

13788/2024

I-0180/2025



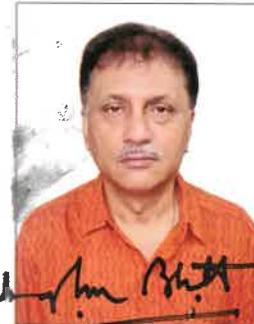
পশ্চিমবঙ্গ পশ্চিম বঙ্গ WEST BENGAL

AK 88681

24/11/2024  
0-2003236850/2024

District Sub-Registrar-IV  
Registrar U/S 7 (2) of  
Registration 1908  
Mymensingh, South 24 Parganas

10 JAN 2025



Debangshu Bhattacharya

THIS POWER OF ATTORNEY is made this 23<sup>rd</sup> day of December Two Thousand and

Twenty Four BY (i) **DEBANGSHU BHATTACHARYA** (PAN ADQPB4510P & Aadhaar No. 8864 4618 1988) son of Late Jogodish Chandra Bhattacharya, an Indian national, by faith Hindu, by occupation Business, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat, (ii) **ANANYA BHATTACHARYA** (PAN EOSPB6058B & Aadhaar No. 8749 2912 1595) daughter of Mr. Debangshu



Ananya Bhattacharya.



Debangshu Bhattacharya

114407

Subhasis Dasgupta  
Advocate  
Alipore Judge Court

NAME.....
ADD.....
Rs.....

13 AUG 2024

SURANJAN MUKHERJEE  
Licensed Stamp Vendor  
C. C. Gader  
263, K. S. Roy Road, Kot-1

13 AUG 2024  
13 AUG 2024



Soumya  
SOUMYA MUKHERJEE  
130 R.N. Tagore Road,  
Purbachal, Kolkata-700063

Office Sub-Registrar-IV  
Registrar U/S 7 (2) of  
Registration 1908  
Alipore, South 24 Parganas

24 NOV. 2024

Bhattacharya, an Indian national, by faith Hindu, by occupation student, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat and (iii) **ADWITIYA BHATTACHARYA** (PAN EWYPB9277A & Aadhaar No. 6493 4862 8460) daughter of Mr. Debangshu Bhattacharya, an Indian national, by faith Hindu, by occupation student, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat collectively hereinafter referred to as the "**OWNERS**" in favour of **SATVIC PROJECTS PRIVATE LIMITED** (PAN AAHCS4891F) a company within the meaning of the Companies Act, 2013 and presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge, PS Gariahat (hereinafter called "**THE ATTORNEY**").

**WHEREAS:**

- A. The predecessor – in – interest of the Owner herein namely Sudeshna Bhattacharya along with Satyaki Dutta were are absolutely seized and possessed of or otherwise well and sufficiently entitled to **ALL THAT** the piece or parcel of land containing by measurement an area of about **09 (nine) Cottahs 05 (five) Chittacks and 14 (fourteen) Sq. Ft.** be the same a little more or less together with the two storied building and other structures standing thereon lying situate at and/or being municipal premises No. **1/2, Ballygunge Place, Kolkata 700 019, PS Gariahat** PO Ballygunge in ward No. 068 of the Kolkata Municipal Corporation (morefully and particularly mentioned and described in the **SCHEDULE** hereunder written and is hereinafter for the sake of brevity referred to as the said **PREMISES**) each one of them having undivided equal shares.
- B. By an Agreement dated 19<sup>th</sup> April 2024 and registered with the District Sub – Registrar – IV, South 24 Parganas, Alipore in Book No. I, Volume No. 1604 – 2024, page from 139018 to 139057 being No. 160404775 of 2024 (hereinafter referred to as the said **DEVELOPMENT AGREEMENT**) the said Sudeshna Bhattacharya



District Sub-Collector Circular U/S 7 (2) of Registration 1908  
Alloore, South 24 Parganas

24 NOV 2024

(since deceased) granted the exclusive right of development of the said Premises unto and in favour of the Attorney herein in respect of her undivided 50% share therein in terms of the said Development Agreement.

