIATES** as the Developer , We, do hereby appoint Sri 1. Anupam Guha (having Pan no AGJPG0670G and Aadhaar Card no. 205540033591 Mobile No-8420560227) son of Late Sukharanjan Guha, by Faith - Hindu, by Occupation - Business, presently residing at - 5/17 Netaji Nagar, P. S. – Netaji Nagar, P.O.- Regent Park, Kolkata – 700040, 2. PURANJOY RAY (PAN NO-ADAPR3618N , Aadhar No:- 776952920072, Mob:-9051489438) residing at 122/1 M.G. Road, Haridevpur, Kolkata-700 082 to look after all our affair during our absence.

NOW KNOW YE ALL BY THESE PRESENT WITNESS that We, 1) RAMEN DEBNATH (PAN NO-BYIPD2707G, Aadhar No.670916472363, Mob:- 9433467812) son of Late Rebati Mohan Debnath, By Occupation – Business, (2) CHANDAN DEBNATH (PAN NO-AGSPD8329D, Aadhar No.- 532266022538 Mob:-9163810345) son of Late Rebati Mohan Debnath , (3) SWAPAN DEBNATH (PAN NO-AFSPD9741C Aadhaar No:- 4107668752378 Mob:-9681245270) son of Late Rebati Mohan Debnath, (4) MANJU ACHARYA (PAN NO- AUJPA3057C, Aadhaar No:- 490305884177, Mob:-9330123993) wife of Late Biswanath Acharya and daughter of Late Rebati Mohan Debnath all residing at D-6, Bramhapur Northern Park, P.O- Bansdrone, P.S-Bansdrone, Kolkata-700070 as mailing address and KMC Premises No. 115- HARI SAVA MATH (5) ANJU DEBNATH (PAN NO- BGSPD6650G, Aadhar No:- 465096268289, Mob:- 9674387365), wife of late Usha ranjan Debnath and daughter of Late Rebati Mohan Debnath residing at 88/7/1 , 22 Bigha Sonar Bangla , Kolkata-700140 and (6) SIMA DEY (PAN NO-AOIPD1208H Aadhar No:- 207434839990 Mob:-9681244469) , wife of Tarani Kumar Dey and daughter of Late Rebati Mohan Debnath, residing at D-22 , Bramhapur Northern Park P.O-Bansdrone, P.S-Bansdrone, Kolkata-700070 , do hereby nominate constitute and appoint 1. **SRI ANUPAM GUHA**, (having pan no – AGJPG0760G, Aadhar:- 8420560227 Mob:- 8420560227) son of Late Sukharanjan Guha, by Faith - Hindu, by

Anupam Guha



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Occupation - Business, presently residing at - 5/17 Netaji Nagar, P. S. - Netaji Nagar, P.O.- Regent Park, Kolkata - 700040 , 2. **PURANJOY RAY** (PAN NO-ADAPR3618N , Aadhar No:-776952920072, Mob:-9051489438) residing at 122/1 M.G. Road, Haridevpur, Kolkata-700 082 partner of **GUHA AND RAY ASSOCIATES** having its office at 161A M.G. Road, Kolkata - 700082, as our true and lawful attorney, do, execute and perform and cause to be done, execute/and performed/ all or any of the following acts, deeds and things in respect of our said property to in our name and on our behalf to do, execute and perform and cause to be done: -

1. To apply, submit, sign, issue and receive from The Kolkata Municipal Corporation and/or any other Authorities concerned for such or relevant applications, maps, plans, papers, writings, drawings, design, forms and / or any representations, too, as or may be required in respect of our above mentioned property.

2. To apply to the Water Supply Department, Sewerage and Drainage Department of The Kolkata Municipal Corporation and/or other, too, for availing or seeking and/or laying necessary drainage and/or sewerage connection and/or line or lines of whatever manner or nature in respect of developing the said premises and to effect that to sign all such relevant applications, drawings, documents and any representations of whatever manner or nature as may be sought to be done by the aforesaid Departments of The Kolkata Municipal Corporation and/or by other Departments as and when necessary and/or asked for, and to further do any act necessary for any purpose relating to the corporation or any other relevant departments for sanction of any plan or any other purpose for the to the said Premises.

