

11515/2024

D-11283/2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Certified that the document is admitted the Registration. The signature sheets and the endorosements thereon are filed with the documents.

AS 452820

23/10/2024  
Q-8002711716/2024

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

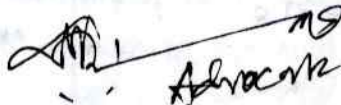
23 OCT 2024

DEVELOPMENT POWER OF ATTORNEY

AFTER REGISTERED DEVELOPMENT AGREEMENT EXECUTED ON

23<sup>RD</sup> OCTOBER 2024

KNOW ALL MEN THESE PRESENTS THAT I, SMT. SUSMITA MUKHERJEE, wife of Sri Subrata Mukherjee, having her Income Tax PERMANENT ACCOUNT No. (AYKPM0775C) and (AADHAAR No. 4138 7346 8617), by Faith-Hindu, by Nationality Indian, presently residing at 13E, Ballygunge Place East, P.S. Gariahat, P.O. Ballygunge, Kolkata - 700019, West Bengal, hereinafter referred to and called as the "PRINCIPAL(LAND OWNER) SEND GREETINGS:

  
Advocate



48286

SL No. .... Date **30 SEP 2024**  
Rs. ....  
Name .....  
Address .....

**DEBES KUMAR MISRA**  
ADVOCATE  
CALCUTTA HIGH COURT  
KOLKATA - 700 001

**SMRITI BIKASH DAS**  
Govt. Licence Stamp Vendor  
Alipore Police Court  
Kol-27



Identified by:

Abhejit Kumar Mishra  
son of Late Nirenjan Mishra  
vill - Nij Matane  
P.O. Bettala  
Dist. Purba Midnapur  
Pin code - 721433  
Law clerk



**AND WHEREAS** I the **Land Owner/Principal** herein am absolutely enjoying my **ALL THAT** piece and parcel of land measuring about **4 (Four) Cottahs 9 (Nine) Chittacks 42 (Forty Two) Sq. ft. more or less** being Plot No. F/2/9, (Part of entire Plot No. F/2) along with 100 Square Feet of Tin Shaded Cemented Flooring Residential Structure, laying and situated at **R.S. Dag as well as L.R. Dag No. 417**, appertaining to **R.S. Khatian No.153/1, and L.R. Khatian No. 819 and 820**, under **Mouza- Madurdaha**, Pargana-Khaspur, J. L. No.12, Touzi No. 2998, Revenue Survey No. 212, Police Station- Anandapur (Erstwhile Tiljala), Post Office- East Kolkata Township, Kolkata-700107, with the limits of **Ward No. 108** of The Kolkata Municipal Corporation, under Additional District Sub-Registrar at Sealdah, District South 24 Parganas, in the State of West Bengal free from all sorts and encumbrances whatsoever and how so ever in nature, having the good marketable title in respect of the said premises presently known as **K.M.C. Premises No. 170, Hossenpur, Assessee No. 31-108-04-0170-3** which is more fully described in the SCHEDULE hereunder written being desired to construct a Multi-Storied to permissible law of the Kolkata Municipal Corporation, together with modern taste, design, and architecture in accordance with the sanctioned building plan to be sanctioned by the Kolkata Municipal Corporation. I the **PRINCIPAL** herein purchased the said property by a registered Deed of Conveyance dated 21.04.2006, registered at District Sub-Registrar III, Alipore and entered into Book No. 1, Volume No. 18, Page from 673 to 692, Deed No. 7129 for the year 2006 and since purchase I the **PRINCIPAL** herein am in absolute possession in the said property.

