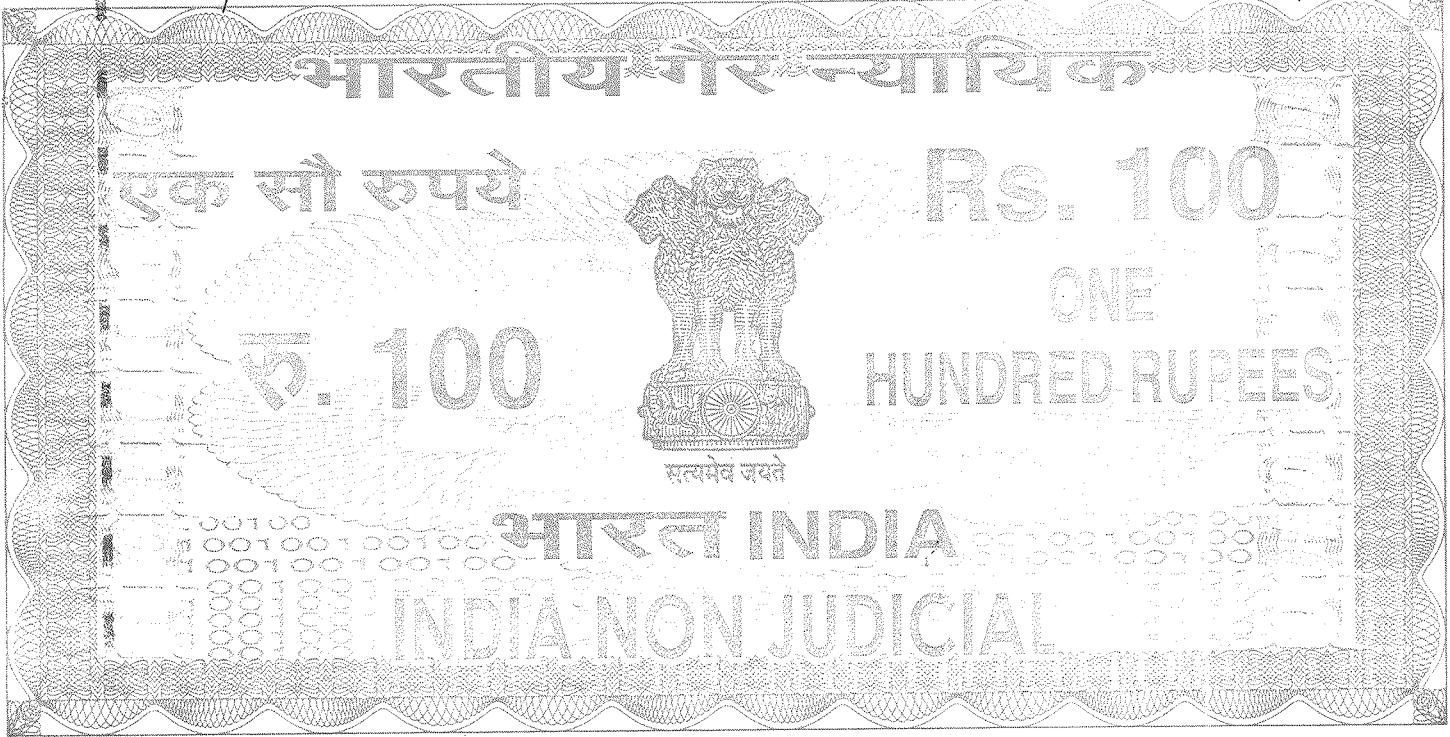


333/22

I-32A/22



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AE 587534

15/01/2022

8/276400/2022

Certify that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

addl. District Sub-Registrar
Baidhannagar, (Salt Lake City)
25 JAN 2022

DEVELOPMENT POWER OF ATTORNEY

After Registration of The Development Agreement

Dated 25th January 2022.

PRINCIPAL

- (1) SMT. EKTA SADH, [PAN-EUGPS8555A]
- (2) MISS KRITI SADH, [PAN-JWSPS1620H]

ATTORNEY

MINTU MAJHI, [PAN-APAPM8441A]

8



Additional District Sub-Registrar
Bangalore, Salt Lake City

25 JAN 2022

Janak Lakshmi Samadhi
S/o Late S.S. Samadhi
Bangalore Cantt
R.H.S. - Bangalore
Karkata - 700124
Dist: North 24 Pgs
Dec - Advocate

[Signature]