3. To provide the Developer with appropriate registered power which relates to the construction and completion and sale of the said flats , car parking spaces and office in Developer's allocation and the said power shall remain subsisting and in force during the subsistence and validity of this agreement. The said power shall be granted in favour of the Developer in connection with sanction, construction, erection completion of the newly proposed building and to appear for and represent the Owners before all concerned authorities

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District Sub-Registrar-1
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and to sign and execute applications, declarations and other relevant papers and documents to appropriate authorities for obtaining all quotas, entitlements, permits, licenses and other allocations of building materials and/or for connections of water, sewerage and electricity or as may be required from time to time, in accordance with law and all cost and expenses in that respect by the Developer for development of the abovementioned premises Owners hereby appoint Sri Anupam Guha & Puranjoy Roy herein as their Attorney to do all the acts, deeds and things for completion of the said proposed building at the said premises.

4.To present and appear before the Kolkata Municipal Corporation or any local and/or statutory authorities and all government offices and sign on our behalf all plans, specifications and drawings, necessary forms, applications, petitions, documents, deed of gift, undertakings and declarations, and to apply for and obtain sanction of building plan, revised sanction plan, permit, license, permission or consent, supply, service etc. relating to the development of the aforesaid property which is fully described in the schedule written hereunder.

5.To file defend any or all suits, case, appeals, complaints and application of whatever manner or nature for and on our behalf that may be instituted and/or preferred by/against our in respect of the said property before the court of law having jurisdiction and also to present Write Applications or Petitions in respect thereof in any manner relating to the said property in any court of law of appropriate jurisdiction to appear file and defend any case or proceedings of whatever manner or nature before Judicial authority and/or Quasi – Judicial Authority in respect of the said property.

6.To sign and verify and affirm and file all complaints, written statements, petitions, affidavits, objections, warrants of attorney and memorandum of appeals, cross objections, claims, counter claims, applications for executions, revisions, review new trial or stay of whatever manner or nature, and GENERALLY to do all other acts, deeds and things related to the above

Sri Anupam Guha & Puranjoy Roy



District Sub-Registrar-1
 Alipuri, South 24 Parganas

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matters/proceedings as the said attorney in their discretion shall think fit and proper in respect of developing the said premises.

7. To compromise all suits, case, appeals and/or any other legal proceeding in any Court Of Law, Tribunal Authority or whatsoever manner or nature and to sign and verify all Application and Solenama thereof for and on our behalf.

8. To sign and receive registered or unregistered with A/D letter and/or article and/or any other document of whatsoever manner or nature relating to developing the the said property and to grant proper and effectual receipt or receipts in respect thereof on our behalf.

8. To appoint and/or engage any Legal practitioners, Solicitors, Auditors, Valuer, Assessor, Arbitrators, and /or any Legal-practitioners or any Advocate or Advocates other Person or Persons and to sign, execute and deliver all Vokalatnama, Ekrarnamas, show cause petition etc. for the aforesaid purposes on our behalf and related expenses regarding above will brone by the Attorney.

9. To negotiate on terms for and to agree to and enter into and conclude any agreement for sale of the developing the premises for the developer's allocation as per agreement dated 19.04.2023 registered in the office of D.S.R.I. Alipore Book No. I....., Being No. 832 for the year 2023.

10. To receive from the intending Purchaser or purchasers any earnest money and/or advance or advances and also the balance of purchase money in his name and at his own risk and liability and to give receipt and discharge for the same which will protect the purchaser or purchasers without seeking the application of money for the developer's allocation only on our behalf.

