

3080/2023

P-2965/2



12-1-13

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AN 7975

P-200 2673066/2023

Certified that this document is admitted to Registration. The signature of the person whose name is mentioned in the document shall be deemed to be a part of this document.

Additional Dist. Sub Registrar
Siddhah
7-8-23

DEVELOPMENT POWER OF ATTORNEY AFTER REGISTERED DEVELOPMENT AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, WE,(1)SRI SUSHANTA ROY (PAN AFOPR4051B) (Aadhaar No.5950 7981 0459) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Retired from Service, presently residing at Plot No-135, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station - Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal (2) SMT. GOURI ROY (PAN. CLJPR0348J) (Aadhaar No 2547 8625 6974)wife of Late Samaresh Roy, by Religion- Hindu, by Nationality-Indian and by Occupation- House wife, presently residing at Plot No. 92, Sec-A,

6801257

205932

Somicle Associates

NAME.....
 ADD.....
 Rs.....
 27 JUN 2023
S. CHATTERJEE
 License Stamp Vendor
 C. C. Court
 2 & 3, K. S. Roy Road, Kol-1

Sec 1 Metropolitan Council Housing Society Ltd

27 JUN 2023

27 JUN 2023

Bel 105



A.D.S.R., SEALDAH
 7 AUG 2023
 Dist. South 24 Paschim

Metropolitan co-op Housing Society Ltd, P.O-Dhapa, P.S-PragatiMaidan Kolkata-700105, State- West Bengal (3) **SRI DEBABRATA ROY** (PAN AGEPR4857L) (Aadhaar No.9722 2526 8099) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Retired from Service, presently residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal,, (4) **SRI SUBRATA ROY**(PAN ACXPR4051R) (Aadhaar No. 4543 1191 9308) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Service residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal, (5) **SRI JAYANTA ROY** (PAN FQAPR0165L) (Aadhaar No.8566 5129 0814) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Service , residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal, and (6) **SMT. SRABONI GHOSH** (PAN BNQPG9809P) (Aadhaar No.4877 3774 5721) daughter of Late Byomkesh Roy and wife of Mr. Mihir Kumar Ghosh, by Religion- Hindu, by nationality-Indian and by Occupation-House wife, residing at Hatar Math, Near Main Post office, Medinipur, PachimMedinipur- 721101, West Bengal, hereinafter referred to and called as the "OWNERS".

WE, (1) **SRI SUSHANTA ROY** (PAN AFOPR4051B) (Aadhaar No.5950 7981 0459) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Retired from Service, presently residing at Plot No-135, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal (2) **SMT. GOURI ROY** (PAN. CLJPR0348J) (Aadhaar No 2547 8825 6974) wife of Late Samarsh Roy, by Religion- Hindu, by Nationality-Indian and by Occupation- House wife, presently residing at Plot No. 92, Sec-A, Metropolitan co-op Housing Society Ltd, P.O-Dhapa, P.S-PragatiMaidan Kolkata-700105, State- West Bengal (3) **SRI DEBABRATA ROY** (PAN AGEPR4857L) (Aadhaar No.9722 2526 8099) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Retired from Service, presently residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal,, (4) **SRI SUBRATA ROY**(PAN ACXPR4051R) (Aadhaar No. 4543 1191 9308) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Service residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal, (5) **SRI JAYANTA ROY** (PAN FQAPR0165L) (Aadhaar No.8566 5129 0814) son of Late Byomkesh Roy, by Religion- Hindu, by nationality-Indian and by Occupation-Service , residing at Plot No-92, Sector-"A", Metropolitan Co-operative Housing Society Ltd., Post Office-Dhapa, Police Station – Pragati Maidan (formerly Tiljala), Kolkata-700105, District-24 Parganas (South), West Bengal, and (6) **SMT. SRABONI GHOSH** (PAN BNQPG9809P) (Aadhaar No.4877 3774 5721) daughter of Late Byomkesh Roy and wife of Mr. Mihir Kumar Ghosh, by Religion- Hindu, by nationality-Indian and by Occupation-House wife, residing at

