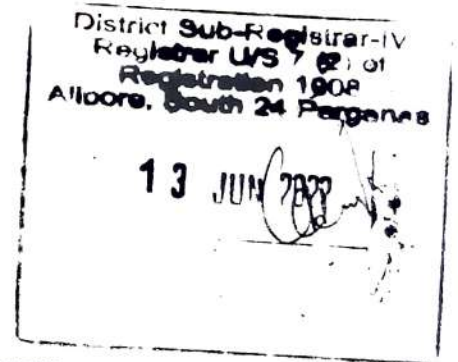




पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AG 765965

13/06/2022
Q-8001768010/2022



DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY this Development power of attorney I, SRI BIBEK BOSE (PAN- AKBPB7290E) (AADHAAR No. 6012 5619 6707) son of Late Brahmapada Bose , by faith Hindu, by occupation retired, by nationality Indian , residing at 6, Haltu School Road, South Park, P.O Haltu, P.S.- Kasba, Kolkata – 700 078 SEND GREETINGS .

WHEREAS I am the rightful absolute owner of all that piece and parcel of land measuring about 2 cottahs 14 chittacks 18 sq. ft. more or less being scheme Plot No. 13 together with structure standing thereon lying and situated at District 24 Parganas now South

SL. NO. 3413 DT. 8/6/2022

NAME Samir Dey Adv.

ADDRESS Alipore Judges Court - 1201-27

RS. 100/-


TANMOY KAR PURKAYASTHA
(STAMP VENDOR)
ALIPORE POLICE COURT
KOLKATA-27



Deepen Bhownick.
S/o Ratan Bhownick.
12/26 Padma Pukur Road.

1201-92,

P.S. Jadavpur

P.O. Regent Estate.

Service

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

13 JUN 2022

24 Parganas , A.D.S.R.O. Sealadah, P.S.- previously Tollygunge , then Jadavpur now Kasba. Mouza – Kasba. J.L. No. 13, Touzi No.145, R.S. No. 233, C.S. Khatian No. 1113 , R.S. Khatian No.2106, 2387 & 2388 , C.S. & R.S. Dag No. 3498 , within the limits of Kolkata Municipal Corporation , Ward No. 105, being premises No. 6, Hattu School Road, Kolkata – 700 078 which is butted and bounded as follows:- on the North :- Property under Dag No. 3498 (Part) scheme Plot No. 9., on the South :- Property under Dag No. 3498 (Part) scheme Plot Nos.17 & 18, on the East :- Property under Dag No. 3498 (Part) scheme Plot No. 19 and on the West :- 16 ft. wide K.M.C. Road which is more fully described in the schedule hereunder written and hereinafter referred to as the 'Said Property'. The structure is a one storied, cemented flooring, pacca building measuring about 900 sq.ft. more or less.

AND WHEREAS on 13/6/2022 I have entered into a Development Agreement with SHILPA KALA (PAN- AENFS8137H) a partnership firm, having its office at D/56, Arabinda Park, P.O. Bansdroni, P.S. Regent Park, Kolkata- 700070 , represented by its partners namely 1. SRI SOUMEN ROY KARMAKAR (PAN- AGGPR3804D) (AADHHAAR No. 5094 0294 3936,) son of Sri Manik Roy Karmakar, by faith Hindu , by occupation business, by nationality Indian, residing at D/56, Arabinda Park, P.O. Bansdroni, P.S. Regent Park, Kolkata- 700070 and 2. SRI SUBIR CHAKRABORTY (PAN- AECPC2763G) (AADHHAAR No. 8044 2856 4025) son of Late Subhas Chakraborty , by faith Hindu, by occupation business, by nationality Indian, residing at address 2/79, Azadgarh Colony , P.O. Regent Park, P.S. Jadavpur, Kolkata-700040 . the Developer for developing my aforesaid property being premises No. . 6, Hattu School Road, Kolkata – 700 078 which is more fully described in the schedule hereunder written by constructing a

G + 3 storied building thereon as per sanctioned building plan duly sanctioned by Kolkata Municipal Corporation and other terms and conditions stated therein which was registered at the office of District Sub Registrar – IV, South 24 Parganas, Alipore, recorded in Book No. I, Being No. 160406244 for the year 2022.