11. Upon such receipt of the purchase money on our behalf and as our act and deed, to sign, execute and deliver deeds, instruments and assurances, conveyance and conveyances as may be required for fully and effectually conveying the independent self-contained units of the building to be built at the of the said premises in favour of the purchaser and/or purchasers or his/their nominees and assignees as the case may be for the developer's allocation only.

12. To present any such conveyance or conveyances for registration, to admit execution and receipt of purchase money in respect of Developer's Allocation after delivery of Owner's Allocation with full and final satisfaction of the

Ampan full

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District Sub-Registrar-I
Alipore, South 24 Parganas

19 APR 2023

Owner's before the Sub – Registrar or Registrar having authority in that behalf, and to have the said conveyance and/or conveyances registered and do all acts, deeds and things which the said Attorney shall consider necessary for the conveying and/or transferring the independent self-contained units for the developer's allocation in the building to be built at the land of the said property fully described in the schedule hereunder written to the purchaser or purchasers as fully and effectually in all respect as I could do ourself.

AND GENERALLY, to do all acts, deeds and things concerning the said premises or in any part thereof and for better exercise of the authorities herein contained which we could have lawfully done under our own hand if personally present and we do hereby ratify and confirm whatsoever our said attorney shall do or cause to be lawfully done by virtue of these presents.

"SCHEDULE OF THE PROPERTY ABOVE REFFERED TO "

(THE SAID PROPERTY)

All that land measuring about 4 Cottahs 0 Chittaks 0 Sq. ft along with a structure measuring about 900 Sq. ft. standing thereon appertaining to R. S. No. 169, Touzi No. 60, J. L. No. 48, Mouza – Bramhapur, R.S Khatian No-421 R.S Dag No-9 Pargana – Magura under Police Station – Tollygunge , District 24 Parganas South now known and numbered as KMC Premises No- 115- HARI SAVA MATH, under KMC Ward No-112(Assesse No. 31-112-09-0115-5), Police Station – previously Regent Park now Bansdronei , Kolkata - 700103, District 24 Parganas South, which is butted and bounded as follows :

ON THE NORTH : Land of Plot No 22.

ON THE EAST : 16 ft. wide road

ON THE SOUTH : Land Plot No. 20

ON THE WEST : Land.

OR HOWEVER OTHERWISE the same may be butted and bounded and known numbered called described and/or distinguished.

[Handwritten signature]



District Sub-Registrar-1
Alipore, South 24 Parganas

19 APR 2023

IN WITNESS WHEREOF, WE, (1) RAMEN DEBNATH, (2) CHANDAN DEBNATH, (3) SWAPAN DEBNATH (4) MANJU ACHARYA (5) ANJU DEBNATH & (6) SIMA DEY, have hereunto set our hand at Kolkata this 19th day of April, 2023.

Signed, Sealed and
Delivered by the
PRINCIPAL at Kolkata
in the presence of:

1. Linsok Choudhury
80/1 CV Road - Kol-82

2. Madhusudan Das
Kadiyapur, Janaka, Purba Medinipur

1) Ramen Debnath

2) C. Debnath

3) Swapan Debnath

4) Manju Acharya

5) Anju Debnath

6) Sima Dey

SIGNATURE OF THE PRINCIPAL

১) ...
 ২) ...
 ৩) ...
 ৪) ...
 ৫) ...
 ৬) ...
 ৭) ...
 ৮) ...
 ৯) ...
 ১০) ...