S.S. Samadhi
Bangalore Cantt

4499
21/1/22

107 JAN 2022

-:2:-

BE IT KNOWN TO ALL THAT WE (1) **SMT. EKTA SADH**, Wife of Sri Sushil Sadh **AND (2) MISS KRITI SADH**, Daughter of Sri Sushil Sadh, both are by Caste- Hindu, by Occupation- Housewife and Service, by Nationality – Indian, both are residing at B.J-74, Salt Lake City, Sector-II, P.O.- Sech Bhawan, P.S. Bidhannagar East now Electronic Complex, Salt Lake, Kolkata- 700091, District – North 24 Parganas,, hereinafter referred to and called as the "**PRINCIPAL**" do hereby nominate, constitute and appoint **MINTU MAJHI**, Son of Sri Sambhu Majhi, by faith – Hindu, by occupation – Business, by Nationality – Indian, residing at NP-235, Nayapatti, Salt Lake City, Sector-V, P.O.- Krishnapur, P.S.- Electronics Complex, District – North 24 Parganas, , Kolkata – 700102, one of the partners of the Developer Firm namely "**MAA MANGAL CHANDI CONSTRUCTION**" a Partnership Firm having their Registered Office at NP- 222 Nayapatti, Sector- V, Salt Lake City, P.S. East Bidhannagar, P.O.- Krishnapur, in Ward No 28 under Bidhannagar Municipal Corporation, District North 24-Parganas, Kolkata 700102, hereinafter referred to and called as the "**ATTORNEY**"

6

25 JAN 2022

ADL DISTRICT SUB-REGISTRAR
Ridhanagar, Salt Lake City



-:3:-

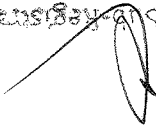
WHEREAS:-

A] I the Principal herein have owned and possessed a plot being ALL THAT piece and parcel of the land measuring about 11 cottahs 08 chittaks be the same little more or less lying and situated at Mouza – Krishnapur, J.L. No. 17, Touzi no. 228/229, R.S. No. 180 under R.S. Dag No. 4431 (C.S. Dag No. 6283) corresponding R.S. Khatian No. 115, New R.S. Khatian no. 1309 and 1310 (C.S. Khatian No. 329) within the jurisdiction of Ward No. 28 of the Bidhannagar Municipal Corporation under Bidhannagar (East) now Electronics Complex Police Station within the District of North 24 Parganas, Kolkata-700102.

B] That we have entered into a Development Agreement for our own financial benefit over the above mentioned property on 25th day of January 2022 being no. T-150400300 for the year 2022, registered before the office of the A.D.S.R. Bidhannagar, Salt Lake City, North 24 Parganas with **“MAA MANGAL CHANDI CONSTRUCTION”** a partnership firm having its registered office at NP-222, Nayapatti, Krishnapur, Salt Lake City, Sector-V, P.O.- Krishnapur, P.S.- Electronics Complex, District – North 24 Parganas, Kolkata – 700102 duly represented by its partner **MINTU MAJHI**, [PAN-APAPM8441A], Son of Sri Sambhu Majhi, by faith – Hindu, by occupation – Business, by Nationality –

25 JAN 2022

Additional District Registrar,
Bilhamagar, Salt Lake City



-:4:-

Indian, residing at NP-235, Nayapatti, Salt Lake City, Sector-V, P.O.- Krishnapur, P.S.- Electronics Complex, District – North 24 Parganas, Kolkata – 700102 for construction and completion of a Multi-storied building thereon, comprised with various numbers of units on each floor in accordance with Building Sanctioned Plan duly approved by the Appropriate Authority in our names at the Developers costs and expenses and under some terms and condition mentioned in the said Development Agreement Dated 25-01-2022.

AND NOW we are intending to appoint **MINTU MAJHI**, [PAN-APAPM8441A], Son of Sri Sambhu Majhi, by faith – Hindu, by occupation – Business, by Nationality – Indian, residing at NP-235, Nayapatti, Salt Lake City, Sector-V, P.O.- Krishnapur, P.S.- Electronics Complex, District – North 24 Parganas, Kolkata – 700102 one of the partners of the aforesaid developer firm, as our true and lawful Constituted Attorney, to do the Development work in our schedule mentioned property and to construct the proposed multi-storied building smoothly and who will be able to do execute and perform all acts, deeds and things and to control all the affairs in respect of the said property on our behalf as our true and lawful Constituted Attorney in respect of the said property duly referred in the Schedule hereunder.

