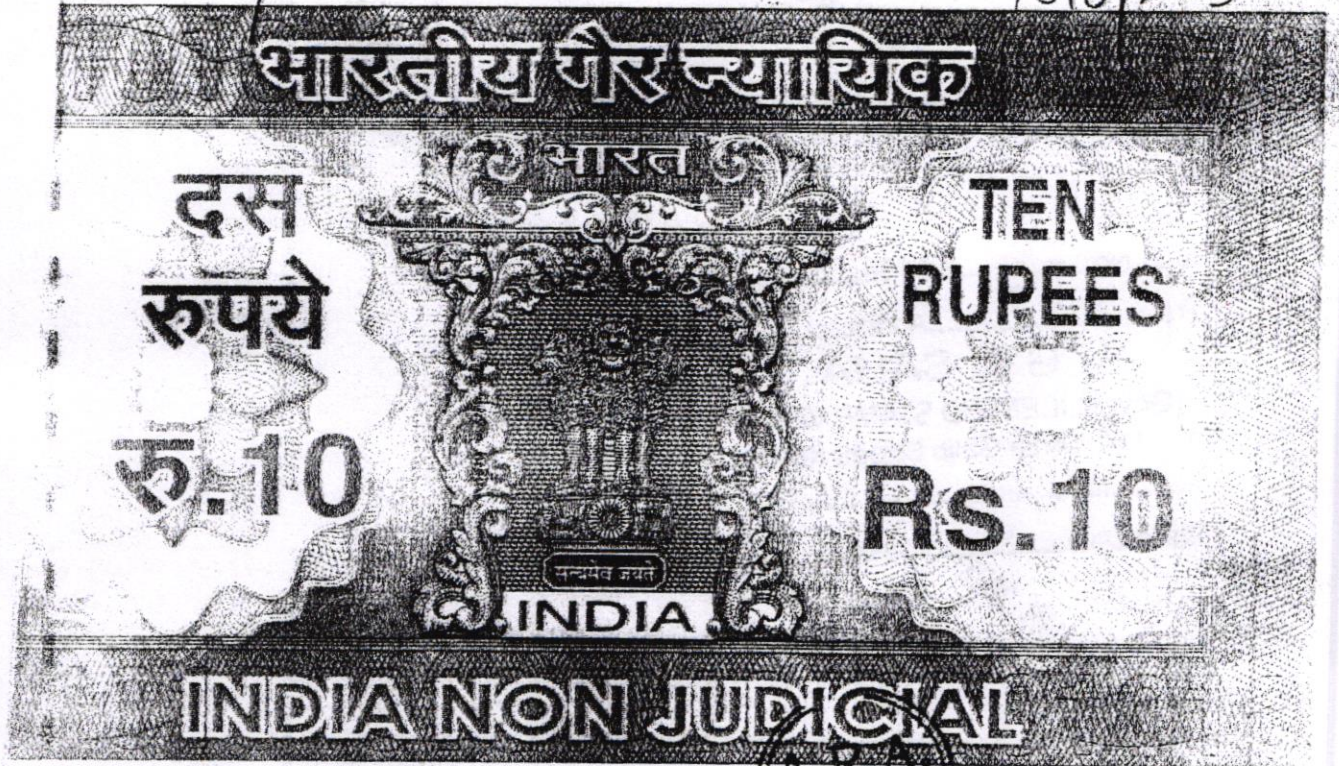


9775/2023

9610/2023



पश्चिम बंगाल WEST BENGAL



82AB 379947

Additional Registrar of Assurances-IV, Kolkata

Certified that the Document is admitted of Registration. The Signature Sheet and the endorsement sheets attached to this document are the part of this Document.

Additional Registrar of Assurances-IV, Kolkata

8 JUL 2023

REGISTERED BOUNDARY DECLARATION

I, **SRI RATAN SHAW** (PAN. - ATEPS3004M) & (Aadhar No.- 741899632649), sons of Jai prakash Shaw, as sole proprietor of 'SHAW PARIVAR' by occupation - Business, by faith - Hindu, by Nationality - Indian, residing at 117, Sri Aurobindo Sarani, P.O. - Beadon Street. P.S. - Shyampukur, Kolkata - 700 006, do hereby solemnly affirm and declare as follows: -

1. That the property having municipal Premises No.- 13D, Beadon Street (also known as 13D, Dani Ghosh Sarani), Kolkata - 700 006, P.S. - Burtolla. P.O.- Beadon Street, having assessee No.- 11-026-05-0037-5, under K.M.C. ward No.- 026, Br. - IV, which is fully mentioned in the schedule below, belongs to **SRI RATAN SHAW**, as sole proprietor of 'SHAW PARIVAR'.