Hatar Math, Near Main Post office, Medinipur, Pachirp Medinipur- 721101, West Bengal, do hereby nominate, constitute and appoint DOMICILE ASSOCIATES, a partnership firm having its Principal Place of business at P-103, Sector-A, Metropolitan Co-operative Housing Society Ltd., Kolkata-700105, Police Station – Pragati Maidan (formerly Tiljala), West Bengal, engaged in Civil Engineering and Construction of buildings, represented by its two partners namely 1.SRI BIMAL CHANDRA MANDAL(PAN AEVPM3776Q), son of Late Subhas Chandra Mondal, residing at P-103, Sector-A, Metropolitan Co-operative Housing Society Limited, Kolkata-700105, Police Station – Pragati Maidan (formerly Tiljala), West Bengal, and 2.SRI JYOTI PRAKASH MONDAL(PAN BTPPM0807E), Son of Kamal Chandra Mondal, residing at P-103, Sector-A, Metropolitan Co-operative Housing Society Ltd.Kolkata-700105, Police Station – Pragati Maidan (formerly Tiljala), West Bengal, both are by faith-Hindu, by Occupation – Business, Both are nationality-Indian, hereinafter called as the Power of Attorney Holder, as our true, authorized & lawful Attorney for us in our name on our behalf and to do exercise, execute and perform all and every/any of the acts, deeds, matters and things.

WHEREAS(1)**SRI SUSHANTA ROY** (2) **SMT. GOURI ROY** (3)**SRI DEBABRATA ROY** (4) **SRI SUBRATA ROY**(5) **SRI JAYANTA ROY** (6) **SMT. SRABONI GHOSH** are the owners of **ALL THAT** piece and parcel of plot of land being **Plot No. 92** in **Sector-A**, Metropolitan Co-op. Housing Society Ltd., measuring about 4 (four) Cottains more or less along with two storied building total measuring 3025 sq. ft. more or less covered area (i.e ground floor covered area of legal heirs of Archana Roy about 927 square feet and First floor covered area about 975 square feet & Smt. Gouri Roy having ground floor covered area about 625 square feet and First floor covered area about 508 square feet)with Ground floor cemented floor & 1st Floor Mosaic floor situated in the District 24 Parganas (now South 24 Parganas) under Mouza- Dhapa, Touzi No.-173, 1298/2833, J.L.No.-2, R.S.Dag No.-87, Western Part under C.S.Khatian No.- 654 **AND** Mouza- Nimakpoktan, Revisional Settlement Khanda Khatian Nos.- 352 and 353, District Survey and Settlement Khatian Nos.-2 and 43 corresponding to the entire R.S.Dag No.- 248,186,187 and 167 under P.S.- Jadavpur (Old Tollygunge) now Tiljala at **present Pragati Maidan**, being **Municipal Premises No. A/P-92/A, Canal South Road/ Chingrighata village**, under **Police Station- Pragati Maidan (formerly Tiljala),Kolkata- 700105** within the limits of the Kolkata Municipal Corporation, Ward No.57, Borough No.VII, under the District collectorate at Alipore, District- South 24 Parganas,(which is more fully described in the Schedule hereunder written, hereinafter called as the "Said Premises", by receiving the same by way of a deed.

AND WHEREAS, We have entered into a Registered Development Agreement with "DOMICILE ASSOCIATES", having its Principal Place of business at P-103, Sector- "A", Metropolitan Co-operative Housing Society Ltd., Kolkata-700105, Police Station – Tiljala now Pragati Maidan, West Bengal, engaged in Civil Engineering and Construction of buildings, in respect of the aforesaid property which is more fully described in the Schedule hereinafter written, which is owned by us. The said Development

Agreement was registered on in the office of the A.D.S.R., Sealdah, South 24 Parganas, and recorded as in Book No I, Being No...2960...for the year 2023.