8

5 JAN 2022

Additional District Sub-Registrar,
Bidhanagar, (Salt Lake City)



-:5:-

NOW KNOW ALL MEN AND THESE PRESENTS WITNESSETH

that we, (1) **EKTA SADH AND (2) KRITI SADH** do hereby nominate, constitute and appoint the said **SRI MINTU MAJHI** as our true and lawful Attorney to do perform the following acts, deeds and things for our behalf and in our name in accordance with the Development Agreement Dated 25-01-22 that is to say:-

Mintu Majhi

- 1) To look after and maintain the schedule mentioned property.
- 2) To construct a Multistoried Building at the Schedule mentioned Property and for this purpose to do the needful and to appoint Architect labour for and on our behalf to continue the work of construction of the proposed building in the scheduled mentioned property.
- 3) To execute Deed of Conveyance /Conveyances in favour of the intending buyers in respect of the **Developer's Allocation** in the proposed multi storied building to be constructed upon said Schedule mentioned property for us and on behalf of ourselves.
- 4) To sign and execute all necessary papers and documents for processing and submitting and obtaining building sanctioned plan, building clearance certificate of the proposed building from the Authority Concern and/or

5 JAN 2022

Local Product Sub-Register
Biddhannagar, Salt Lake City



-:6:-

other authority or authorities (if necessary) in our name and do all necessary work for modification, correction, rectification and renew the same and to commence, prosecutes, enforces, defends answer and to oppose all actions and other legal proceedings and demands touching any of the matters concerning the said Schedule mentioned property.

- 5) To transfer, convey, sale, let out, lease out, rent out to any third party and/or absolutely retain, hold, use, enjoy and possess the **Developer's Allocation** only, in the proposed multistoried building to be constructed upon the land mentioned in the schedule 'A' herein below.
- 6) To negotiate on terms for and to agree and to enter into and sign and execute all agreements for sale and /or sell the **Developer's Allocation** mention in the Schedule "B" herein below and concludes any such agreement for sale consisting of different Flats/Shops/Car parking space or Garage, units, space, etc. (which is to be constructed in terms of the Development Agreement Dated 25-01-22 being No. T-150400300 of 2022 togetherwith undivided proportionate share of land along with Easement rights in favour of the prospective buyers or purchasers for and on

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5 JAN 2022

Additional District Sub-Registrar,
Ridhannagar, (Salt Lake City)



-:7:-

our behalf as our authorized agent and lawful attorney at such price which agreed upon and /or cancel or repudiate the same or do needful in the manner it deem fit and proper and present such conveyance or conveyances for registration before the Registering Authority and admit execution thereof as it, the same is executed by us.

- 7) To sign and execute all necessary papers and documents on our behalf and to allow the prospective buyers or purchasers to inspect the documents in connection with the said Schedule mentioned property if think fit and proper and to received the Earnest money and/or Advance by Cash or Bank Draft or Cheque or any other form, (which will be better for smooth progress the proceedings) from the intending purchaser or purchasers and also the balance Consideration of the consideration money and give the Valid receipt and discharge for the same in respect of **Developer's Allocation** mention in the Schedule "B" herein below. Upon such receipt as aforesaid to sign, execute and deliver any conveyance or conveyances, mortgage deeds, lease deeds, rent, let out of the said **Developer's Allocation** in favour of the purchaser or purchasers, lessees, mortgagees or their nominees and the money

1

5 JAN 2022

Local District Sub-Registrar
Pithanagar, Salt Lake City



-:8:-

receivable from such transaction and/or transfer of the **Developer's Allocation** appropriated by the Developer for his own purpose or gain.

- 8) To take loan from any nationalized bank and/or finance institution for the construction of the proposed building at the schedule 'A' mentioned premises and to do all such acts, deeds, matter and things application and to apply and execute all deeds or assurances as may be necessary in order to effectuate the aforesaid purpose and for the mutation of our property for us and on our behalf and which our Constituted Attorney shall think best fit and proper for the purpose of the construction.
- 9) To receive and accept any consideration against **Developer's Allocation** by cash or bank drafts, pay order, cheques or in any other form whatsoever from the intending purchaser(s) in its own name and/or in the name of the Developer's company and give valid receipts thereof in full or partial discharges of the receipt of such consideration and to negotiate endorse, discount or otherwise in any manner whatsoever for the purpose of collection and realization of the money in respect of such instrument or instruments.

- 5 JAN 2022

Additional District Sub-Registrar
Ridhanagar, Salt Lake City

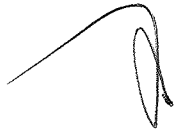


-:9:-

- 10) To present any such conveyance or conveyances mortgage deed, Lease Deed, Amalgamation Deed or Declaration, lease deed for registration before the Additional District Sub-Registrar, District Sub-Registrar or Registrar of Assurances in Calcutta having authority for unto have the said Conveyance registered and to do all acts, deeds and things which my said Attorney shall consider necessary for conveying the **Developer's Allocation** of the property to the purchaser or purchasers as fully and effectually in all respects as I could do the same myself.
- 11) To appear at as and when necessary all offices of the Government Electricity Board, WBSEDCL Bidhannagar Municipal Corporation and other authority or authorities in connection with connection of our aforesaid property and to sign all applications, affidavit, form, papers and all other documents to be submitted for the said purpose of taking temporary and permanent connection of electricity sewerage line gas or power and lift facility etc. on our behalf as our authorizes agent.
- 12) To take part on our behalf for any correction of any matter and to sign all applications and objections relating thereto

25 JAN 2022

Local District Sub-Registrar
Ridhanagar, Salt Lake City



-:10:-

before the Appropriate Authority as well as before the State Authority.