C. By the deed of conveyance dated 12<sup>th</sup> September 2024 and registered with the with the District Sub – Registrar – IV, South 24 Parganas, Alipore in Book No. I, Volume No. 1604 – 2024, page from 305071 to 305091 being No. 160410247 of 2024 the said Satyaki Dutta sold transferred and conveyed unto and in favour of Satvic Projects (P) Ltd. **ALL THAT** the undivided one – half part and/or share into or upon the said Premises in the manner and for the consideration as contained and recorded therein.

D. The said Sudeshna Bhattacharya a Hindu governed by the Dayabhaga School of Hindu Law died intestate on 11<sup>th</sup> November 2024 leaving behind her surviving her husband namely Debangshu Bhattacharya and two daughters namely Ananya Bhattacharya and Adwitiya Bhattacharya as her only surviving legal heirs and/or representatives.

E. The Owner, thus, in compliance of and in terms of the said Development Agreement is desirous of appointing nominating and constituting the Attorney herein as their true and lawful Attorney for and on behalf of the Owner in their name place and stead to severally do the following acts deeds matters and things in respect of the said Premises.

NOW KNOW YE ALL THESE PRESENTS WITNESSETH that WE, (i) DEBANGSHU BHATTACHARYA (PAN ADQPB4510P & Aadhaar No. 8864 4618 1988) son of Late Jogodish Chandra Bhattacharya, an Indian national, by faith Hindu, by occupation Business, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat, (ii) ANANYA BHATTACHARYA (PAN EOSPB6058B & Aadhaar No. 8749 2912 1595) daughter of Mr. Debangshu



Distt. Sub-Registrar IV  
Kolar U/S 7 (2) of  
Registration 1968  
Alipore, South 24 Parganas

24 NOV 2024

Bhattacharya, an Indian national, by faith Hindu, by occupation student, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat and (iii) **ADWITIYA BHATTACHARYA** (PAN EWYPB9277A & Aadhaar No. 6493 4862 8460) daughter of Mr. Debangshu Bhattacharya, an Indian national, by faith Hindu, by occupation student, presently residing at No. 1/2, Ballygunge Place, Kolkata 700 019 PO Ballygunge, PS Gariahat the **OWNER** as aforesaid do hereby nominate appoint and constitute **SATVIC PROJECTS PRIVATE LIMITED** (PAN AAHCS4891F) a company within the meaning of the Companies Act, 2013 and presently having its registered office situate at No. 21/2, Ballygunge Place, Kolkata 700 019, PO Ballygunge, PS Gariahat to be our true and lawful attorney for and on our behalf and in our name place and stead to do the following acts deeds matters and things that is to say: -

1. To manage, hold and possess the said Premises and every part thereof in accordance with and in terms of the said Development Agreement.
2. To apply for and obtain sanction of the building plan from the Kolkata Municipal Corporation and/or any other authorities and to sign and execute any such papers documents instruments that may be required in this regard.
3. To sign and submit all applications maps plans specification and obtain the same thereof upon sanction in respect any new plan and/or any modification or alterations thereafter upon the building plan sanctioned by the Kolkata Municipal Corporation and to sign and execute and submit any plan papers and documents and perform all the formalities and obligations as may be required or necessary from time to time.
4. To pay fees to obtain sanction and other records permission and/or consents from the necessary authorities as be necessary or required for modification, alteration



Office of Sub-Registrar -IV  
Reg. No. U/S/7 (2) of  
Registration 1908  
Alipore, South 24 Parganas

24 NOV 2024

and/or sanction of the plan concerning the said Premises and also to sign other documents as may be required by the authorities from time to time.