AND WHEREAS, referencing the above Registered Agreement for Development and for smooth development work, We, the Principal/ Owners/executants appointing the said ATTORNEY HOLDER as our true authorized and lawful attorney for our name and on our behalf to do exercise and perform all and every or any of the deeds, matters and things as mentioned hereinafter.

1. To manage and maintain the said proposed multi storied premises including the building to be constructed thereon.
2. To represent us before the Kolkata municipal Corporation & Kolkata Metropolitan Development Authority in all respects as regards our said property mainly for preparing necessary drawings, plan and documents for submission of Building Plan and / or amended plan to any existing plan or plans and to receive the said building plan.
3. To sign, submit, deliver and receive building plans and all applications and all other papers, which may be necessary for sanctioning the building plan in relation or in connection with the said property before the Kolkata Municipal Corporation and Kolkata Metropolitan Development Authority.
4. To sign, submit, deliver and receive all applications and all other papers, which may be necessary for any purpose in relation or in connection with the said property before the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority, Fire Brigade Authority, Electric Supply Authority, Insurance Company, Taxes, Police Authority or any Govt. or semi Govt. offices. And to swear in affidavit in connection with sanction the Building plan for the proposed building and further to execute any deed or document in favour of the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority in respect of boundary declaration, gift deed as required by the Kolkata Municipal Corporation and present the said deed for registration before any registrar.
5. To appear and represent before the authorities of the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority, C.E.S.C. Ltd., Income Tax Department Authorities, under the Town & Country Planning Act, Airport Authority of India, Assurance of Kolkata, District Registrar, Additional District Sub-Registrar, and before all other statutory and local bodies as and when necessary for the purpose of construction of new building/s and do all the needful as per the terms and conditions mentioned in the aforesaid Registered Agreement for Development for allotment/registration and sale of flats, garage spaces of Developer's Allocation.

6. To apply, obtain electricity, Gas, Water, Sewerage orders and permissions from the necessary authorities as to expedient for sanction, modification and/or alteration of the Development, plans and also to submit and take delivery of title deeds concerning the said premises and also other papers and documents as may be required by the necessary authorities and to appoint Engineers, Architects and other Agents and Sub-Contractor for the aforesaid purpose as the said Attorney may think fit and proper.
7. To pay all Municipal and other statutory Taxes, Rates and charges in respect of the said land and premises on our behalf and in our name as and when the same will become due and payable.
8. To enter into any Agreement for Sale, Memorandum of Understanding, Deed of Conveyance and/or any other instruments and deeds & documents in respect of sale of flat/s, units and/or car parking spaces within **Developer's Allocation** in the said new building with proportionate share of land in favour of the intending purchaser/s in terms of the said Registered Development Agreement.
9. To take finance/loan in their names or in the name of intending purchaser/s from any financial concern by depositing and mortgaging flat/flats/garages from **Developer's Allocation** and to sign in the papers and documents for the said purpose on our behalf.
10. To sign and execute and make registration of any Agreement for Sale, Memorandum of Understanding, and/or Deed of Conveyance, and/or any other instruments and documents in respect of sale of flats, units and/or car parking spaces in the said new building/s in favour of the intending purchaser/s relating to **Developer's Allocation** as per said Registered Agreement for Development.
11. To receive the consideration money in cash or by cheque/draft from the intending purchaser or purchasers for booking of flat/s, garages or units or car parking spaces relating to **Developer's Allocation** and to grant receipts thereof and to give full discharge to the purchaser/s as our lawful representatives.
12. To do all the needful according to the conditioned mentioned in the said Registered Agreement for Development regarding negotiation, agreement/contract for sale of flats, garages, covered spaces and car parking spaces within the **Developer's Allocation**.
13. To instruct the Advocate/Lawyer for preparing and/or drafting such Agreements, instruments, deeds & documents and other such papers as per terms and conditions agreed upon by both the parties in the aforesaid Agreement for Development, as may be necessary for the purpose

for sale of the flats/units and car parking spaces in the said building relating to Developer's Allocation in our said premises.