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District Sub-Registrar-1
 Alipore, South 24 Parganas

19 APR 2023

Signature of the Principal
Principal

SIGNATURE OF THE ATTORNEY

Signature of the Attorney

is hereby attested by the

Principal :

- | | |
|-------------------|------------------|
| 1) Ramen Debnath | 2) C. Debnath |
| 3) Swapan Debnath | 4) Manju Acharya |
| 5) Anju Debnath | 6) Sima Dey |

SIGNATURE OF THE PRINCIPAL

Drafted by:

Nabakumar Mukhopadhyay

Nabakumar Mukhopadhyay
 Advocate

Alipore Police Court
 Enrl. No.-WB/2037/1999

SIGNATURE OF THE ATTORNEY

Signature of the Attorney
is hereby attested by the

Principal

Principal
Signature of the Principal

SIGNATURE OF THE PRINCIPAL



District Sub-Registrar-I
Alipore, South 24 Parganas

19 APR 2023



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name RAMEN DEBNATH

Signature Ramen Debnath



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name CHANDAN DEBNATH

Signature C. Debnath



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name SWAPAN DEBNATH

Signature Swapam Debnath



District Sub-Registrar-I
Alipuri, South 24 Parganas

19 APR 2023



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Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name MANJU ACHARYA ACHARYA

Signature Manju Acharya Acharya



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name ANJU DEBNATH

Signature Anju Debnath



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name SIMA DEY

Signature Sima Dey

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স্বাক্ষরিত ও মোহরিত
১৯/০৪/২০২৩

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District Sub-Registrar-1
Alipore, South 24 Parganas

19 APR 2023

Small Finger	Ring Finger	Middle Finger	Index Finger	Thumb

স্বাক্ষরিত ও মোহরিত
১৯/০৪/২০২৩



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Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name ANUPAM GUHA

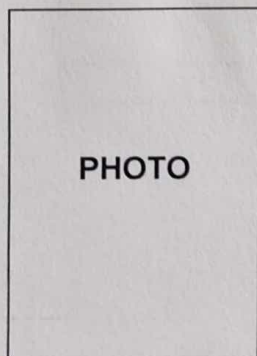
Signature



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Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name PURANJOY RAY

Signature



Left Hand	Small Finger	Ring Finger	Middle Finger	First Finger	Thumb
Right Hand	Thumb	First Finger	Middle Finger	Ring Finger	Small Finger

Name

Signature



District Sub-Registrar-I
Alipore, South 24 Parganas

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Major Information of the Deed

Deed No :	I-1601-00838/2023	Date of Registration	19/04/2023
Query No / Year	1601-8000994269/2023	Office where deed is registered	
Query Date	19/04/2023 12:18:58 PM	D.S.R. - I SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	ANUPAM GUHA ALIPORE POLICE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9123820531, Status : Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement		[4308] Other than Immovable Property, Agreement [No of Agreement : 1]	
Set Forth value		Market Value	
Rs. 2/-		Rs. 39,28,503/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(g))		Rs. 46/- (Article:E, E, M(b))	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160100832/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



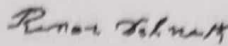


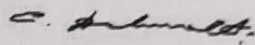


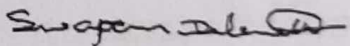
District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Harisabha Math, , Premises No: 115, , Ward No: 112 Pin Code : 700103



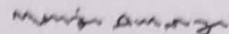


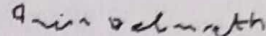


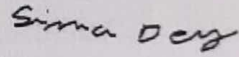
Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	4 Katha	1/-	32,40,003/-	Width of Approach Road: 16 Ft., , Project Name :
Grand Total :				6.6Dec	1 /-	32,40,003 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	900 Sq Ft.	1/-	6,88,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		900 sq ft	1 /-	6,88,500 /-	

Principal Details :