AND WHEREAS in the aforesaid Development Agreement it has been clearly mentioned that the Owner will get the entire 2nd floor and 1 flat on the back side of the 3rd floor and 1 car parking space measuring about 135 sq.ft. on the ground floor of the proposed G + 3 storied residential building along with all common facilities attached therein which will be called as Owner's share or Owner's allocation. And the rest portion of the building will be treated as Developer's share or Developer's allocation.

AND WHEREAS as per aforesaid Development Agreement. I do hereby and hereunder nominate, appoint and constitute 1. SRI SOUMEN ROY KARMAKAR (PAN- AGGPR3804D) (AADHAAR No. 5094 0294 3936.) son of Sri Manik Roy Karmakar, by faith Hindu, by occupation business, by nationality Indian, residing at D/56, Arabinda Park, P.O. Bansdroni, P.S. Regent Park, Kolkata- 700070 and 2. SRI SUBIR CHAKRABORTY (PAN- AECPC2763G) (AADHAAR No. 8044 2856 4025) son of Late Subhas Chakraborty, by faith Hindu, by occupation business, by nationality Indian, residing at address 2/79, Azadgarh Colony, P.O. Regent Park, P.S. Jadavpur, Kolkata-700040 as my *The partner of Subir Chakraborty, the Developer* true and lawful attorneys, for me, in my name, on my behalf to do and execute all or any of the following acts, deeds and things viz.:-

1. To look after, manage and supervise our aforesaid property which is more fully described in the schedule below.

Bibek Bose
Soumen Roy Karmakar
Subir Chakraborty

2. To appear before any officer of the Municipal Authority or any court or tribunal for mutation, assessment of valuation or other purpose in respect of the aforesaid property which is more fully described in the schedule below .

3. To appear for and represent me before any court, competent authority, tribunal authority , arbitrator or revenue , administrative civil and criminal jurisdiction relating to any matters concerning the said property as per mentioned and written in the schedule below on my behalf .

4. To institute any case , defend any suit , proceedings , appeal , revision , injunction , proceedings , enquiry , claims etc. relating to the said property .

5. To appoint or engage any legal practitioner, solicitors, auditor, valuer , assessor , arbitrators and or any other person or persons and to sign causes petition etc. for the aforesaid purpose on my behalf.

6. To prepare and submit any building plan on my behalf and put his signature on the building plan on my behalf in respect of the aforesaid property which is more fully described in the schedule below before the Kolkata Municipal Corporation for sanctioning the same for constructing a G + 3 storied building thereon. And if necessary, the sanctioned plan can be modified.

7. To sign the building plan and all the relevant papers in respect of the building for sanction.

8. To sign all other relevant documents relating to the said premises, present the same to the Kolkata Municipal Corporation, KMDA, and / or any competent authority for getting the sanctioned building plan.

9. To sign all documents and registered the same to the Kolkata Municipal Corporation for getting the building plan sanctioned.

10. To sign all other documents and registered the same to the Kolkata Municipal Corporation for getting the water supply connection and internal and external drainage sanction for the said premises.

11. To sign all documents and registered the same to the Kolkata Municipal Corporation for getting the building regularized if any deviation is made within the ambit of the sanctioned building of the Kolkata Municipal Corporation.

12. To sign all documents and registered the same, if required, for getting the completion certificate from the Kolkata Municipal Corporation.

13. to sign and apply for sanction of drainage, water, electricity and other utilities as may be necessary for convenience.

14. to sign in all the documents, understanding, declarations, affidavit, indemnity bonds etc. and registration thereof with the competent Registration Authority for approval of the building plan as required by the Kolkata Municipal Corporation.

15. to sign in all the documents, understanding, declarations, affidavit, indemnity bonds , drawings etc. and registration thereof with the competent Registration Authority for approval/ regularize deviation if occurs, required by the Kolkata Municipal Corporation.

16. to sign in all the documents, understanding, declarations, affidavit, indemnity bonds , drawings etc. and registration thereof with the competent Registration Authority for approval of completion certificate, after completion of building.

17. to sign all the documents, drawings, understanding, declarations, affidavit, indemnity bonds and registration thereof with the competent Registration Authority as required by the Kolkata Municipal Corporation.