- 13) To appear for and represent us before the Hon'ble Supreme Court, Hon'ble High Court at Calcutta, any learned Court below both Civil and Criminal, before revenue Officers, before Settlement Officers, before any Magistrate , before any Court of Arbitration or Tribunal or Judicial Authority or any Appellate Authority, or any other authority or authorities and in all other Government or Semi-Government Offices and Department and to contest by filing Vokatnama on our behalf and to sign verify and execute and file plaint, written statement, petitions, Affidavit and also to present appeal in any Court and to accept service of summons, notice and other process of law.
- 14) To settle adjust compound .compromise or submit to arbitration all actions, suits, accounts, claims and disputes relating to the said property between ourselves and any other persons compounds or compromise the same.
- 15) To sign and execute any deeds, instruments and assurances which our said Attorney shall consider necessary and to enter into such covenants as may be

25 JAN 2022

Seal of the Additional District Sub-Registrar,
Ridhanagar, Salt Lake City



-:11:-

required for fully and effectually conveying the **Developer's Allocation** as we could do ourselves if present.

- 16) To take all sorts of work relating to collect all money due and payable in connection with the said portion of Developer's Allocation in the said Multi-storied building, which already constructed upon the Scheduled mention property in compliance with the said Development Agreement dated 25-01-2022.
- 17) To pay all rents, taxes, assessments, charges duties and outgoings to be imposed or levied by the Government Revenue or Appropriate Authority or any other authority or authorities hereafter in respect of the said land.
- 18) To enter upon the said property either alone or along.
- 19) To work, manage and control of the said schedule mention property.
- 20) To apply for certified copy of documents, deeds and to take delivery of original documents from the office or offices, concern or concerns and Court or Courts.
- 21) To appoint and engage Advocate /Pleader, and to compromise or withdraw cases on our behalf as our authorized agent.

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25 JAN 2022

Sub-District Registrar,
Bilhamnagar, (Salt Lake City)



-:12:-

AND GENERALLY to act as our Attorney in relation to the said property for and on our behalf and to do and execute all necessary works, construction or Development work in the Schedule "A" mentioned property to erect the proposed Multistoried Building and to do and execute instruments deeds, assurances, acts, matters, and things as may be necessary in order to effectuate the aforesaid purpose as fully and effectually as we would have done if personally present and we hereby agree and ratify and confirm whatever our said Attorney shall do or purpose to be done by virtue of these presents.

SCHEDULE "A" ABOVE REFERRED TO

ALL THAT piece and parcel of the land measuring about 11 cottahs 08 chittaks be the same little more or less lying and situated at **MOUZA - KRISHNAPUR**, J.L. No. 17, Touzi no. 228/229, R.S. No. 180 under **R.S. Dag No. 4431** (C.S. Dag No. 6283) corresponding R.S. Khatian No. 115 **new R.S. Khatian no. 1309 & 1310** (C.S. Khatian No. 329) at Nayapatti within the jurisdiction of Ward No. 28 of the Bidhannagar Municipal Corporation under Bidhannagar (East) now Electronics Complex Police Station within the District of North 24 Parganas, Kolkata-700102, the nearest road is Chokmandir Road, Butted and bounded by:-

25 JAN 2022

Additional District Sub-Registrar,
Gidhannagar, (Salt Lake City)



-:13:-

ON THE NORTH:- 24' ft. wide Common Passage
ON THE SOUTH:- Land of dag no. 4432.
ON THE EAST:- Part of dag no. 4430.
ON THE WEST:- Part of Dag no. 4431.

SCHEDULE "B" ABOVE REFERRED TO
ALLOCATION OF THE BUILDING

OWNER'S ALLOCATION: The owners shall get 45% of the construction area in accordance with the sanctioned plan at the proposed building to be construction upon the land mentioned in schedule "A" herein above consisting of different flats/units/spaces to be constructed TOGETHERWITH proportionate undivided impartible share of land and common part and common amenities of the proposed multistoried building.

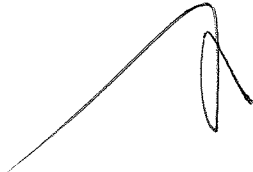
AND

All the remaining portion of 55% of the said multi-storied building proposed to be constructed upon the schedule 'A' mentioned property togetherwith the undivided proportionate impartible share in the land beneath the proposed building and the rights easements interest attached thereto shall be the allocation of the Developer TOGETHER WITH common parts and common amenities of the said multi- storied building proposed to be constructed at the said land more fully described in the Schedule-A written hereinabove.