**AND WHEREAS** while absolutely seized and possessed of or otherwise well and sufficiently entitled to the said premises free from all sorts and encumbrances whatsoever or howsoever in nature, having good and marketable title in respect of the said premises I the **LAND OWNER** herein being desirous of promoting and developing the said premises which is







morefully particularly described in the SCHEDULE hereunder written approached the **DEVELOPER** i.e. the Attorney herein to develop the said premises by constructing multi storied and/building/thereon consisting of several self-sufficient residential flats, car parking spaces, shops as per the plan to be sanctioned by The Kolkata Municipal Corporation and the **DEVELOPER** i.e. the Attorney herein also agreed with the proposal of the **OWNER**. As such I the **OWNER/PRINCIPAL** herein have entered into a registered Development Agreement 23.10.2024 with **M/S. TRUE NORTH HOMES(PAN:AAWFT6936C)** a Partnership Firm duly incorporated under the provision of the Indian Partnership Act 1932, having its registered office at 661, Kalikapur, Post Office-Mukundapur, Police Station-Purba Jadavpur, Kolkata-700099, District South 24 Parganas, West Bengal, represented by its partners namely **1)SHRI RANJIT ROY**, son of Late Ajit Kumar Roy, having his **Income Tax Permanent Account No.(AFBPR 5530G), Aadhaar No.(3835 6737 8748)**, by Faith-Hindu, by Occupation Business, **2) SHRI RAMYAJIT ROY**, son of Shri Ranjit Roy, having his **Income Tax Permanent Account No.(DXEPR1273N), Aadhaar No (2164 9197 2973)**, by faith Hindu, by occupation Business, both residing at UD-080807, UDITA Complex, 1050/1, Survey Park, Kolkata -700075, Post Office- Santoshpur, Police Station- Survey Park, District-South 24 Parganas to develop the schedule mentioned property on the terms and conditions and stipulations contained in the said Agreement which was duly registered in the office of the District Sub Registrar IV at Alipore and recorded in Book No. I, Being No. **11238** for the year 2024.

**AND WHEREAS** as per the terms of the said Development Agreement I shall grant Power of Attorney in favour of the Partners of the Developer firm herein to carry out the Development work and also for transfer of the flats/units to the intending Purchaser/s from the Developer's Allocation only as mentioned in the said Development Agreement and also for execution and registration of the other Registered Deeds and documents for completion of the Development work. We, therefore, appoint **M/S. TRUE NORTH**

Sumita Mukherjee



**HOMES(PAN:AAWFT6936C)** a Partnership Firm duly incorporated under the provision of the Indian Partnership Act 1932, having its registered office at 661, Kalikapur, Post Office-Mukundapur, Police Station-Purba Jadavpur, Kolkata-700099, District South 24 Parganas, West Bengal, represented by its partners namely **1)SHRI RANJIT ROY**, son of Late Ajit Kumar Roy, having his Income Tax Permanent Account No.(**AFBPR 5530G**), Aadhaar No.(**3835 6737 8748**), by Faith-Hindu, by occupation Business, **2) SHRI RAMYAJIT ROY**, son of Shri Ranjit Roy, having his Income Tax Permanent Account No.(**DXEPR1273N**), Aadhaar No (**2164 9197 2973**), by faith Hindu, by occupation Business, both residing at UD-080807, UDITA Complex, 1050/1, Survey Park, Kolkata -700075, Post Office- Santoshpur, Police Station- Survey Park, District-South 24 Parganas, as my true and lawful Attorney for the purpose hereinafter mentioned and vesting with the power and authorities to act and to perform as herein contained.

1. To look after, manage, control, maintain and deal with in my name in any manner whatsoever of my said Property as may be required.
2. To appear and represent me and to sign on my behalf before all appropriate authorities including mutation and conversion those under the BL&LRO and the Kolkata Municipal Corporation for mutation of the said land and the property in my name and to sign, execute and submit necessary papers for land character conversion with BL&RO and to obtain necessary certificates thereof.
3. To pay all outstanding KMC taxes and khajna as may be assessed by the concerned authorities and to accept the valuation, assessment of GR for pending taxes by the said authorities and obtain proper paid up receipts from the said authorities.
4. To appear, apply, sign on behalf of Land Owner and/or submit application, affidavit, NOC and other necessary documents along with any kind of building plan to obtain sanction from The Kolkata Municipal Corporation and also to submit revised or modified plan







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

23 OCT 2024



and/or completion plan as may be necessary to obtain such sanction and to deposit necessary sanction fee and other expenses before the sanctioning authority of The Kolkata Municipal Corporation in connection therewith on my behalf and sign and execute all papers, affidavit and declarations and undertaking to be registered for the same on my behalf.