18. to sign all the documents, drawings, understanding, declarations, affidavit, indemnity bonds etc. and registration thereof with the competent Registration Authority as required by the Kolkata Municipal Corporation for approval of inside and outside drainage.

19. to sign all the documents, understanding, declarations, affidavit, indemnity bonds , drawings etc. and registration thereof with the competent Registration Authority as required by the Kolkata Municipal Corporation for approval of water connection.

20. To make application for obtaining Electricity power for the said Premises mentioned in the schedule below.

21. To appoint or engage masons, labourers, architect and engineer for constructing the building on our property mentioned in the schedule below.

22. To visit and represent me before all the West Bengal Govt. offices or officers concerned and / or Central Govt. Office . Thika tenancy office or offices concerned and all others offices concerned for smooth management of our said property as per stated and written in the schedule hereunder on my behalf .

23. To apply and for to pay all rates, taxes and revenues , charges, expenses outgoing payable for an on the account of the said property or any part thereof and similar to receive any such money and discharge receipt as income , rents, awards , compensations etc.

24. To negotiate with the intending Purchaser/purchasers , lessee/ lessees to sell, transfer and lease out in respect of the Developer's allocation in the building on the said premises which is more fully described in the schedule below on the terms and conditions as our attorney thinks fit and proper .

25. To sign, execute and register the agreement for sale and /or agreement for lease to the person/persons after taking the earnest and/or advance money out of the consideration /premium from them and issue and discharge valued receipt thereof and will also receive the balance consideration money prior to execute and register deed of sale and /or any other transfer in respect of Developer's allocation in the building.

26. To attend before any Registrar, Sub -Registrar or Registrar of Assurances, Kolkata on my behalf and to execute the agreement for sale, Deed of Sale . Deed of lease or any other transfer deed and to present for registration of the Said Deeds or any other instruments writing , the registration of which is compulsory and generally do all things

necessary and expedient for registration of the said deed of conveyance or any other instruments or writing or as necessary in respect of Developer's allocation in the building on the said premises which is more fully described in the schedule below .

AND I HEREBY AGREE to ratify and confirm all and whatever other act or acts my said attorneys shall lawfully do, execute or perform or cause to be done, executed or performed in connection with the property mentioned in the schedule below under and by virtue of this deed notwithstanding no express power in that behalf is hereunder provided.

SCHEDULE ABOVE REFERRED TO:-

ALL THAT piece and parcel of land measuring about 2 cottahs 14 chittacks 18 sq. ft. more or less being scheme Plot No. 13 together with a one storied, cemented flooring, pacca building measuring about 900 sq.ft. more or less standing thereon, lying and situated at District South-24 Parganas , A.D.S.R.O. Scaldah. P.S.- previously Tollygunge , then Jadavpur now Kasba, Mouza – Kasba, J.L. No. 13, Touzi No.145, R.S. No. 233, C.S. Khatian No. 1113 , R.S. Khatian No. 2106, 2387 & 2388 , C.S. & R.S. Dag No. 3498 , within the limits of Kolkata Municipal Corporation , Ward No. 105, being premises No. 6, Haltu School Road, Kolkata – 700 078 which is butted and bounded as follows:-

On the North :- Property under Dag No. 3498 (Part) scheme Plot No. 9..

On the South :- Property under Dag No. 3498 (Part) scheme Plot Nos.17 & 18.

On the East :- ~~Property~~ Property under Dag No. 3498 (Part) scheme Plot No. 19

On the West :- 16 ft. wide K.M.C. Road

IN WITNESS WHEREOF the parties hereto have put and subscribed their respective hands and seals at Kolkata, this 13th day of June 2022.

SIGNED SEALED & DELIVERED

In the presence of :-

WITNESSES:

1. *Deeptan Bhattacharya*
12/26 Padma Puran
Road. 1c01-92

2. *Samir Dey BSc*
Alipore Judges' Court
Kolkata - 700027

Bibek Bose

SIG. OF THE EXECUTANT

Samir Dey BSc
M/s. **SHILPAKALA**
by *Charan Chatterjee*

SIG. OF THE ATTORNEYS

Drafted and prepared by me

Samir Dey BSc

Samir Dey, Advocate, WB-942/1993
Alipore Judges' Court.
Kolkata -700027.