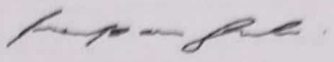



Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr RAMEN DEBNATH Son of Late REBATI MOHAN DEBNATH Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office	Photo  19/04/2023	Finger Print  LTI 19/04/2023	Signature  19/04/2023
D-6, BRAHMAPUR NORTHERN PARK, City:- , P.O:- BANSDRONI, P.S:-Bansdronei, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: BYxxxxxx7G, Aadhaar No: 67xxxxxxxx2363, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office				
2	Name Mr CHANDAN DEBNATH Son of Late REBATI MOHAN DEBNATH Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office	Photo  19/04/2023	Finger Print  LTI 19/04/2023	Signature  19/04/2023
D-6, BRAMHAPUR NORTHERN, City:- , P.O:- BANSDRONI, P.S:-Bansdronei, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AGxxxxxx9D, Aadhaar No: 53xxxxxxxx2538, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office				
3	Name Mr SWAPAN DEBNATH Son of Late REBATI MOHAN DEBNATH Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office	Photo  19/04/2023	Finger Print  LTI 19/04/2023	Signature  19/04/2023
D-6, BRAMHAPUR NORTHERN PARK, City:- , P.O:- BANSDRONI, P.S:-Bansdronei, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AFxxxxxx1C, Aadhaar No: 41xxxxxxxx2378, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office				

Name	Photo	Finger Print	Signature
MANJU ACHARYA Daughter of Late REBATI MOHAN DEBNATH Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			
19/04/2023	LTI 19/04/2023	19/04/2023	
D-6, BRAMHAPUR NORTHERN PARK, City:- , P.O:- BANSDRONI, P.S:-Bansdronei, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AUxxxxxx7C, Aadhaar No: 49xxxxxxxx4177, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			
Name	Photo	Finger Print	Signature
ANJU DEBNATH Daughter of Late REBATI MOHAN DEBNATH Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			
19/04/2023	LTI 19/04/2023	19/04/2023	
88/7/1, 22, BIGHA SONAR BANGLA, City:- , P.O:- BATANAGAR, P.S:-Budge Budge, District:-South 24-Parganas, West Bengal, India, PIN:- 700140 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: BGxxxxxx0G, Aadhaar No: 46xxxxxxxx8289, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			
Name	Photo	Finger Print	Signature
SIMA DEY Wife of Mr TARANI KUMAR DEY Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			
19/04/2023	LTI 19/04/2023	19/04/2023	
D-22, BRAMHAPUR NORTHERN PARK, City:- , P.O:- BANSDRONI, P.S:-Bansdronei, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: AOxxxxxx8H, Aadhaar No: 20xxxxxxxx9990, Status :Individual, Executed by: Self, Date of Execution: 19/04/2023 , Admitted by: Self, Date of Admission: 19/04/2023 ,Place : Office			

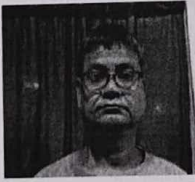

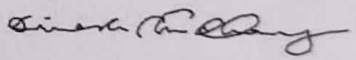
Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	ANUPAM GUHA AND RAY ASSOCIATES 161A, M G ROAD P.S- HARIDDEVPUR, City:- , P.O:- HARIDDEVPUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082 , PAN No.: AGxxxxxx0G,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr ANUPAM GUHA (Presentant) Son of Mr MR GUHA Date of Execution - 19/04/2023, , Admitted by: Self, Date of Admission: 19/04/2023, Place of Admission of Execution: Office	 Apr 19 2023 12:59PM	 LTI 19/04/2023	 19/04/2023
	5/17, NETAJI NAGAR, City:- , P.O:- REGENT PARK, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700040, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AGxxxxxx0G, Aadhaar No: 20xxxxxxxx3591 Status : Representative, Representative of : ANUPAM GUHA AND RAY ASSOCIATES (as PARTNER)			
2	Name	Photo	Finger Print	Signature
	Mr PURANJOY RAY Son of Mr MR RAY Date of Execution - 19/04/2023, , Admitted by: Self, Date of Admission: 19/04/2023, Place of Admission of Execution: Office	 Apr 19 2023 1:00PM	 LTI 19/04/2023	 19/04/2023
	122/1, M G ROAD HARIDEVPUR, City:- , P.O:- HARIDEVPUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADxxxxxx8N, Aadhaar No: 77xxxxxxxx0072 Status : Representative, Representative of : ANUPAM GUHA AND RAY ASSOCIATES (as PARTNER)			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr DINESH CHOWDHURY Son of Late LALA BEHARI CHOWDHURY 8/1, C V ROAD, City:- Kolkata, P.O:- THAKURPUKUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082	 19/04/2023	 19/04/2023	 19/04/2023
Identifier Of Mr RAMEN DEBNATH, Mr CHANDAN DEBNATH, Mr SWAPAN DEBNATH, MANJU ACHARYA, ANJU DEBNATH, SIMA DEY, Mr ANUPAM GUHA, Mr PURANJOY RAY			