14. To commence, prosecute, enforce, defend, answer and oppose all actions, demands and other legal proceedings touching any of the matter concerning our said premises or any part or portion thereof.
15. To sign, declare and/or affirm any Complaint, Written Statement, Petition, Affidavit, Verification, Vakalatnama, Warrant of Attorney, Memo of Appeal or any other documents or papers in any proceedings relating to our said Premises or in any way connected therewith, arising out of the agreements and relating to the construction to be made in the premises.
16. That our Attorney will take all the necessary steps before the proper Registering Officer by signing, presenting and executing proper Agreements for sale/Deeds of Conveyance in favour of any intending purchasers according to the conditioned mentioned in the aforesaid Registered Agreement for Development on behalf of us.
17. For all or any of the purposes herein before stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises as per the conditioned mentioned in the said Registered Development Agreement.
18. The Attorneys will do the aforesaid acts, deeds and things regarding Development of the aforesaid land mentioned in the schedule of the said Registered Development Agreement.

For all or any of the purposes arising out of the said Registered Development Agreement and hereinbefore stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises and to sign, execute and submit papers and documents relating thereto.

AND GENERALLY to act as our attorneys in relation to all matters touching our said property and on our behalf to do all instruments, acts, natures, deeds and things as full and effectually as we could do and personally present.

AND We hereby ratify and confirm and agree or undertake the act whatsoever our said Attorneys appointed under this Power shall lawfully do and causes to be done in the right of or by virtue of these presents including such confirmation and other works till the completion of the whole deal/transaction as per the said Registered Agreement for Development.

7

-: THE SCHEDULE ABOVE REFERRED TO:-

(PREMISES)

ALL THAT piece and parcel of plot of land being **Plot No. 92** in **Sector-A**, Metropolitan Co-op. Housing Society Ltd., measuring about 4 (four) Cottahs more or less along with two storied building total measuring 3025 sq. ft. more or less covered area (i.e ground floor covered area of legal heirs of Archana Roy about 927 square feet and First floor covered area about 975 square feet & Smt. Gouri Roy having ground floor covered area about 625 square feet and First floor covered area about 508 square feet)with Ground floor cemented floor & 1st Floor Mosaic floor situated in the District 24 Parganas (now South 24 Parganas) under Mouza- Dhapa, Touzi No.-173, 1296/2633, J.L.No.-2, R.S.Dag No.-87, Western Part under C.S.Khatian No.- 654 **AND** Mouza- Nimakpoktan, Revisional Settlement Khanda Khatian Nos.- 352 and 353, District Survey and Settlement Khatian Nos.-2 and 43 corresponding to the entire R.S.Dag No.- 248,186,187 and 167 under P.S.- Jadavpur (Old Tollygunge) now Tiljala at **present Pragati Maidan**, being **Municipal Premises No. A/P-92/A, Canal South Road/ Chingrighata village**, under **Police Station- Pragati Maidan (formerly Tiljala),Kolkata- 700105** within the limits of the Kolkata Municipal Corporation, Ward No.57, Borough No.VII, under the District collectorate at Alipore, District- South 24 Parganas,(Zone- Metropolitan Co-operative Housing to Metropolitan Co-operative Housing) butted and bounded as follows:-

ON THE SOUTH : 30'-0" Wide Road

ON THE NORTH : By Plot No. 87

ON THE EAST : By Plot No.91

ON THE WEST : By Plot No.93

IN WITNESS WHEREOF, the executant herein, have set and subscribed his respective hands and seals on the 7th Day of August 2023 in presence of witnesses.