7 5 JAN 2022

Additional District Sub-Registrar
Bidhanagar, Salt Lake City



-:14:-

IN WITNESS WHERE OF we have hereunto set and affixed our hand and seals on this the day of January 2022 in presences of the following witnesses.

WITNESSES

1. *Sarad Sekhar Samadder*
Barasat Court
Kof-700124

2. SRISHTI SADH
BJ-74, SALT LAKE CITY,
KOLKATA - 700091

1. Ekta Sadh

2. *Kanti Sadh*

Sig. of the **OWNERS**

Mihir Majhi

Sig. of the **ATTORNEY**

Drafted by:-

Sarad Sekhar Samadder

(SARAD SEKHAR SAMADDER)

Advocate

Enroll No-F-1371/1377/2001

Barasat District Judges Court

Kolkata - 700124

Computer composed:-

Santu Mukherjee

Santu Mukherjee

Barasat Court

←

7 5 JAN 2022

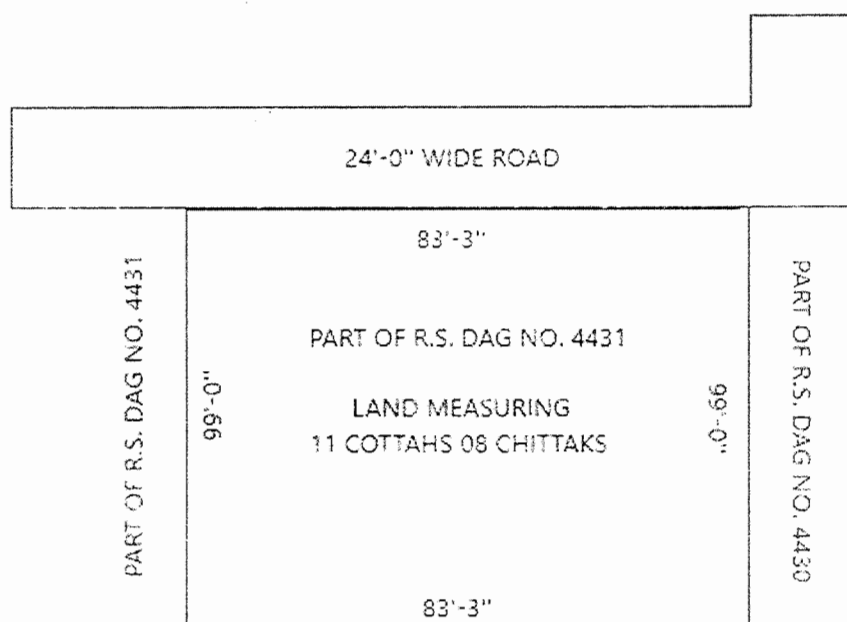
Additional District Sub-Registrar,
Bikaner, (Salt Lake City)



SITE PLAN OF LAND AT R.S DAG NO . 4431, R.S. KHATIAN NO. 115 NEW R.S. KHATIAN NO. 1309,
1310 AT MOUZA – KRISHNAPUR, J.L. NO. 17 UNDER P.S.- EAST BIDHANNAGAR NOW ELECTRONICS
COMPLEX, KOLKATA- 700102, DISTRICT – NORTH 24 PARGANAS UNDER WARD NO. 28 OF THE
BIDHANNAGAR MUNICIPAL CORPORATION

AREA OF LAND :- 11 COTTAHS – 08 CHITTAKS

N



PART OF R.S. DAG NO. 4432

For MAA MANGALCHANDI CONSTRUCTION

Partner

SIGNATURE OF THE DEVELOPER.

EKta Sadh

Kriti Sadh

SIGNATURE OF THE OWNERS

DRAWN AS PER PREVIOUS PLAN

25 JAN 2022

Additional District Sub-Registrar,
Jidhannagar, Salt Lake City



UNDER RULE 44A OF THE I.R. ACT 1908

(1) Name : Ekta Sadh

LITTLE	RING	MIDDLE	FORE	THUMB
				
THUMB	FORE	MIDDLE	RING	LITTLE
				

বাম হাত



Ekta Sadh

ডান হাত

Ekta Sadh

Signature of the Presentant

Executant Claimant/Attorney/Principal/Guardian/Testator. (Tick the appropriate status)

(2) Name : Kruti Sadh

LITTLE	RING	MIDDLE	FORE	THUMB
				
THUMB	FORE	MIDDLE	RING	LITTLE
				

বাম হাত



Kruti Sadh

ডান হাত

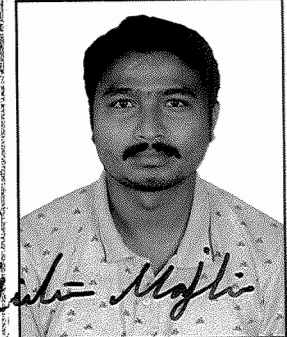
Kruti Sadh

Signature of the Presentant

All the above fingerprints are of the above named person and attested by the said person.