5. To appear and represent the Owner before the Kolkata Municipal Corporation, Building Tribunal and other authorities concerned regarding any notice received or served on the Owner in respect of the said Premises and to make representations, prefer appeals reviews and revisions and for that to sign and submit all papers appeals applications and papers and to appear and make representation for and on our behalf before the authorities concerned.
6. To appear and represent the Owner before the necessary authorities including the Authority under the Urban Land (Ceiling & Regulation) Act, Kolkata Municipal Corporation, Kolkata Improvement Trust, Kolkata Metropolitan Development Authority, Fire Services Dept. West Bengal, Kolkata Police, Forest Department, Government of West Bengal and/or any other Local, State and/or Central authority, agency, department in connection with the sanction modification or alteration of the plans and to sign all papers and documents in connection therewith including anything related to and/or for the development of the said Premises.
7. To apply for and obtain all necessary permissions, approvals, no objection certificates, sanctions whatsoever and/or howsoever before any department having jurisdiction in respect of the same including but not limited to Department of Forests, Government of West Bengal and/or appropriate department of Kolkata Municipal Corporation, for trimming, felling, removing, relocating, replanting, planting, affixing of any tree/s, plant, sapling, bush, shrub and/or anything by whatever name called that maybe necessary or be required for the development of the said Premises and for that to sign all applications, papers, letters, requisitions, questionnaire, instruments, declarations, affidavits, plans, maps whatsoever and/or



4  
S. 7 (2) of  
Registration 1968  
Alborg, South 24 Parganas

24 NOV 2024

howsoever and pay and bear such amount towards the same and upon issue thereof receive the same.

8. To apply for electricity, water, drainage, lift, gas connection or for any other utility in the said Premises and/or to make alterations in the existing connection and to have disconnected the same and for that to sign answer execute and submit all papers, applications, document and plans and to do all other acts deeds and things as may be deemed fit and proper by the Attorney.
9. To apply for and obtain licenses and permissions that maybe necessary or be required for the purpose of installation and running of lift, generator for auxiliary power supply or for the purpose of having the drain of the said Premises to be disconnected and/or connected to the municipal drain and for all or any of the purposes above mentioned to sign and execute all necessary papers.
10. To sign, execute and register all declarations, undertakings, affidavits, instruments and others that are required and/or may be necessary for sanction of the plan and the development of the said Premises.
11. To enter into agreement for sale, transfer or otherwise in respect of the Developer's Allocation in the said Premises in terms of the said Development Agreement.
12. To sign and execute any deed of conveyance and/or transfer and/or tenancy and/or sub-tenancy as may be necessary or be required from time to time in respect of the Developer's Allocation in the said Premises in terms of the said Development Agreement.
13. To appear and represent us before any Notary Public, Registrar of Assurances, District Registrar Sub-Registrar of Assurances or any other officer or officers having jurisdiction and to present for registration and have registered and performed all deeds, agreements, documents, and instruments executed and



5  
Ex-  
ar U/S 7 (2) of  
Registration 1986  
Aulom, South 24 Parganas

24 NOV 2024

signed by the said Attorney in any manner concerning the Developer's Allocation in the said Premises in terms of the said Development Agreement.

14. To cause any Deed of Conveyance or document or instrument in respect of the Developer's Allocation in the said Premises to be registered and for the said purposes to sign execute and submit all declarations statements applications and affirm affidavits as may be necessary or required from time to time.

15. To commence prosecute enforce defend answer and oppose all actions and proceedings concerning in anyway the said Premises or any part thereof including those relating to acquisition and/or requisition in which the Owners are now or may hereafter be interested or concerned and if thought fit and compromise settle refer to arbitration abandon become non-suited submit to judgment in any action or proceedings as aforesaid before any Court, Civil or Criminal or Revenue.

16. To appoint any retainers, solicitors, advocate and other legal agents and to revoke such appointments and others as occasion shall require.

17. To sign affirm and verify plaint, petition, written statements, tabular statements, Review, Revisions, Affidavit, Declarations, Memorandum of Appeal or any other paper or pleadings including applications under Article 226 of the Constitution of India in any suit action or proceedings relating to the said Premises or any part thereof.