5. To negotiate on terms for and to agree to sell Flats, car parking and other portion forming a part of the Developer's Allocation of the proposed building to the intending Purchaser/s at such price which my said Attorney thinks fit and proper and to agree upon and to enter into any agreement or agreements for sale and/or to cancel and/or repudiate the same and to receive part or full consideration from the intending purchasers against the Developer's Allocation.
6. To sign and execute Agreement for Sale, Deed of Conveyance in respect of the Developer's Allocation including undivided proportionate share of land and common areas and facilities being appurtenant thereto and to appear before the Registrar of Assurances, Calcutta or any other Registering Authorities having authority to register the said Deed of Conveyance and/or transfer deeds and/or agreement for sale and to admit execution before the Registering Authority and to do all other acts which my said Attorney shall consider necessary for completion of registration of the said Deed of Conveyance in respect of the Developer's Allocation except Owner's allocated portion as mentioned in agreements between the Land Owner and the Developer.
7. To appear and represent us before all authorities including those under The Kolkata Municipal Corporation for Mutation of my name, apportionment of share, fixation and finalisation of the annual valuation of the said Premises and for that purpose to sign, execute and submit necessary application, objection, papers and documents and to do all other acts, deeds and things as my said attorney may







deem fit and proper and to make gift of the corner portion, if any, to the KMC under building rules as may be necessary to obtain sanction.

8. To deliver possession of the said Developer's Allocation to the Purchaser/s issuing proper possession certificate.
9. To apply for and obtain Electricity, Gas, Water, Sewerage, Drainage, Telephone and all other connections and installation the lift for any utility in the said Premises and to make any alteration and to disconnect the same and for that to sign and execute and submit all papers, applications, documents, Plan and to do all other acts, deeds and things as may be necessary by my said Attorney.
10. To make all correspondence on my behalf with all authorities by signing, affirming, executing all deeds, papers and all documents/forms.
11. To file any suit, proceedings on our behalf in any Court to protect my proportionate interest in the said Premises and the building and sign/execute Vakalatnamas, Plaints, petitions, written statements, objections, reply before any Court through Advocates to defend or prosecute, to execute Order/Decree, Warrants, to protect our interest in the said Premises.

**AND GENERALLY** to do, execute and perform all other lawful acts, deeds, matters and things as my said Attorney shall consider necessary to do all other acts, deeds and things stated above relating to the said Premises and the Developer's Allocation **AND** I hereby agree that all acts, deeds and things in respect of the said Developer's Allocation lawfully done by the said Attorney on my behalf for the purposes stated above shall be construed as acts, deeds and things done by me **AND** I hereby undertake to ratify and confirm all and whatsoever the said Attorney shall lawfully do or cause to be done for the purposes mentioned hereinabove by virtue of this Power of Attorney.





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

23 OCT 2024



**SCHEDULE OF THE PROPERTY ABOVE REFERRED TO**

**ALL THAT** piece and parcel of land measuring about **4 (Four) Cotthas 9 (Nine) Chittaks 42 (Forty Two) Sq.Ft.** more or less being Scheme Plot No. F/2/9, along with 100 Square Feet of Tin Shaded Cemented Flooring Residential Structure, lying and situated at **R.S. Dag No. as well as L.R. Dag No. 417**, appertaining to **R.S. Khatian No.153/1**, under **Mouza- Madurdaha**, Pargana-Khaspur, J. L. No.12, Touzi No. 2998, Revenue Survey No.212, Being The Kolkata Municipal Corporation **Premises No. 170, Hossenpur**, (Assessee No. **311080401703**) formerly Police Station-Tiljala, presently Police Station – Anandapur, Post Office- East Kolkata Township, Kolkata-700107, with the limits of **Ward No. 108** of The Kolkata Municipal Corporation, under Additional District Sub-Registrar at Sealdah, District South 24 Parganas, in the State of West Bengal, assessed by the Kolkata Municipal Corporation and the entire Premises is butted and bounded as follows:-