Name SUBIR CHAKRABORTY
 Signature SUBIR CHAKRABORTY



| | | | | |
|-------|------------|---------------|-------------|--------------|
| Thumb | 1st Finger | Middle Finger | Ring Finger | Small Finger |
| Left | Left | Left | Left | Left |
| Right | Right | Right | Right | Right |

Name Subir Chakraborty
 Signature Subir Chakraborty



| | | | | |
|-------|------------|---------------|-------------|--------------|
| Thumb | 1st Finger | Middle Finger | Ring Finger | Small Finger |
| Left | Left | Left | Left | Left |
| Right | Right | Right | Right | Right |

Name Subir Chakraborty
 Signature Subir Chakraborty



| | | | | |
|-------|------------|---------------|-------------|--------------|
| Thumb | 1st Finger | Middle Finger | Ring Finger | Small Finger |
| Left | Left | Left | Left | Left |
| Right | Right | Right | Right | Right |

Name _____
 Signature _____

| | | | | |
|-------|------------|---------------|-------------|--------------|
| Thumb | 1st Finger | Middle Finger | Ring Finger | Small Finger |
| Left | Left | Left | Left | Left |
| Right | Right | Right | Right | Right |



Government of West Bengal
Directorate of Registration & Stamp Revenue

e-Assessment Slip

| | | |
|---|---|--|
| Query No / Year | 8001768010/2022 | Office where deed will be registered |
| Query Date | 13/06/2022 11:57:27 AM | Deed can be registered in any of the offices mentioned on Note: 11 |
| Applicant Name, Address & Other Details | SAMIR DEY ALIPORE, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9831970174, Status : Advocate | |
| Transaction | Additional Transaction | |
| [0138] Sale, Development Power of Attorney after Registered Development Agreement | | |
| Set Forth value | Market Value | |
| Rs. 2/- | Rs. 1,20,91,502/- | |
| Total Stamp Duty Payable(SD) | Total Registration Fee Payable | |
| Rs. 50/- (Article:48(g)) | Rs. 39/- (Article:E, M(b)) | |
| Mutation Fee Payable | Expected date of Presentation of Deed | Amount of Stamp Duty to be Paid by Non Judicial Stamp |
| Remarks | Development Power of Attorney after Registered Development Agreement of [Deed No/Year]- 160406244/2022 | |

Land Details :

District: South 24-Parganas, P.S.- Kasba, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Hattu School Lane & Road , Premises No: 6, , Ward No: 105 Pin Code : 700078

| 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 | 2 Katha 14 Chatak 18 Sq Ft | 1/- | 1,14,84,002/- | Width of Approach Road: 161 Ft., Project Name . |
| Grand Total : | | | | 4.785Dec | 1/- | 114,84,002/- | |

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/- | 6,07,500/- | Structure Type: Structure |

Gf. Floor, Area of floor : 900 Sq Ft. Residential Use, Cemented Floor, Age of Structure: 0 Year, Roof Type: Pucca, Extent of Completion: Complete

| | | | | |
|---------|-----------|-----|------------|--|
| Total : | 900 sq ft | 1/- | 6,07,500/- | |
|---------|-----------|-----|------------|--|

Principal Details :

| Sl No | Name & address | Status | Execution Admission Details : |
|-------|--|------------|--|
| 1 | Shri BIBEK BASU Son of Late BRAHMAPADA BOSE6, HALTU SCHOOL ROAD, SOUTH PARK, City:-, P.O.- HALTU, P.S.-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AXxxxxxx0E,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 :

| Sl No | Name & address | Status | Execution Admission Details : |
|-------|--|--------------|-------------------------------|
| 1 | SHILPA KALA D/56, ARABINDA PARK, City:-, P.O:- BANSDRONI, P.S.-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 PAN No.: AExxxxxx7H,Aadhaar No Not Provided, Status :Organization, Executed by: Representative | Organization | Executed by: Representative |