SIGNED, SEALED AND DELIVERED

By the parties at Kolkata

IN PRESENCE OF FOLLOWING

WITNESSES :-

*1. Aniruddha Ghosh
Advocate
Alipore Judges Court
Kolkata*

*Sushanta Roy
Gouri Roy
Subrata Roy
Jayanta Roy*

Debabrata Roy

Sraboni Ghosh

SIGNATURE OF THE OWNERS/
PRINCIPAL/EXECUTANTS

*2. Kamal chandra Mondal Dyodi Prakash Mondal Bimal Chandra
P-103, Sec-A, Metropolitan
Kolkata-105,*

DOMICILE ASSOCIATES

Partner

Partner

SIGNATURE OF THE ATTORNEY

Drafted and Prepared by me:

Aniruddha Ghosh

(Aniruddha Ghosh)

Advocate

Alipore Judges Court, Kolkata - 700 027.

Cap: NB / 25/1993

PAGE NO.

SPECIMEN FORM FOR TEN FINGERPRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Sushant R. M.



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Gouri Roy



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Subhakar Ray

PAGE NO.

SPECIMEN FORM FOR TEN FINGERPRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Bijal Chaudhara Bhaudal



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Jyoti Prakash Mondal



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature _____

PAGE NO.

SPECIMEN FORM FOR TEN FINGERPRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Jayanta Ray



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Sraboni Ghosh



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					
	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

Signature Debabrata Ray

Major Information of the Deed

Deed No :	I-1606-02965/2023	Date of Registration	07/08/2023
Query No / Year	1606-8002013066/2023	Office where deed is registered	
Query Date	07/08/2023 12:04:38 PM	A.D.S.R. SEALDAH, District: South 24-Parg	
Applicant Name, Address & Other Details	Aniruddha Ghosh Alipore Judges Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL - 700027, Mobile No. : 9830493664, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 2,01,77,280/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 7/- (Article:E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160602960/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :










District: South 24-Parganas, P.S:- Tiljala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Canal South Rd/Chingrighata Village, Road Zone : (Metropolitan Co.Op – Metropolitan Co.Op) , , Premises No: A/P92/A, , Ward No: 057 Pin Code : 700105






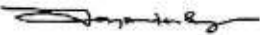



Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	4 Katha		1,80,00,000/-	Width of Approach Road: 30 Ft., Project Name
Grand Total :				6.6Dec *	0 /-	180,00,000 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	3025 Sq Ft.	0/-	21,77,280/-	Structure Type: Structure
Gr. Floor, Area of floor : 1512.5 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 1512.5 Sq Ft., Residential Use, Mosaic Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		3025 sq ft	0 /-	21,77,280 /-	

Principal Details :



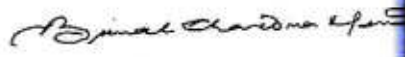



Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Sushanta Roy Son of Late Byomkesh Roy Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
Block/Sector: Sector A, PLOT No. 135, Metropolitan Cooperative Housing, City:- Not Specified, Dhapa, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105 Sex: Male Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: aFxxxxxx1B, Aadhaar No: 59xxxxxxxx0459, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	Mrs Gouri Roy Wife of Late SAMARESH ROY Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
Block/Sector: Sector A, Plot No. 92, Metropolitan Cooperative Housing, City:- Not Specified, Dhapa, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105 Sex: Female By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: CLxxxxxx8J, Aadhaar No: 25xxxxxxxx6974, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				
3	Name	Photo	Finger Print	Signature
	Mr Debabrata Roy Son of Late Byomkesh Roy Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
Block/Sector: A, P92, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105 Sex: Male, By Caste: Occupation: Retired Person, Citizen of: India, PAN No.:: AGxxxxxx7L, Aadhaar No: 97xxxxxxxx8099, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				