**ON THE NORTH :** Scheme Plot No. F/2/5, known as Premises No.: 208 Madurdaha (G+4 building)

**ON THE SOUTH :** By 20'-0" wide Municipal Road

**ON THE EAST :** Scheme Plot No. F/2/10, known as K.M.C. Premises No. 207, Madurdaha (G + 3 building)

**ON THE WEST :** 30'-0" Wide K.M.C. Road.





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

12 3 OCT 2024



IN WITNESS WHEREOF the Parties have put their respective signature hereto the day, month and year first above written.

**WITNESSES:**

1. Abhijit Kumar Mishra  
vill - Nay Maitana  
P. O. Battala  
Dist - Purba Midnapur

2. ~~Somesh Mishra~~  
~~Adv~~  
~~High Court~~  
~~Calcutta~~

Susmita Mukherjee.

SIGNATURE OF THE OWNER/PRINCIPAL

For TRUE NORTH HOMES

Ranjit Roy  
Partner

For TRUE NORTH HOMES

Tanmayjit Roy  
Partner

SIGNATURE OF THE ATTORNEY

Read over, explained in Vernacular to the Parties and admitted to be correct and as per the instructions given by the parties, drafted by me and prepared in my chamber.

Debesh Kumar Mishra

(DEBES KUMAR MISRA)

ADVOCATE [Enrollment No.F/364/329/1989]

HIGH COURT, CALCUTTA

Resi-cum-Chamber :69/1, Baghajatin

Place, Kolkata-700086

MOB. 9830236148 (D.K.M.),

9051446430 (Somesh),

9836115120 (Tapesesh)



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

23 OCT 2024



	Thumb	1st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name SUSMITA MUKHERJEE

Signature Susmita Mukherjee



	Thumb	1st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name RANSIT ROY

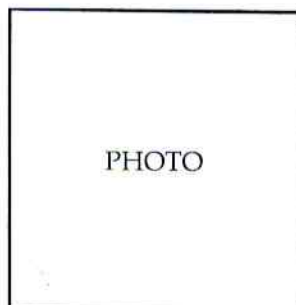
Signature Ransit Roy



	Thumb	1st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name RAMYAJIT ROY

Signature Ramyajit Roy



	Thumb	1st finger	Middle finger	Ring finger	Small finger
left hand					
right hand					

Name .....

Signature .....





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

23 OCT 2024



Government of West Bengal  
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	8002711716/2024	Office where deed will be registered
Query Date	23/10/2024 12:17:21 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	SOMESH MISHRA HIGH COURT, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9051446430, Status : Advocate	
Transaction	Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]	
Set Forth value	Market Value	
Rs. 2/-	Rs. 1,26,99,100/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 70/- (Article:48(g))	Rs. 53/- (Article:E, E, M(b))	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160411238/2024	

Land Details :

District: South 24-Parganas, P.S:- Tiljala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: HOSSENPUR,  
, Premises No: 170, , Ward No: 108 Pin Code : 700107

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 9 Chatak 32 Sq Ft	1/-	1,26,69,100/-	Width of Approach Road: 30 Ft., , Project Name :
Grand Total :				7.6015Dec	1 /-	126,69,100 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	1/-	30,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		100 sq ft	1 /-	30,000 /-	