Representative Details :

| Sl No | Name & Address | Representative of |
|-------|---|-------------------|
| 1 | Shri SOUMEN ROY KARMAKAR Son of Shri MANIK ROY KARMAKARD/56, ARABINDA PARK, City:-, P.O:- BANSDRONI, P.S.-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: AGxxxxxx4D,Aadhaar No Not Provided | SHILPA KALA |
| 2 | Shri SUBIR CHAKRABORTY Son of Late SUBHAS CHAKRABORTY2/79, AZADGARH COLONY, City:-, P.O:- REGENT PARK, P.S.-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: AExxxxxx3G,Aadhaar No Not Provided | SHILPA KALA |

Identifier Details :

| Name & address |
|----------------|
|----------------|

Mr DEEPTEN BHOWMICK
Son of Mr. RATAN BHOWMICK
12/26 PADMAPUKUR RD, City:-, P.O:- REGENT ESTATE, P.S.-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092, Sex: Male, By Caste: Hindu, Occupation: Law Clerk, Citizen of: India, , Identifier Of Shri BIBEK BASU, Shri SOUMEN ROY KARMAKAR, Shri SUBIR CHAKRABORTY

Transfer of property for L1

| Sl.No | From | To. with area (Name-Area) |
|-----------------------------|-----------------|---------------------------------|
| 1 | Shri BIBEK BASU | SHILPA KALA-4.785 Dec |
| Transfer of property for S1 | | |
| Sl.No | From | To. with area (Name-Area) |
| 1 | Shri BIBEK BASU | SHILPA KALA-900.000000000 Sq Ft |

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 13-07-2022) for e-Payment. Assessed market value & Query is valid for 30 days (i.e. upto 13-07-2022)
3. Standard User charge of Rs. 240/- (Rupees Two hundred forty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) 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 BILRO office.

इस कार्ड के खो जाने पर / खोया हुआ कार्ड मिलने पर
कृपया सूचित करें / बतवायें
आवकर पेन सेवा इकाई, एन एस डी एल
लोकरी मजिल, ट्रेड वर्ल्ड, ए विंग,
एस. बी. मार्ग, लोकर पर्ल, मुंबई - 400 013

*If this card is lost / someone's lost card is found,
please inform / return to :*

Income Tax PAN Services Unit, NSDL
3rd Floor, Trade World, A Wing,
Kamala Mills Compound,
S. B. Marg, Lower Parel, Mumbai - 400 013

Tel: 91-22-24994650 Fax: 91-22-24950664
email: tinfo@nsdl.co.in

Bibek

To

বিবেক বোস

Bibek Bose

30/04/2015
6 HALTU SCHOOL ROAD, SOUTH PARK

Haltu

Haltu

Circus Avenue Kolkata

West Bengal 700078

9007341874

245994221



MP459942212FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

6012 5619 6707

- সাধারণ মানুষের অধিকার

ভারত সরকার

Government of India



বিবেক বোস

Bibek Bose

পিতা : ব্রহ্মপদ বোস

Father : Brahmopada Bose

आयकर विभाग

भारत सरकार

INCOME TAX DEPARTMENT

GOVT. OF INDIA



SOUMEN ROY KARMAKAR

MANIK ROY KARMAKAR

04/08/1978

Permanent Account Number

AGGPR3804D

Soumen Roy Karman

Signature



प्राप्त दिनांक

/PERMANENT ACCOUNT NUMBER

AECPCZ763G

नाम / NAME

SUBIR CHAKRABORTY

पिता का नाम / FATHER'S NAME

SUBHAS CHAKRABORTY

जन्म तिथि / DATE OF BIRTH

20-10-1966

हस्ताक्षर / SIGNATURE

Subir Chakraborty

सिस्टम अधिकारी (सॉफ्टवेयर), बी.टी.डी.

COMMISSIONER OF INCOME TAX (SO), KOLKATA



Subir Chakraborty

यह कार्ड के खो / भ्रष्ट होने पर सूचना जारी करने

वाले अधिकारी को सूचित / सूचना दे

संयुक्त आयकर आयुक्त (प्राप्त दिनांक),

बी-7,

वीरगंज स्थान,

कलकत्ता - 700 069.

In case this card is lost/found kindly inform/return to

the Issuing authority :

Joint Commissioner of Income-tax (Systems & Technical),

P-7,

Chowringhee Square,

Calcutta- 700 069.