On 19-04-2023

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 12:30 hrs on 19-04-2023, at the Office of the D.S.R. - I SOUTH 24-PARGANAS by Mr ANUPAM GUHA ,

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 39,28,503/-

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

Execution is admitted on 19/04/2023 by 1. Mr RAMEN DEBNATH, Son of Late REBATI MOHAN DEBNATH, D-6, BRAHMAPUR NORTHERN PARK, P.O: BANSDRONI, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 2. Mr CHANDAN DEBNATH, Son of Late REBATI MOHAN DEBNATH, D-6, BRAHMAPUR NORTHERN, P.O: BANSDRONI, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 3. Mr SWAPAN DEBNATH, Son of Late REBATI MOHAN DEBNATH, D-6, BRAHMAPUR NORTHERN PARK, P.O: BANSDRONI, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Business, 4. MANJU ACHARYA, Daughter of Late REBATI MOHAN DEBNATH, D-6, BRAHMAPUR NORTHERN PARK, P.O: BANSDRONI, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Others, 5. ANJU DEBNATH, Daughter of Late REBATI MOHAN DEBNATH, 88/7/1, 22, BIGHA SONAR BANGLA, P.O: BATANAGAR, Thana: Budge Budge, , South 24-Parganas, WEST BENGAL, India, PIN - 700140, by caste Hindu, by Profession Others, 6. SIMA DEY, Wife of Mr TARANI KUMAR DEY, D-22, BRAHMAPUR NORTHERN PARK, P.O: BANSDRONI, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession House wife

Indetified by Mr DINESH CHOWDHURY, , , Son of Late LALA BEHARI CHOWDHURY, 8/1, C V ROAD, P.O: THAKURPUKUR, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700082, by caste Hindu, by profession Business

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

Execution is admitted on 19-04-2023 by Mr ANUPAM GUHA, PARTNER, ANUPAM GUHA AND RAY ASSOCIATES, 161A, M G ROAD P.S- HARIDDEVPUR, City:- , P.O:- HARIDDEVPUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082

Indetified by Mr DINESH CHOWDHURY, , , Son of Late LALA BEHARI CHOWDHURY, 8/1, C V ROAD, P.O: THAKURPUKUR, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700082, by caste Hindu, by profession Business

Execution is admitted on 19-04-2023 by Mr PURANJOY RAY, PARTNER, ANUPAM GUHA AND RAY ASSOCIATES, 161A, M G ROAD P.S- HARIDDEVPUR, City:- , P.O:- HARIDDEVPUR, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700082

Indetified by Mr DINESH CHOWDHURY, , , Son of Late LALA BEHARI CHOWDHURY, 8/1, C V ROAD, P.O: THAKURPUKUR, Thana: Thakurpukur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700082, by caste Hindu, by profession Business

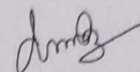
Payment of Fees

Certified that required Registration Fees payable for this document is Rs 46.00/- (E = Rs 14.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 46.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 60/- and Stamp Duty paid by Stamp Rs 100.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 16605, Amount: Rs.100.00/-, Date of Purchase: 19/04/2023, Vendor name:
Subhankar Das



Tabis Ansari
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1601-2023, Page from 32174 to 32195
being No 160100838 for the year 2023.



Digitally signed by MD TABIS ANSARI
Date: 2023.04.26 15:20:53 +05:30
Reason: Digital Signing of Deed.

(Tabis Ansari) 2023/04/26 03:20:53 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)