**AND GENERALLY**, to do all acts deeds matters and things concerning the powers hereby conferred in respect of the said Premises which the Owner could have done lawfully under their own hands if present personally AND we the said Owner do hereby ratify and confirm and agree at all times to ratify and confirm all and whatsoever and the said Attorney shall lawfully do and/or cause to do in accordance herewith.



Re. No. 100000000000  
Registration No. 1908  
Allipore, South 24 Parganas

24 NOV 2024

**THE SCHEDULE ABOVE REFERRED TO**  
**(PREMISES)**

**ALL THAT** the piece or parcel of land containing by ad-measurement an area of about **09 (nine) Cottahs 05 (five) Chittacks and 14 (fourteen) Sq. Ft.** be the same a little more or less together with the two storied building and other structures standing thereon (having an aggregate area of about 3200 sq. ft. i.e. 1700 sq. ft. on the ground floor and 1500 sq. ft. on the first floor) and lying situate at and/or being municipal premises No. **1/2, Ballygunge Place, Kolkata 700 019**, PS Gariahat PO Ballygunge in ward No. 068 of the Kolkata Municipal Corporation and having assessee No. 110680400027, Sub – Registry Office Alipore, and is butted and bounded in the manner as follows: -

**ON THE NORTH:** Partly by municipal premises No. 1, Ballygunge Place and partly by municipal premises No. 76A, Bondel Road;

**ON THE EAST:** By municipal premises No. 75, Bondel Road;

**ON THE WEST:** By municipal premises No. 1/3, Ballygunge Place;

**ON THE SOUTH:** By 16 feet wide KMC Road;

**OR HOWSOEVER OTHERWISE** the same are is was or were heretofore butted bounded called known numbered described or distinguished.

**(Share of the Owner in the said Premises)**

**ALL THAT** undivided 50% part and/or share into or upon the said Premises referred to above i.e. **04 Cottahs 10 Chittacks and 24.50 Sq. Ft.** and constructed area of about 1600 sq. ft. i.e. 850 sq. ft. on the ground floor and 750 sq. ft. on the first floor)



D. 1970/1971  
R. 1970/1971  
Registration 1993  
Aurore, South 24 Paravur

24 NOV 2024

IN WITNESS WHEREOF we the said Owner have set and subscribed our respective hands to these presents on the day month and year first above written.

SIGNED SEALED AND DELIVERED

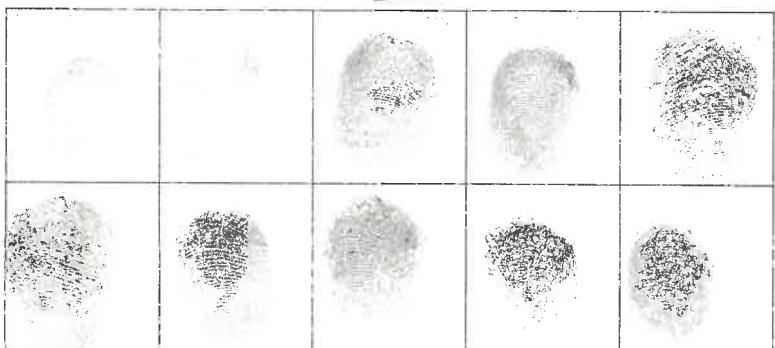
by the abovementioned OWNER

at **Kolkata** in the presence of:

*SibangOm Bhattacharya*

*Soumya*  
**SOUMYA MUKHERJEE**  
 130 R.N. Tagore Road  
 Purbachal, Kolkata-700063