**Principal Details :**

	Name & address	Status	Execution Admission Details :
1	Mrs Susmita Mukherjee Wife of Mr Subrata Mukherjee 13E, Ballygunge Place East, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India , PAN No.:: Ayxxxxxx5C, Aadhaar No Not Provided, 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	True North Homes 661, Kalikapur, City:- , P.O:- Mukundapur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099 , PAN No.:: aaxxxxxx6c, Aadhaar No Not Provided, Status :Organization, Executed by: Representative	Organization	Executed by: Representative

**Representative Details :**

SI No	Name & Address	Representative of
1	Mr Ranjit Roy Son of Late Ajit Kumar Roy UD-080807, UDITA Complex, 1050/1, Survey Park, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: afxxxxxx0g, Aadhaar No Not Provided	True North Homes (as Partner)
2	Mr Ramyajit Roy Son of Mr Ranjit Roy UD-080807, UDITA Complex, 1050/1, Survey Park, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: dxxxxxxx3n, Aadhaar No Not Provided	True North Homes (as Partner)

**Identifier Details :**

Name & address
Mr ABHIJIT KUMAR MISHRA Son of Late NIRANJAN MISHRA NIJ MAITANA, City:- , P.O:- BATTALA, P.S:-Contai, District:-Purba Midnapore, West Bengal, India, PIN:- 721423, Sex: Male, By Caste: Hindu, Occupation: Law Clerk, Citizen of: India, , Identifier Of Mrs Susmita Mukherjee, Mr Ranjit Roy, Mr Ramyajit Roy

**Transfer of property for L1**

SI.No	From	To. with area (Name-Area)
1	Mrs Susmita Mukherjee	True North Homes-7.60146 Dec

**Transfer of property for S1**

SI.No	From	To. with area (Name-Area)
1	Mrs Susmita Mukherjee	True North Homes-100.00000000 Sq Ft



### Major Information of the Deed

Deed No :	I-1604-11283/2024	Date of Registration	23/10/2024
Query No / Year	1604-8002711716/2024	Office where deed is registered	
Query Date	23/10/2024 12:17:21 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	SOMESH MISHRA HIGH COURT, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9051446430, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 2/-	Rs. 1,26,99,100/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 53/- (Article:E, E, M(b))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160411238/2024 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assesment slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Tiljala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: HOSSENPUR, Premises No: 170, , Ward No: 108 Pin Code : 700107

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
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Grand Total :				7.6015Dec	1 /-	126,69,100 /-	

### Structure Details :

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Gr. Floor, Area of floor : 100 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		100 sq ft	1 /-	30,000 /-	






### Principal Details :



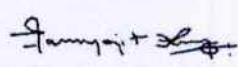
SI No	Name,Address,Photo,Finger print and Signature			
1	<b>Name</b> <b>Mrs Susmita Mukherjee</b> Wife of Mr Subrata Mukherjee Executed by: Self, Date of Execution: 23/10/2024 , Admitted by: Self, Date of Admission: 23/10/2024 ,Place : Office	<b>Photo</b>  23/10/2024	<b>Finger Print</b>  Captured LTI 23/10/2024	<b>Signature</b>  23/10/2024
13E,Ballygunge Place East, City:- , P.O:- Ballygunge, P.S:-Gariahat, District:-South 24-Parganas, West Bengal, India, PIN:- 700019 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India , PAN No.: Ayxxxxxx5C,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 23/10/2024 , Admitted by: Self, Date of Admission: 23/10/2024 ,Place : Office				

### Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	<b>True North Homes</b> 661, Kalikapur, City:- , P.O:- Mukundapur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099 , PAN No.: aaxxxxxx6c,Aadhaar No Not Provided, Status :Organization, Executed by: Representative			

### Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	<b>Name</b> <b>Mr Ranjit Roy</b> Son of Late Ajit Kumar Roy Date of Execution - 23/10/2024 , , Admitted by: Self, Date of Admission: 23/10/2024, Place of Admission of Execution: Office	<b>Photo</b>  Oct 23 2024 2:33PM	<b>Finger Print</b>  Captured LTI 23/10/2024	<b>Signature</b>  23/10/2024
UD-080807, UDITA Complex, 1050/1, Survey Park, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: afxxxxxx0g,Aadhaar No Not Provided Status : Representative, Representative of : True North Homes (as Partner)				

