

**SOUMIK SAMANTA**  
M. Sc., LL.B.  
Advocate  
City Civil Court, Calcutta



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Residence : 48/1, Naskarpara Road, Boalia,  
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Kolkata- 700084

Ref. No. 039/SG/RC-RERA/17012026

Date-17.01.2026

**TO WHOM IT MAY CONCERN**

In respect of investigation of property mentioned in the Schedule below, my observations are as follows-

**OWNER DETAILS-** **SOURAV GANGULY**, son of Late Shanti Ganguly, by Occupation- Business, by Nationality - Indian, by faith - Hindu, resident of Fartabad, Gangulypara, Rajpur Sonarpur Municipality, South 24 Parganas, Garia, Kolkata - 700084, West Bengal.

**DEVELOPER DETAILS-** **M/S. RELIABLE CONSTRUCTION.**, a proprietorship firm having its office at 3922 Garia Road, Fartabad, P.O. Garia, P.S. Sonarpur (now Narendrapur), KOLKATA 700084, West Bengal, represented by its sole proprietor **SOURAV GANGULY**, son of Shanti Ganguly, by Occupation- Business, by Nationality - Indian, by faith - Hindu, resident of Fartabad, Gangulypara, Rajpur Sonarpur Municipality, South 24 Parganas, Garia, Kolkata - 700084, West Bengal.

**PROPERTY DETAILS-**

**SCHEDULE OF PROPERTY**

**ALL THAT** piece and parcel of a plot of 'Bastu' land measuring more or less **3 (Three) Cottah 5 (Five) Chittak 0 (Zero) Square Feet**, as per physical measurement 2 (Two) Cottah 15 (Fifteen) Chittak 30 (Thirty) Square Feet, be the same or a little more or less, comprising at R.S. and L.R. Dag No. 1097 appertaining to R.S. Khatian No. 1364 corresponding to L.R. Khatian No.

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4390, in **Mouza- Barhans Fartabad, J.L. No. 47**, P.S. Sonarpur (Now Narendrapur), within the limits of **Rajpur Sonarpur Municipality, Ward No. 29, Holding No. 4209, Garia Road, Assessee No. 1104302039417**, P.S. Sonarpur (Now Narendrapur), Rajpur Sonarpur Municipality, District- South 24 Parganas, Kolkata- 700084, within the jurisdiction of A.D.S.R. Garia and D.S.R. South 24 Parganas at Alipur, wherein with exclusive rights of ownership thereto having unfettered right, title and interest thereto free from all encumbrances, liens, lispendens and attachments whatsoever, together with all sorts of easement rights over the Road/Common Passage and proportionate, and is possessing and enjoying the same without let and hindrances, free from all encumbrances together with all sorts of easement rights over the Road/Common Passage and proportionate Rent payable to the Collector, 24-Parganas (South) Govt. of West Bengal. The "Said Land" butted and bounded by:

**On the North:** Land of R.S. Dag No. 1096.

**On the South:** 16 Feet wide Fartabad Road.

**On the East:** Part of Land of R.S. Dag No. 1097.

**On the West:** 16 Feet wide Fartabad Road.

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**OBSERVATION: -**

The owner is absolute lawful owner of the aforesaid land and he has marketable title with respect to aforementioned property. The aforementioned land is 'Rayati' land and does not belong to 'Debottor' property or 'property of public interest' and land owner are not 'Benamdar' of anyone else and there is no 'Barga'/any kind of Tenant/Illegal Occupier/Receiver appointed by court/acquisition or requisition/vesting/mortgage/charge in the Scheduled Property. There is no litigation pending before court with respect to Scheduled Property within the vicinity of my searching [2012 to 2025] and the Scheduled land is free from all sorts of encumbrances.

Place: Kolkata

Date: 17.01.2026

*Soumik Samanta*

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Enrolment No. F/4539/3458/2023

Signature of Advocate