(3) Name : Mihir Majhi

LITTLE	RING	MIDDLE	FORE	THUMB
				
THUMB	FORE	MIDDLE	RING	LITTLE
				



Mihir Majhi

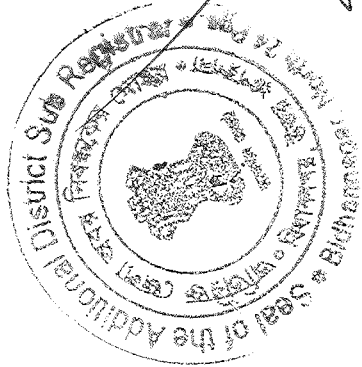
ডান হাত

Mihir Majhi

Signature of the Presentant

25 JAN 2022

Additional District Sub-Registrar
Bihar Nagar, Salt Lake City



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

EKTA SADH

RAJAN SADH

03/11/1974
Permanent Account Number

EUGPS8555A

Ekta Sadh
Signature

21032013

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटाने।
आयकर पैन सेवा इकाई, एन एस डी एल
तीसरी मंजिल, सफायर चेंबर,
बानेर टेलिफोन एक्सचेंज के नजदीक,
बानेर, पुना - 411 045

If this card is lost / someone's lost card is found,
please inform / return to :
Income Tax PAN Services Unit, NSDL
3rd Floor, Sapphire Chambers,
Near Baner Telephone Exchange,
Baner, Pune - 411 045

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: unitinfo@nsdl.co.in

Ekta Sadh





তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



সমস্ত ভারত সরকার
Unique Identification Authority of India

ঠিকানা:
ওয়াই/ও: সুশীল সাধ, বি জে
74, সেক্টর 2, বিধাননগর
(এম), উত্তর ২৪ পরগনা, সেচ
ভবন, পশ্চিম বঙ্গ, 700091

Address:
W/O: Sushil Sadh, BJ-74,
SECTOR 2, Bidhannagar(M),
North 24 Parganas, Sech
Bhawan, West Bengal, 700091

7915 5906 7215

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in



ভারত সরকার

Unique Identification Authority of India
Government of India

ভালিকাভুক্তির আই ডি / Enrollment No.: 1111/60075/02483

To

একতা সাধ

Ekta Sadh

W/O: Sushil Sadh

BJ-74 SECTOR 2

Bidhannagar(M)

Sech Bhawan

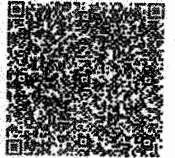
North 24 Paraganas North 24 Parganas

West Bengal 700091

247462332



MP474623321FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

7915 5906 7215

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India

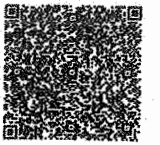


একতা সাধ

Ekta Sadh

জন্মতারিখ / DOB : 03/11/1974

মহিলা / Female



7915 5906 7215

আধার - সাধারণ মানুষের অধিকার

Ekta Sadh





ভারত সরকার
Unique Identification Authority of India
Government of India

তালিকাভুক্তির আইডি / Enrollment No. : 1111/60075/02484

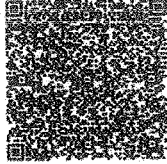
11/09/2015

To
Kriti Sadh
কৃতি সাধ
D/O: Sushil Sadh
BJ-74
SECTOR 2
Bidhannagar(M)
Sech Bhawan, North 24 Parganas
West Bengal - 700091



KH386247228FT

38624722



আপনার আধার সংখ্যা / Your Aadhaar No. :
6478 3657 7724

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India

কৃতি সাধ
Kriti Sadh

জন্মতারিখ / DOB: 09/02/2000
লিঙ্গ / Female



6478 3657 7724

আধার - সাধারণ মানুষের অধিকার

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা লাভ করুন।

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ভারত সরকার
Unique Identification Authority of India

ঠিকানা: ডি/ও: সুশীল সাধ, বি জে
সেক্টর ২, বিধাননগর (এম), পশ্চিম বঙ্গ
উত্তর ২৪ পরগনা, পশ্চিম বঙ্গ,

Address: D/O: Sushil Sadh,
BJ-74, SECTOR 2,
Bidhannagar(M), North 24
Parganas, Sech Bhawan,
West Bengal, 700091