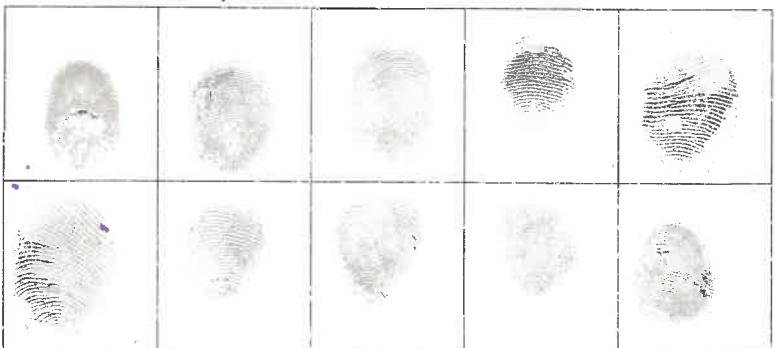
Left



Right

*Sisir Mondal*  
**SISIR MONDAL**  
 Petua Mondal Para,  
 O Ruidaspura, Petua,  
 Baruipur, 24 PGS (S)  
 Kolkata-700147

Left

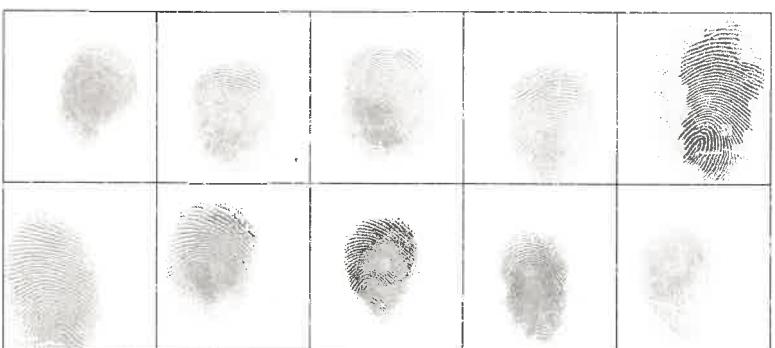


Right

*Adwitiya Bhattacharya*

*Adwitiya Bhattacharya.*

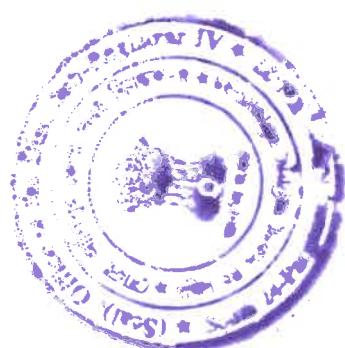
Left



Right

*Dilip Kumar Goel*

**DILIP KUMAR GOEL**  
 Advocate  
 Alipore Court  
 F/873/792/99



D  
R.  
Registration 1908  
Alberta, South 24 Pergolas

24 NOV 2024



सत्यमेव जयते

Shyam

**Government of West Bengal**  
**Directorate of Registration & Stamp Revenue**  
**e-Assessment Slip**

Query No / Year	2003236890/2024	Office where deed will be registered
Query Date	20/12/2024 1:59:52 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Uday Jalan 21/2, Ballygunge Place Kolkata, Thana : Gariahat, District : South 24-Parganas, WEST BENGAL, PIN - 700019, Mobile No. : 9831312355, Status : Advocate	
Transaction		Additional Transaction
[1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties		
Set Forth value		Market Value
Rs. 2/-		Rs. 4,54,60,766/-
Total Stamp Duty Payable(SD)		Total Registration Fee Payable
Rs. 50/- (Article:48(d))		Rs. 7/- (Article:E)
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks		

**Land Details :**

District: South 24-Parganas, Thana: Gariahat, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ballygunge Place, , Premises No: 1/2, , Ward No: 068, Pin Code : 700019

Sch No	Plot Number	Khatian Number	Land Use ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :- )		Bastu	4 Katha 10 Chatak 24.5 Sq Ft	1/-	4,42,60,766/-	Width of Approach Road: 16 Ft.,
	Grand Total :			7.6874Dec	1/-	442,60,766 /-	

**Structure Details :**

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1600 Sq Ft.	1/-	12,00,000/-	Structure Type: Structure

Gr. Floor, Area of floor : 850 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0 Year, Roof Type: Pucca, Extent of Completion: Complete