Continued to page 2...

93229

28 JUN 2023

UTPAL SEN CHOWDHURY
Advocate
Metropolitan Magistrates Court
Kolkata

S.L. No. _____ Sold To _____

Rs. _____ Addr. _____

G.C. SAHA

(Govt.) LICENSED STAMP VENDOR
11A, Mirza Galib Street, Kol-87

Issue Date _____ Sign _____

28 JUN 2023



ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
- 8 JUL 2023

Hemant Choudhury
S/o. LT. Ranjan Choudhury
5, Nayan Sini Lane Kot 5
P.O. Hatkhola
P.S. Shyampur

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2. That **SRI RATAN SHAW**, as sole proprietor of **'SHAW PARIVAR'** is the sole & absolute owner of the Pre. No. - 13D, Beadon Street (also known as 13D, Dani Ghosh Sarani), Kolkata - 700 006, P.S. - Burtolla, P.O.- Beadon Street, having assessee No.- 11-026-05-0037-5, under K.M.C. ward No.- 026, Br. - IV. Land Area - 207.915 SQ.M. or 03K. - 01CH. - 33 SFT. (M/L) (as per deed) & 198.620 SQ.M. or 02K. - 15 CH. - 23 SFT. (as per physical measurement).that the owner **SRI RATAN SHAW** became the owner of the property by the way of following Deed.

Name of Purchasers	Details of Deed of Conveyance
SRI RATAN SHAW. (By Deed of Conveyance)	Book No.- I, Vol. No.- 1901-2023, Pages from 136106 to 136130, Being No.- 190103580, A.R.A.- I, Kolkata, for the year 2023.

3. That declarant herein shall submit a plan to the building dept. for sanction. The property, which is fully mentioned in the schedule below in demarcated by boundary walls.
4. That I shall be liable for dispute of any with our neighbors in any manner whatsoever regarding the boundary of the said land in future. The K.M.C. will not be liable for any litigation over the said land.
5. That there is no Civil or Criminal suit pending against the said land. The said land is free from all encumbrances.

A site plan showing the actual measurement of the boundary is attached herewith of Pre. No.- 13D, Beadon Street (also known as 13D, Dani Ghosh Sarani), Kolkata - 700 006, P.S. - Burtolla, P.O.- Beadon Street, having assessee No.- 11-026-05-0037-5, under KMC ward No.- 026, Br. - IV. Land Area - 207.915 SQ.M. or 03K. - 01CH. - 33 SFT. (M/L) (as per deed) & 198.620 SQ.M. or 02K. - 15 CH. - 23 SFT. (as per physical measurement) and it is considered to be a part and parcel of this declaration.

Measurement of the boundary line and details of the surrounding premises of 13D, Beadon Street (also known as 13D, Dani Ghosh Sarani), Kolkata - 700 006, P.S. - Burtolla, P.O.- Beadon Street, having assessee No.- 11-026-05-0037-5, under KMC ward No.- 026, Br. - IV. Land Area - 207.915 SQ.M. or 03K. - 01CH. - 33 SFT. (M/L) (as per deed) & 198.620 SQ.M. or 02K. - 15 CH. - 23 SFT. (as per physical measurement), are more fully furnished below.

Measurement:

On the North - (11000) MM.

On the South - (11375) MM.

On the East - (13200 + 4790) MM.

On the West - (17975) MM.

On the North - (By Beadon Street).

On the South - (By Premise No.- 9, Raj Krishna Lane).

On the East - (By K.M.C. passage)

On the West - (By Premise No.- 13C, Beadon Street).

8. The total land area of the property is 207.915 SQ.M. or 03K. - 01CH. - 33 SFT. (M/L) (as per deed) & 198.620 SQ.M. or 02K. - 15 CH. - 23 SFT. (as per physical measurement).