4	Name	Photo	Finger Print	Signature
	Mr Subrata Roy Son of Late Byomkesh Roy Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
Block/Sector: A, P92, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.S. Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105 Sex: Male, By Caste: H Occupation: Service, Citizen of: India, PAN No.:: ACxxxxxx1R, Aadhaar No: 45xxxxxxxx9308, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				
5	Name	Photo	Finger Print	Signature
	Mr Jayanta Roy Son of Late Byomkesh Roy Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
Block/Sector: A, P92, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.S. Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105 Sex: Male, By Caste: H Occupation: Service, Citizen of: India, PAN No.:: FQxxxxxx5L, Aadhaar No: 85xxxxxxxx0814, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				
6	Name	Photo	Finger Print	Signature
	Mrs Sraboni Ghosh Daughter of Late Byomkesh Roy Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office	 07/08/2023	 LTI 07/08/2023	 07/08/2023
HATERMATH NEAR MAIN ROAD, City:- Not Specified, P.O:- MEDINIPUR, P.S:-Medinipur, District Paschim Midnapore, West Bengal, India, PIN:- 721101 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BNxxxxxx9P, Aadhaar No: 48xxxxxxxx5721, Status :Individual, Executed by: Self, Date of Execution: 07/08/2023 , Admitted by: Self, Date of Admission: 07/08/2023 ,Place : Office				




Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	DOMICILE ASSOCIATES Block/Sector: SECTOR A, PLOT NO 103, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105, PAN No.:: aaxxxxxx9k,Aadhaar No: Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr BIMAL CHANDRA MANDAL (Presentant) Son of Late SUBHAS CHANDRA MONDAL Date of Execution - 07/08/2023, , Admitted by: Self, Date of Admission: 07/08/2023, Place of Admission of Execution: Office	 Aug 7 2023 12:31PM	 LTI 07/08/2023	 07/08/2023
Block/Sector: SECTOR A, PLOT NO. 103, Metropolitan Cooperative Housing, City:- Not Specified, DHAPA, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105, Sex: Male, B-Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx6Q, Aadhaar No: 99xxxxxxxx6366 Status : Representative, Representative of : DOMICILE ASSOCIATES (as)				
2	Name	Photo	Finger Print	Signature
	Mr JYOTI PRAKASH MONDAL Son of Mr KAMAL CHANDRA MONDAL Date of Execution - 07/08/2023, , Admitted by: Self, Date of Admission: 07/08/2023, Place of Admission of Execution: Office	 Aug 7 2023 12:35PM	 LTI 07/08/2023	 07/08/2023
Block/Sector: SECTOR A, PLOT NO. 103, Metropolitan Cooperative Housing, City:- Not Specified, DHAPA, P.S:-Tiljala, District:-South 24-Parganas, West Bengal, India, PIN:- 700105, Sex: Male, B-Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BTxxxxxx7E, Aadhaar No: 58xxxxxxxx2844 Status : Representative, Representative of : DOMICILE ASSOCIATES (as)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Aniruddha Ghosh Son of Late N B Ghosh Alipore Judges Court, City:- Not Specified, P.O:- Alipore, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027	 07/08/2023	 07/08/2023	 07/08/2023
Identifier Of Mr Sushanta Roy, Mr BIMAL CHANDRA MANDAL, Mr JYOTI PRAKASH MONDAL, Mrs Gouri Roy, Debabrata Roy, Mr Subrata Roy, Mr Jayanta Roy, Mrs Sraboni Ghosh			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr Sushanta Roy	DOMICILE ASSOCIATES-6.6 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr Sushanta Roy	DOMICILE ASSOCIATES-504.16666700 Sq Ft
2	Mrs Gouri Roy	DOMICILE ASSOCIATES-504.16666700 Sq Ft
3	Mr Debabrata Roy	DOMICILE ASSOCIATES-504.16666700 Sq Ft
4	Mr Subrata Roy	DOMICILE ASSOCIATES-504.16666700 Sq Ft
5	Mr Jayanta Roy	DOMICILE ASSOCIATES-504.16666700 Sq Ft
6	Mrs Sraboni Ghosh	DOMICILE ASSOCIATES-504.16666700 Sq Ft

Endorsement For Deed Number : I - 160602965 / 2023

On 07-08-2023

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 (g) of Indian Stamp Act 1899.