Floor No: 1, Area of floor : 750 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0 Year, Roof Type: Pucca, Extent of Completion: Complete

Total : 1600 sq ft	1/-	12,00,000 /-
--------------------	-----	--------------



Query No: 2003236890 of 2024, Printed On : Dec 20 2024 2:40PM, Generated from wbregistration.gov.in



2	Mr Ananya Bhattacharya Son of Mr Debangshu Bhattacharya, 1/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, - West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, Date of Birth:XX-XX-1XX6, PAN No. e0xxxxxx8b, Aadhaar No.: 87xxxxxxxx1595, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
3	Mr Adwitiya Bhattacharya Son of Mr Debangshu Bhattacharya, 1/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, Date of Birth:XX-XX-2XX1, PAN No. ewxxxxxx7a, Aadhaar No.: 64xxxxxxxx8460, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

#### Attorney Details :

SI No	Name & address	Status	Execution Admission Details :
1	SATVIC PROJECTS PRIVATE LIMITED ( Private Limited Company ) ,21/2,Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 , Aadhaar No Not Provided by UIDAI Status :Organization, Not Executed	Organization	Not Executed

#### Identifier Details :

Name & address	
Mr Soumya Mukherjee Son of Mr Ranjit Mukherjee 130 R N Tagore Road, City:- , P.O:- Thakurpukur, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700063, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Identifier Of Mr Debangshu Bhattacharya, Mr Ananya Bhattacharya, Mr Adwitiya Bhattacharya	

#### Owner and Land or Building Details as received from KMC :

Sc. No.	Property Identification by KMC	Registered Deed Details	Owner Details of Property	Land or Building Details
L1	Assessment No. : 110680400027 Premises No. : 1/2 Ward No. : 068 Street Name : BALLYGUNGE PLACE	Reference Deed No. : Date of Registration. : Office Where Registered :	Owner Name : SATVIC PROJECTS PRIVATE LIMITED, , DEBANGSHU BHATTACHARYA, ANANYA BHATTACHARYA, , ADWITIYA BHATTACHARYA Owner Address : KOLKATA Pin No. : 700019	Character of Premises: Total Area of Land:

#### Note:







GOVERNMENT OF WEST BENGAL  
DEPARTMENT OF HEALTH AND FAMILY WELFARE  
KOLKATA MUNICIPAL CORPORATION

DEATH CERTIFICATE

(ISSUED UNDER SECTION 12/17 OF THE REGISTRATION OF BIRTHS & DEATHS ACT, 1969 AND RULE 8/13 OF THE WEST BENGAL REGISTRATION OF BIRTHS & DEATHS RULES 2000.)

THIS IS TO CERTIFY THAT THE FOLLOWING INFORMATION HAS BEEN TAKEN FROM THE ORIGINAL RECORD OF DEATH WHICH IS THE REGISTER FOR KOLKATA MUNICIPAL CORPORATION OF BLOCK/MUNICIPALITY KOLKATA MUNICIPAL CORPORATION OF DISTRICT KOLKATA OF STATE WEST BENGAL, INDIA.

NAME OF DECEASED :	SUDESHNA BHATTACHARYA	SEX :	FEMALE
DATE OF DEATH :	11/11/2024	PLACE OF DEATH :	REPOSE CLINIC & RESEARCH CENTRE (P) LTD., BOROUGH 07, KOLKATA, WEST BENGAL
AGE OF DECEASED :	56 YEARS	NAME OF SPOUSE :	DEBANGSHU BHATTACHARYA
SPOUSE IDENTITY PROOF :	-	NAME OF MOTHER :	NAME OF FATHER :
MOTHER'S IDENTITY PROOF :	-	FATHER'S IDENTITY PROOF :	-
ADDRESS OF THE DECEASED AT THE TIME OF DEATH :	STREET/LANE:- 1/2 BALLYGUNGE PLACE ,P.O - BALLYGUNGE , P.S- GARIAHAT, VILLAGE/TOWN:- KOLKATA,KOLKATA MUNICIPAL CORPORATION,DIST:- KOLKATA,WEST BENGAL-700019		
PERMANENT ADDRESS OF DECEASED :	STREET/LANE:-1/2 BALLYGUNGE PLACE ,P.O - BALLYGUNGE , P.S- GARIAHAT, VILLAGE/TOWN:- KOLKATA, KOLKATA MUNICIPAL CORPORATION,DIST:- KOLKATA, WEST BENGAL -700019		
CERTIFICATE NO :	D/2024/0581565	DATE OF REGISTRATION :	11/11/2024
REMARKS (IF ANY) :			
DATE OF ISSUE :	11/11/2024	ISSUING AUTHORITY :	
UPDATED ON :	2024-11-11 22:08:08		