8044 2856 4025



Aadhaar-Aam Admi ka Adhikar

भारत सरकार
GOVERNMENT OF INDIA

महोदय/श्रीमान

Deepen Bhownick
अवर सचिव/डीडी: 09/11/1984

पुरुष/महिला

5660 9302 4500



मेरा आधिकार, मेरी पहचान
MERA AADHAAR, MERI PECHAN



आधार: भारत सरकार द्वारा जारी
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address

12/26, PADMAPUKUR
ROAD, Regent Estate,
Kolkata,
West Bengal - 700092

आधार नं. - 700092



12/26, Regent Estate,
Kolkata,
West Bengal - 700092

आधार: भारत सरकार द्वारा जारी
UNIQUE IDENTIFICATION AUTHORITY OF INDIA
www.aadhaar.gov.in
एड. नं. 700092
पश्चिम बंगाल - 700092

Major Information of the Deed

| | | | |
|--|--|--|---|
| Deed No : | I-1604-06260/2022 | | |
| Query No / Year | 1604-8001768010/2022 | Date of Registration | 13/06/2022 |
| Query Date | 13/06/2022 11:57:27 AM | Office where deed is registered | D S.R - IV SOUTH 24-PARGANAS, District: South 24-Parganas |
| Applicant Name, Address & Other Details | SAMIR DEY ALIPORE, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027. Mobile No. : 9831970174, Status :Advocate | | |
| Transaction | Additional Transaction | | |
| [0138] Sale, Development Power of Attorney after Registered Development Agreement | | | |
| Set Forth valuc | | | |
| Rs. 2/- | Market Value | | |
| Stampduty Paid(SD) | Rs. 1,20,91,502/- | | |
| Rs. 100/- (Article:48(g)) | Registration Fee Paid | | |
| Remarks | Rs. 39/- (Article:E, M(b).) Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160406244/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip. (Urban area) | | |

Land Details :

District: South 24-Parganas, P.S:- Kasba, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Haltu School Lane & Road, , Premises No: 6, , Ward No: 105 Pin Code : 700078

| Sch No | Plot Number | Khatian Number | Land Proposed ROR | Area of Land Use | SetForth Value (In Rs.) | Market Value (In Rs.) | Other Details |
|----------------------|-------------|----------------|-------------------|----------------------------|-------------------------|-----------------------|--|
| L1 | | | Bastu | 2 Katha 14 Chatak 18 Sq Ft | 1/- | 1,14,84,002/- | Width of Approach Road: 16' Ft Project Name |
| Grand Total : | | | | | 1 /- | 114,84,002 /- | |

Structure Details :

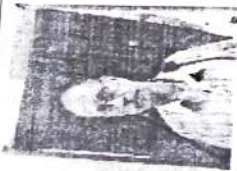

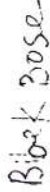



| Sch No | Structure Details | Area of Structure | Setforth Value (In Rs.) | Market value (In Rs.) | Other Details |
|--------|-------------------|-------------------|-------------------------|-----------------------|---------------------------|
| S1 | On Land L1 | 900 Sq Ft. | 1/- | 6,07,500/- | Structure Type: Structure |

Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete

| | | | |
|----------------|------------------|-------------|--------------------|
| Total : | 900 sq ft | 1 /- | 6,07,500 /- |
|----------------|------------------|-------------|--------------------|




Principal Details :

Name,Address,Photo,Finger print and Signature

| Sl No | Name | Photo | Finger Print | Signature |
|-------|--|---|---|---|
| 1 | Shri BIBEK BASU Son of Late BRAHMAPADA BOSE Executed by: Self, Date of Execution: 13/06/2022 , Admitted by: Self, Date of Admission: 13/06/2022 ,Place : Office |  |  |  |
| | 6, HALI U SCHOOL ROAD, SOUTH PARK, City:- , P.O:- HALTU, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700078 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AKxxxxxx0E,Aadhaar No Not Provided, Status :Individual, Executed Self, Date of Execution: 13/06/2022 , Admitted by: Self, Date of Admission: 13/06/2022 ,Place : Office |  |  |  |







Attorney Details :