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

Presented for registration at 12:13 hrs on 07-08-2023, at the Office of the A.D.S.R. SEALDAH by Mr BIMAL CHANDRA MANDAL .

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 2,01,77,280/-

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

Execution is admitted on 07/08/2023 by 1. Mr Sushanta Roy, Son of Late Byomkesh Roy, Sector: Sector A, PLO 135, Road: Metropolitan Cooperative Housing, , P.O: Dhapa, Thana: Tiljala, , South 24-Parganas, WEST BENGAL India, PIN - 700105, by caste Hindu, by Profession Retired Person, 2. Mrs Gouri Roy, Wife of Late SAMARESH Sector: Sector A, Plot No. 92, Road: Metropolitan Cooperative Housing, , P.O: Dhapa, Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700105, by caste Hindu, by Profession House wife, 3. Mr Debabrata Roy Son of Late Byomkesh Roy, Sector: A, P92, Road: Metropolitan Cooperative Housing, , P.O: Dhapa, Thana: Tiljala, South 24-Parganas, WEST BENGAL, India, PIN - 700105, by caste Hindu, by Profession Retired Person, 4. Mr Subrata Roy, Son of Late Byomkesh Roy, Sector: A, P92, Road: Metropolitan Cooperative Housing, , P.O: Dhapa Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700105, by caste Hindu, by Profession Service Mr Jayanta Roy, Son of Late Byomkesh Roy, Sector: A, P92, Road: Metropolitan Cooperative Housing, , P.O: Dhapa Thana: Tiljala, , South 24-Parganas, WEST BENGAL, India, PIN - 700105, by caste Hindu, by Profession Service Mrs Sraboni Ghosh, Daughter of Late Byomkesh Roy, HATERMATH NEAR MAIN ROAD, P.O: MEDINIPUR, Thana: Medinipur, , Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by Profession House wife

Indetified by Mr Aniruddha Ghosh, , Son of Late N B Ghosh, Alipore Judges Court, P.O: Alipore, Thana: Alipore, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

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

Execution is admitted on 07-08-2023 by Mr BIMAL CHANDRA MANDAL, , DOMICILE ASSOCIATES, Block/Sector A, PLOT NO 103, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.S:-Tiljala, District South 24-Parganas, West Bengal, India, PIN:- 700105

Indetified by Mr Aniruddha Ghosh, , Son of Late N B Ghosh, Alipore Judges Court, P.O: Alipore, Thana: Alipore, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 07-08-2023 by Mr JYOTI PRAKASH MONDAL, , DOMICILE ASSOCIATES, Block/Sector A, PLOT NO 103, Metropolitan Cooperative Housing, City:- Not Specified, P.O:- Dhapa, P.S:-Tiljala, District South 24-Parganas, West Bengal, India, PIN:- 700105

Indetified by Mr Aniruddha Ghosh, , Son of Late N B Ghosh, Alipore Judges Court, P.O: Alipore, Thana: Alipore, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

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

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100.00
Description of Stamp
1. Stamp: Type: Impressed, Serial no 205932, Amount: Rs.100.00/-, Date of Purchase: 27/06/2023, Vendor name
CHATTERJEE

Amitava Ghosal.

Amitava Ghosal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAHA
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1606-2023, Page from 81056 to 81076

being No 160602965 for the year 2023.



Digitally signed by AMITAVA GHOSAL
Date: 2023.08.09 12:48:54 +05:30
Reason: Digital Signing of Deed.

Amitava Ghosal

(Amitava Ghosal) 2023/08/09 12:48:54 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
West Bengal.

(This document is digitally signed.)