6478 3657 7724

1847
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

Kriti Sadh





For MAA MANGALCHANDI CONSTRUCTION
Mintu Majhi
Partner





Mintu Majhi





ভারত সরকার

Unique Identification Authority of India
Government of India

তালিকাভুক্তির আইডি / Enrollment No. : 1111/11806/14427

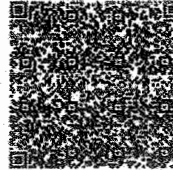
16/05/2014

To
Mintu Majhi
মিন্টু মাজি
S/O: Sambhu Majhi
N P 235
NAYAPATTI
KRISHNAPUR
Bidhannagar(m)
Krishnapur, North 24 Parganas
West Bengal - 700102



KL936333279FT

93633327



আপনার আধার সংখ্যা / Your Aadhaar No. :

7375 3554 2761

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India



মিন্টু মাজি
Mintu Majhi
পিতা : শম্ভু মাজি
Father : Sambhu Majhi

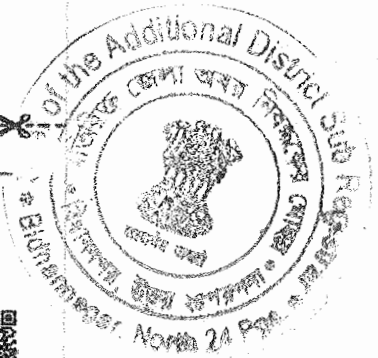
জন্মতারিখ / DOB: 16/11/1988
পুরুষ / Male

7375 3554 2761



আধার - সাধারণ মানুষের অধিকার

Mintu Majhi



Major Information of the Deed

Deed No :	I-1504-00329/2022	Date of Registration	25/01/2022
Query No / Year	1504-8000276400/2022	Office where deed is registered	
Query Date	25/01/2022 1:39:13 PM	1504-8000276400/2022	
Applicant Name, Address & Other Details	Sarad Sekhar Samadder Barasat Court,Thana : Barasat, District : North 24-Parganas, WEST BENGAL, PIN - 700124, Mobile No. : 9748836594, 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. 2,06,99,996/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 21/- (Article:E, E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 150400300/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

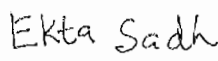
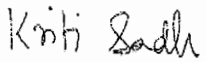
Land Details :

District: North 24-Parganas, P.S:- East Bidhannagar, Municipality: BIDHANNAGAR MUNICIPALITY CORPORATION,
Road: Chok Mandir (Krishnapur), Mouza: Krishnapur, Pin Code : 700102

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-4431	RS-1309	Bastu	Bastu	5 Katha 12 Chatak		1,03,49,998/-	Width of Approach Road: 24 Ft., Adjacent to Metal Road, , Project Name :
L2	RS-4431	RS-1310	Bastu	Bastu	5 Katha 12 Chatak		1,03,49,998/-	Width of Approach Road: 24 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			18.975Dec	0 /-	206,99,996 /-	
	Grand Total :				18.975Dec	0 /-	206,99,996 /-	



Principal Details :

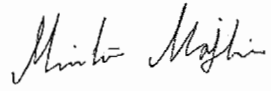
SI No	Name,Address,Photo,Finger print and Signature			
1	Name Smt EKTA SADH Wife of Shri SUSHIL SADH Executed by: Self, Date of Execution: 25/01/2022 , Admitted by: Self, Date of Admission: 25/01/2022 ,Place : Office	Photo  25/01/2022	Finger Print  LTI 25/01/2022	Signature  25/01/2022
BJ-74 SALT LAKE CITY, Block/Sector: II, City:- , P.O:- SECH BHAWAN, P.S:-East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700091 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: EUxxxxxx5A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 25/01/2022 , Admitted by: Self, Date of Admission: 25/01/2022 ,Place : Office				
2	Name Miss KRITI SADH Daughter of Shri SUSHIL SADH Executed by: Self, Date of Execution: 25/01/2022 , Admitted by: Self, Date of Admission: 25/01/2022 ,Place : Office	Photo  25/01/2022	Finger Print  LTI 25/01/2022	Signature  25/01/2022
BJ-74 SALT LAKE CITY, Block/Sector: II, City:- , P.O:- SECH BHAWAN, P.S:-East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700091 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: JWxxxxxx0H,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 25/01/2022 , Admitted by: Self, Date of Admission: 25/01/2022 ,Place : Office				

Attorney Details :

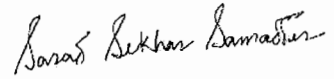
SI No	Name,Address,Photo,Finger print and Signature
1	MAA MANGALCHANDI CONSTRUCTION NP-222 NAYAPATTI SALT LAKE CITY, Block/Sector: V, City:- , P.O:- KRISHNAPUR, P.S:-East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700102 , PAN No.: AAxxxxxx2K,Aadhaar No Not Provided, Status :Organization, Executed by: Representative



Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Shri MINTU MAJHI (Presentant) Son of Shri SAMBHU MAJHI Date of Execution - 25/01/2022, , Admitted by: Self, Date of Admission: 25/01/2022, Place of Admission of Execution: Office	Photo  Jan 25 2022 5:10PM	Finger Print  LTI 25/01/2022	Signature  25/01/2022
NP-235 NAYAPATTI SALT LAKE CITY, City:- , P.O:- KRISHNAPUR, P.S:-East Bidhannagar, District:- North 24-Parganas, West Bengal, India, PIN:- 700102, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: APxxxxxx1A,Aadhaar No Not Provided Status : Representative, Representative of : MAA MANGALCHANDI CONSTRUCTION (as partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Sarad Sekhar Samadder Son of Late S S Samadder Barasat Court, City:- Not Specified, P.O:- Barasat, P.S:-Barasat, District:-North 24-Parganas, West Bengal, India, PIN:- 700124	 25/01/2022	 25/01/2022	 25/01/2022
Identifier Of Smt EKTA SADH, Miss KRITI SADH, Shri MINTU MAJHI			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Smt EKTA SADH	MAA MANGALCHANDI CONSTRUCTION-9.4875 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Miss KRITI SADH	MAA MANGALCHANDI CONSTRUCTION-9.4875 Dec



On 25-01-2022

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 17:02 hrs on 25-01-2022, at the Office of the A.D.S.R. BIDHAN NAGAR by Shri MINTU MAJHI ,.

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 2,06,99,996/-

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

Execution is admitted on 25/01/2022 by 1. Smt EKTA SADH, Wife of Shri SUSHIL SADH, BJ-74 SALT LAKE CITY, Sector: II, P.O: SECH BHAWAN, Thana: East Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700091, by caste Hindu, by Profession House wife, 2. Miss KRITI SADH, Daughter of Shri SUSHIL SADH, BJ-74 SALT LAKE CITY, Sector: II, P.O: SECH BHAWAN, Thana: East Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700091, by caste Hindu, by Profession Service

Indetified by Mr Sarad Sekhar Samadder, , , Son of Late S S Samadder, Barasat Court, P.O: Barasat, Thana: Barasat, , North 24-Parganas, WEST BENGAL, India, PIN - 700124, by caste Hindu, by profession Advocate

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

Execution is admitted on 25-01-2022 by Shri MINTU MAJHI, partner, MAA MANGALCHANDI CONSTRUCTION, NP- 222 NAYAPATTI SALT LAKE CITY, Block/Sector: V, City:- , P.O:- KRISHNAPUR, P.S:-East Bidhannagar, District:- North 24-Parganas, West Bengal, India, PIN:- 700102

Indetified by Mr Sarad Sekhar Samadder, , , Son of Late S S Samadder, Barasat Court, P.O: Barasat, Thana: Barasat, , North 24-Parganas, WEST BENGAL, India, PIN - 700124, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

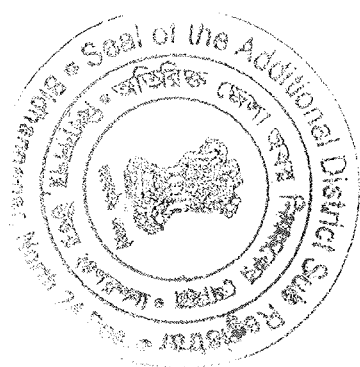
Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp

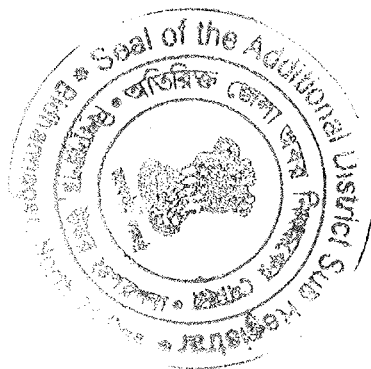
1. Stamp: Type: Impressed, Serial no 4479, Amount: Rs.100/-, Date of Purchase: 21/01/2022, Vendor name: J K Bose



Debajyoti Bandyopadhyay
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal







Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1504-2022, Page from 19665 to 19696

being No 150400329 for the year 2022.



Digitally signed by DEBAJYOTI
BANDHYOPADHYAY
Date: 2022.01.31 18:01:16 +05:30
Reason: Digital Signing of Deed.

(Debajyoti Bandyopadhyay) 2022/01/31 06:01:16 PM

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BIDHAN NAGAR

West Bengal.

(This document is digitally signed.)