That the above statements are true to my knowledge & it will be filed to the K.M.C.

Dated :- 08/07/23

Drafted by as per K.M.C. proforma.

Witness:

1) Swarnup Ray
8B, Star Lane Kat-5

2) Soubhik Choudhury
5, Nayari Swi Lane Kat-6

Ratan Ray

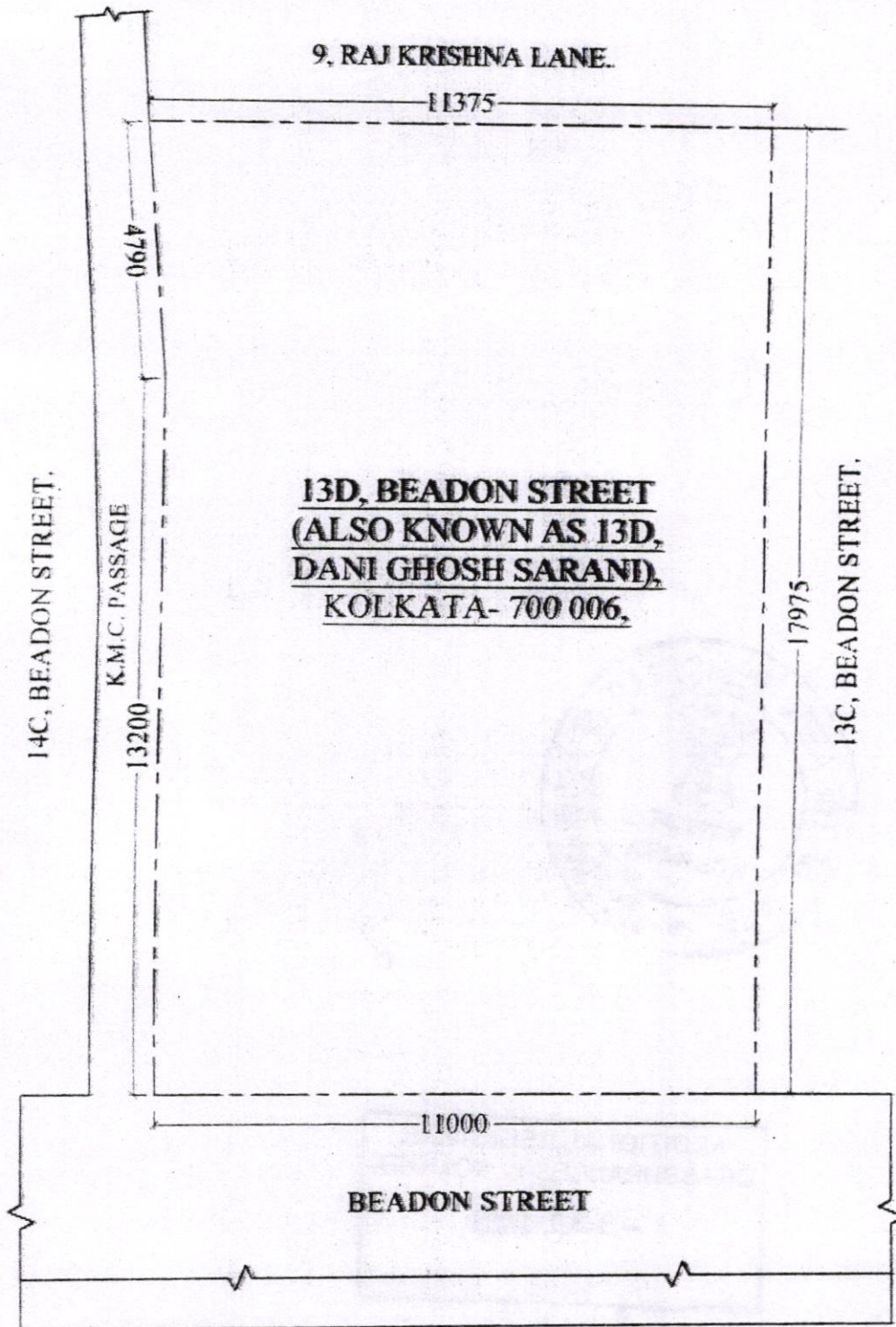
Signature

BOUNDARY PLAN AT THE PRE. NO.- 13D, BEADON STREET (ALSO KNOWN AS 13D, DANI GHOSH SARANI), KOLKATA- 700 006, UNDER KMC WARD NO.- 026, BR. - IV, P.S.- BURTOLLA, P.O.- BEADON STREET.