Name	Photo	Finger Print	Signature
<b>Mr Ramyajit Roy</b> <b>(Presentant)</b> Son of Mr Ranjit Roy Date of Execution - 23/10/2024, , Admitted by: Self, Date of Admission: 23/10/2024, Place of Admission of Execution: Office		 Captured	
Oet 23 2024 2:33PM	LTI 23/10/2024	23/10/2024	
UD-080807, UDITA Complex, 1050/1, Survey Park, City:- , P.O:- Santoshpur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: dxxxxxxx3n,Aadhaar No Not Provided Status : Representative, Representative of : True North Homes (as Partner)			

#### Identifier Details :

Name	Photo	Finger Print	Signature
<b>Mr ABHIJIT KUMAR MISHRA</b> Son of Late NIRANJAN MISHRA NIJ MAITANA, City:- , P.O:- BATTALA, P.S:-Contai, District:-Purba Midnapore, West Bengal, India, PIN:- 721423		 Captured	
23/10/2024	23/10/2024	23/10/2024	
Identifier Of Mrs Susmita Mukherjee, Mr Ranjit Roy, Mr Ramyajit Roy			

#### Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mrs Susmita Mukherjee	True North Homes-7.60146 Dec

#### Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mrs Susmita Mukherjee	True North Homes-100.00000000 Sq Ft



**Endorsement For Deed Number : I - 160411283 / 2024**

**On 23-10-2024**

**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 12:31 hrs on 23-10-2024, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Mr Ramyajit Roy ,.

**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 1,26,99,100/-

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

Execution is admitted on 23/10/2024 by Mrs Susmita Mukherjee, Wife of Mr Subrata Mukherjee, 13E,Ballygunge Place East, P.O: Ballygunge, Thana: Gariahat, , South 24-Parganas, WEST BENGAL, India, PIN - 700019, by caste Hindu, by Profession Others

Indetified by Mr ABHIJIT KUMAR MISHRA, , , Son of Late NIRANJAN MISHRA, NIJ MAITANA, P.O: BATTALA, Thana: Contai, , Purba Midnapore, WEST BENGAL, India, PIN - 721423, by caste Hindu, by profession Law Clerk

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

Execution is admitted on 23-10-2024 by Mr Ranjit Roy, Partner, True North Homes, 661, Kalikapur, City:- , P.O:- Mukundapur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099

Indetified by Mr ABHIJIT KUMAR MISHRA, , , Son of Late NIRANJAN MISHRA, NIJ MAITANA, P.O: BATTALA, Thana: Contai, , Purba Midnapore, WEST BENGAL, India, PIN - 721423, by caste Hindu, by profession Law Clerk

Execution is admitted on 23-10-2024 by Mr Ramyajit Roy, Partner, True North Homes, 661, Kalikapur, City:- , P.O:- Mukundapur, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700099

Indetified by Mr ABHIJIT KUMAR MISHRA, , , Son of Late NIRANJAN MISHRA, NIJ MAITANA, P.O: BATTALA, Thana: Contai, , Purba Midnapore, WEST BENGAL, India, PIN - 721423, by caste Hindu, by profession Law Clerk


**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 53.00/- ( E = Rs 21.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/- ) and Registration Fees paid by Cash Rs 53.00/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100.00/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 48286, Amount: Rs.100.00/-, Date of Purchase: 30/09/2024, Vendor name: Smriti Bikash Das

  
**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 1604-2024, Page from 333032 to 333048  
being No 160411283 for the year 2024.



Digitally signed by Anupam Halder  
Date: 2024.11.12 17:03:05 +05:30  
Reason: Digital Signing of Deed.

(Anupam Halder) 12/11/2024

DISTRICT SUB-REGISTRAR

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

West Bengal.