Name,Address,Photo,Finger print and Signature

| Sl No | Name | Photo | Finger Print | Signature |
|-------|--|---|---|---|
| 1 | SHILPA KALA D/56, ARABINDA PARK, City:- , P.O:- BANSDRONI, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 , PAN No.:: AExxxxxx7H,Aadhaar No Not Provided, Status :Organization, Executed by: Representative |  |  |  |

Representative Details :

Name,Address,Photo,Finger print and Signature

| Sl No | Name | Photo | Finger Print | Signature |
|-------|--|---|---|---|
| 1 | Shri SOUMEN ROY KARMAKAR (Presentant) Son of Shri MANIK ROY KARMAKAR Date of Execution - 13/06/2022 , Admitted by: Self, Date of Admission: 13/06/2022, Place of Admission of Execution: Office |  |  |  |
| | D/56, ARABINDA PARK, City:- , P.O:- BANSDRONI, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AGxxxxxx4D,Aadhaar No Not Provided Status : Representative, Representative of : SHILPA KALA |  |  |  |

To

সৌমেন রায় কর্মকার
SOU MEN ROY KARMAKAR
2/49 AZADGARH
REGENT PARK Regent Park S.O
Regent Park Kolkata
West Bengal 700040
9143051363

11/10/2012

1582077



MN158207770DF



আপনার আধার সংখ্যা/ Your Aadhaar No.:

5094 0294 3936

আধার - সাধারণ মানুষের অধিকার



भारत सरकार

GOVERNMENT OF INDIA

CHAKRABORTY
Date of Execution -
13/06/2022, , Admitted by:
Self, Date of Admission:
13/06/2022, Place of
Admission of Execution: Office



2/79, AZADGARH COLONY, City:- , P.O:- REGENT PA
West Bengal, India, PIN:- 700040, Sex: Male, By Caste
PAN No.:: AExxxxxx3G, Aadhaar No Not Provided State
KALA

Identifier Details :

| Name | | Photo | Finger P |
|--|--|------------|----------|
| Mr DEEPTEN BHOWMICK Son of Mr RATAN BHOWMICK 12/26 PADMAPUKUR RD, City:- , P.O:- REGENT ESTATE, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 | | | |
| | | 13/06/2022 | 13/06/20 |
| Identifier Of Shri BIBEK BASU, Shri SOUMEN ROY KARMAKAR, | | | |

Transfer of property for L1

| Sl.No | From | To. with area (Name-Area) |
|-------|-----------------|---------------------------|
| 1 | Shri BIBEK BASU | SHILPA KALA-4.785 Dec |

Transfer of property for S1

| Sl.No | From | To. with area (Name-Area) |
|-------|-----------------|---------------------------|
| 1 | Shri BIBEK BASU | SHILPA KALA-900.00000000 |

08/06/2022
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 13-06-2022, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by Shri
SOUMEN ROY KARMAKAR ,.

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
1,20,91,502/-

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

Execution is admitted on 13/06/2022 by Shri BIBEK BASU, Son of Late BRAHMAPADA BOSE, 6, HALTU SCHOOL
ROAD, SOUTH PARK, P.O: HALTU, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700078, by
caste Hindu, by Profession Others

Indetified by Mr DEEPTEN BHOWMICK, , , Son of Mr RATAN BHOWMICK, 12/26 PADMAPUKUR RD, P.O: REGEN
ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by professor
Law Clerk

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

Execution is admitted on 13-06-2022 by Shri SOUMEN ROY KARMAKAR,

Indetified by Mr DEEPTEN BHOWMICK, , , Son of Mr RATAN BHOWMICK, 12/26 PADMAPUKUR RD, P.O: REGEN
ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by professor
Law Clerk

Execution is admitted on 13-06-2022 by Shri SUBIR CHAKRABORTY,

Indetified by Mr DEEPTEN BHOWMICK, , , Son of Mr RATAN BHOWMICK, 12/26 PADMAPUKUR RD, P.O: REGEN
ESTATE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by professio
Law Clerk

Payment of Fees


Certified that required Registration Fees payable for this document is Rs 39/- (E = Rs 7/- ,H = Rs 28/- ,M(b) = Rs 4/-
and Registration Fees paid by Cash Rs 39/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 3413, Amount: Rs.100/-, Date of Purchase: 08/06/2022, Vendor name: T K
Purkayastha


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