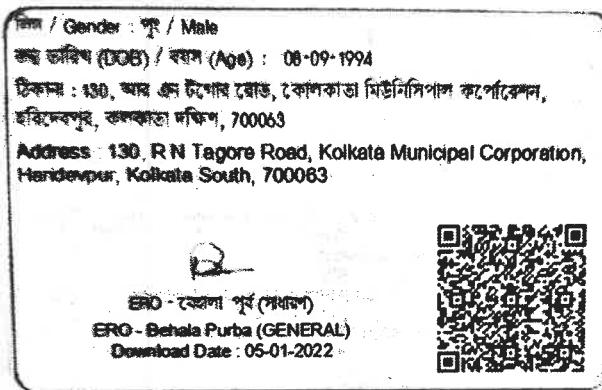
Signature Not Verified  
Digitally Signed.  
Name: NILADRI SHEKHAR DAS  
Date: 11-Nov-2024 22:09:25

SUB-REGISTRAR (BIRTH & DEATH)  
KOLKATA MUNICIPAL CORPORATION

"THIS IS A COMPUTER GENERATED CERTIFICATE."  
THE GOVT.OF INDIA VIDE CIRCULAR NO. 1 / 12 / 2014 - VS(CRS) DATED 27 - JULY - 2015  
HAS APPROVED THIS CERTIFICATE AS A VALID LEGAL DOCUMENT FOR ALL OFFICIAL PURPOSES

"ENSURE REGISTRATION OF EVERY BIRTH AND DEATH"





Sourya Mukherjee



1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 19-01-2025) for e-Payment . Assessed market value & Query is valid for 30 days.(i.e. upto 19-01-2025)
3. Standard User charge of Rs. 300/- (Rupees Three hundred) only includes all taxes per document upto 17 (seventeen) pages and Rs 9/- (Rupees Nine) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.
11. This eAssessment Slip can be used for registration of respective deed in any registration office of west bengal.





### Major Information of the Deed

Deed No :	I-1604-00180/2025	Date of Registration	08/01/2025		
Query No / Year	1604-2003236890/2024	Office where deed is registered			
Query Date	20/12/2024 1:59:52 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas			
Applicant Name, Address & Other Details	Uday Jalan 21/2, Ballygunge Place Kolkata, Thana : Gariahat, District : South 24-Parganas, WEST BENGAL, PIN - 700019, Mobile No. : 9831312355, Status :Advocate				
Transaction	Additional Transaction				
[1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties					
Set Forth value	Market Value				
Rs. 2/-	Rs. 4,54,60,766/-				
Stampduty Paid(SD)	Registration Fee Paid				
Rs. 50/- (Article:48(d))	Rs. 39/- (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:- Gariahat, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ballygunge Place, , Premises No: 1/2, , Ward No: 068 Pin Code : 700019

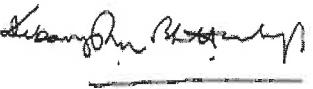
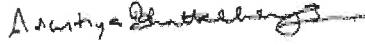
Sch No	Plot Number	Khatian Number	Land Use Proposed	Area of Land ROR	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :- )		Bastu	4 Katha 10 Chatak 24.5 Sq Ft	1/-	4,42,60,766/-	Width of Approach Road: 16 Ft.,
	Grand Total :			7.6874Dec	1/-	442,60,766 /-	

#### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1600 Sq Ft.	1/-	12,00,000/-	Structure Type: Structure
	Gr. Floor, Area of floor : 850 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete				
	Floor No: 1, Area of floor : 750 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete				
	Total :	1600 sq ft	1/-	12,00,000 /-	



**Principal Details :**

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mr Debangshu Bhattacharya</b> Son of Late Jogodish Chandra Bhattacharya Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office		 Captured	
1/2, Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India Date of Birth:XX-XX-1XX7 , PAN No.: adxxxxxxxx0p, Aadhaar No: 88xxxxxxxx1988, Status :Individual, Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	<b>Mr Ananya Bhattacharya</b> Son of Mr Debangshu Bhattacharya Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office		 Captured	
1/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India Date of Birth:XX-XX-1XX6 , PAN No.: eoxxxxxxxx8b, Aadhaar No: 87xxxxxxxx1595, Status :Individual, Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office				
3	Name	Photo	Finger Print	Signature
	<b>Mr Adwitiya Bhattacharya (Presentant )</b> Son of Mr Debangshu Bhattacharya Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office		 Captured	
1/2 Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India Date of Birth:XX-XX-2XX1 , PAN No.: ewxxxxxxxx7a, Aadhaar No: 64xxxxxxxx8460, Status :Individual, Executed by: Self, Date of Execution: 23/12/2024 , Admitted by: Self, Date of Admission: 24/12/2024 ,Place : Office				



**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>SATVIC PROJECTS PRIVATE LIMITED</b> 21/2,Ballygunge Place, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 ,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Soumya Mukherjee</b> Son of Mr Ranjit Mukherjee 130 R N Tagore Road, City:- , P.O:- Thakurpukur, P.S:-Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN:- 700063		 Captured	
	24/12/2024	24/12/2024	24/12/2024

Identifier Of Mr Debangshu Bhattacharya, Mr Ananya Bhattacharya, Mr Adwitiya Bhattacharya



**Endorsement For Deed Number : I - 160400180 / 2025**

**On 24-12-2024**

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

Presented for registration at 13:20 hrs on 24-12-2024, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mr Adwitiya Bhattacharya , one of the Executants.

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

Execution is admitted on 24/12/2024 by 1. Mr Debangshu Bhattacharya, Son of Late Jogodish Chandra Bhattacharya, 1/2, Ballygunge Place, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by Profession Business, 2. Mr Ananya Bhattacharya, Son of Mr Debangshu Bhattacharya, 1/2 Ballygunge Place, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by Profession Student, 3. Mr Adwitiya Bhattacharya, Son of Mr Debangshu Bhattacharya, 1/2 Ballygunge Place, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by Profession Student

Identified by Mr Soumya Mukherjee, , , Son of Mr Ranjit Mukherjee, 130 R N Tagore Road, P.O: Thakurpukur, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700063, by caste Hindu, by profession Others

**Anupam Halder  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal**

**On 08-01-2025**

**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 : 48 (d) of Indian Stamp Act 1899.

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 39.00/- ( E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/- ) and Registration Fees paid by Cash Rs 39.00/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/- Description of Stamp

1. Stamp: Type: Impressed, Serial no 114401, Amount: Rs.50.00/-, Date of Purchase: 13/08/2024, Vendor name: Suranjan Mukherjee

**Anupam Halder  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal**





**Certificate of Registration under section 60 and Rule 69.**

**Registered in Book - I**

**Volume number 1604-2025, Page from 7753 to 7770**

**being No 160400180 for the year 2025.**



*(Signature)*

Digitally signed by Anupam Halder  
Date: 2025.01.08 14:20:30 +05:30  
Reason: Digital Signing of Deed.

**(Anupam Halder) 08/01/2025**

**DISTRICT SUB-REGISTRAR**

**OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS**

**West Bengal.**