**AND AREA = 03K.- 01CH.- 33SFT. OR, 207.915 SQ.M.(M/L) (AS PER DEED)
02K.- 15CH.- 23SFT. OR, 198.620 SQ.M.(M/L) (AS PER PHYSICAL MEASUREMENT)**

NOTE:- ALL DIMENSIONS ARE IN MM.

SCALE:- 1:125



Ratan Ghosh

SIGNATURE

SPECIMEN FORM FOR TEN FINGERPRINTS



Rector Glow

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



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



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



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

Major Information of the Deed

Deed No :	I-1904-09610/2023	Date of Registration:	08/07/2023
Query No / Year	1904-2001738550/2023	Office where deed is registered	
Query Date	08/07/2023 11:02:55 AM	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Hrithik Choudhury 5, Nayan Sur Lane,, Thana : Shyampukur, District : Kolkata, WEST BENGAL, PIN - 700005, Mobile No. : 9432053905, Status : Solicitor firm		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
	Rs. 1,32,28,875/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 11/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



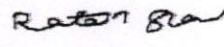
District: Kolkata, P.S:- Burtola, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Dani Ghosh Sarani, , Premises No: 13d. , Ward No: 026 Pin Code : 700006

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	2 Katha 15 Chatak 23 Sq Ft		1,32,28,875/-	Property is on Road
Grand Total :				4.8996Dec	0/-	132,28,875/-	



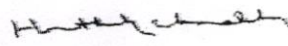
Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
	Shaw Parivar 117, Shri Aurobindo Sarani,..... City:- Not Specified, P.O:- Beadon St, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700006 , PAN No.:- ATxxxxxx4m, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Ratan Shaw (Presentant) Son of Mr Joy Prakash Shaw Date of Execution - 08/07/2023, , Admitted by: Self, Date of Admission: 08/07/2023, Place of Admission of Execution: Office	 <small>Jul 8 2023 12:37PM</small>	 <small>LTI 08/07/2023</small>	 <small>08/07/2023</small>
117, Shri Aurobindo Sarani,,,,, City:- Not Specified, P.O:- Beadon St, P.S:-Burtola, District-Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: Atxxxxx4m,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Shaw Parivar				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Hrithik Choudhury Son of Late Ranjan Choudhury 5.nayan Sur Lane,,,,, City:- Not Specified, P O:- Hatkhola, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700005	 <small>08/07/2023</small>	 <small>08/07/2023</small>	 <small>08/07/2023</small>

Identifier Of Mr Ratan Shaw

On 08-07-2023

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 - 4 of Indian Stamp Act 1899.

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

Presented for registration at 11:57 hrs on 08-07-2023, at the Office of the A.R.A. - IV KOLKATA by Mr Ratan Shaw

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

Execution is admitted on 08-07-2023 by Mr Ratan Shaw,

Identified by Mr Hrithik Choudhury, , Son of Late Ranjan Choudhury, 5, nayan Sur Lane, , P.O: Hatkhola, Thana: Shyampukur, , Kolkata, WEST BENGAL, India, PIN - 700005, by caste Hindu, by profession Others

Payment of Fees

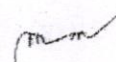
Certified that required Registration Fees payable for this document is Rs 11.00/- (E = Rs 7.00/- , M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 11.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10.00/-

Description of Stamp

1 Stamp: Type: Impressed, Serial no 93229, Amount: Rs. 10.00/-, Date of Purchase: 28/06/2023, Vendor name: G. C Saha



Mohul Mukhopadhyay
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2023, Page from 468889 to 468900
being No 190409610 for the year 2023.



Mohul
Digitally signed by MOHUL
MUKHOPADHYAY
Date: 2023.07.15 15:31:58 +05:30
Reason: Digital Signing of Deed.

(Mohul Mukhopadhyay) 2023/07/15 03:31:58 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

(This document is digitally signed.)