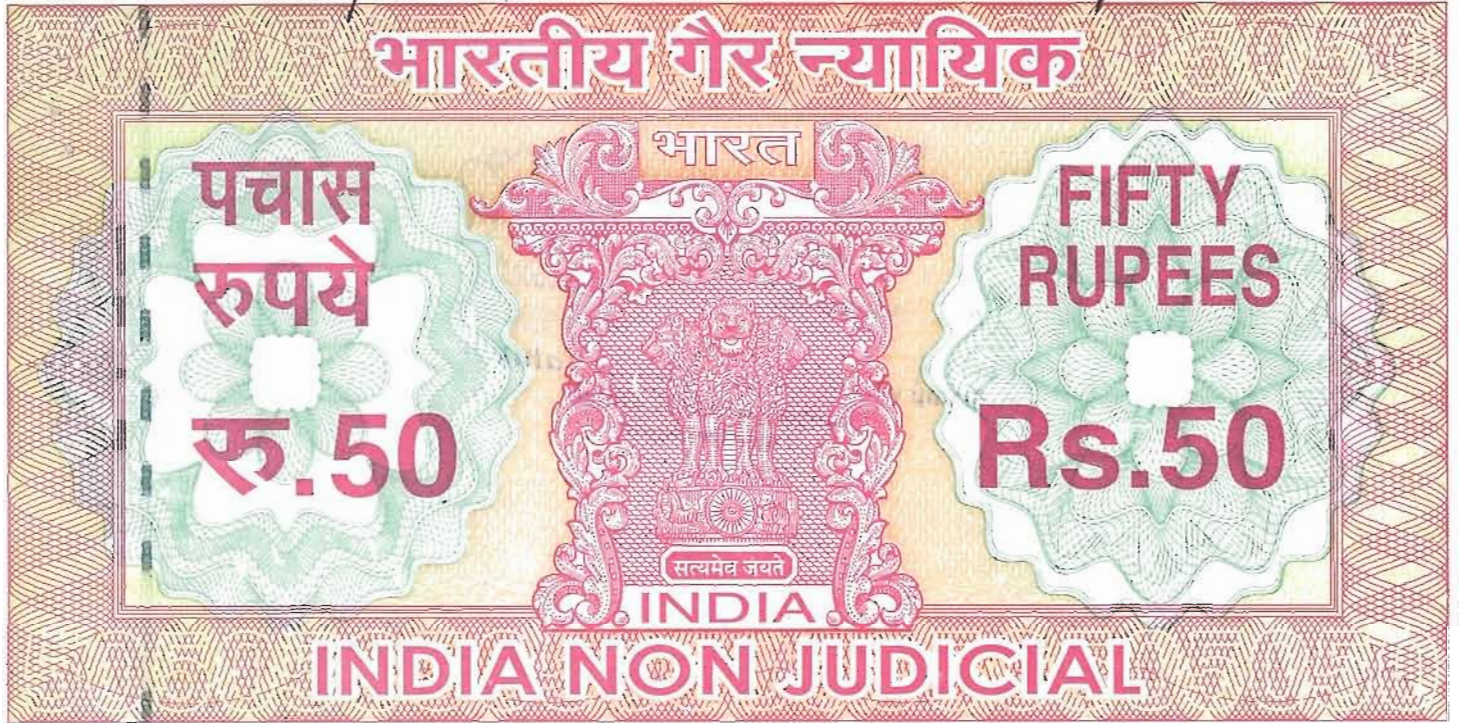


17388/24.

I-17922/24



अन्तिमवर्ग पश्चिम बंगाल WEST BENGAL

AF 228947

13/11/2024
202-2817335/2024
1:53 pm

Certified that the document is admitted for registration. The signature sheet(s) & the endorsement sheet(s) attached with the document are the part of the document.

District Sub-Registrar
Raiganj, Uttar Dinajpur

13 NOV 2024

Uma Shankar Kalyan

Uma Shankar Kalyan

GENERAL POWER OF ATTORNEY

THIS POWER OF GENERAL POWER OF ATTORNEY is made on this 12TH
DAY NOVEMBER, 2024

Advocate
Raiganj District Judges Court
Uttar Dinajpur, Raiganj
C.O. No. F/824/2024 of 2024
Date: 13/11/2024

917

Handwritten signature

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12/11/24

Stamp Vender - Samir Kumar Talukder
Raiganj A.D.S.R. Office
Uttar Dinajpur



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District Sub-Registrar
Uttar Dinajpur, Raiganj

13 NOV 2024

Uma Shankar Kalyani

Hira Lal Kalyani

BY:

Mr. Uma Shankar Kalyani, (having PAN AGWPK5584D & Aadhaar No. 8045 7172 8376), Son of Sri Hira Lal Kalyani, Indian by Nationality, Hindu by faith, Service by occupation, Resident of P.O. & P.S. Raiganj, Bandar (Barindrapara), District – Uttar Dinajpur, PIN 733134, in the State of West Bengal (which expression shall unless excluded by or repugnant to the context be deemed to include his legal heirs, representatives, administrators, assigns) together all the above five hereinafter called the “**PRINCIPAL**”

TO:

Mr. Hira Lal Kalyani, (having PAN AIEPK7637F & Aadhaar No. 5711 7245 3863), Son of Late Kishori Chand Kalyani, Indian by Nationality, Hindu by faith, Businessman by occupation, Resident of P.O. & P.S. Raiganj, Bandar (Barindrapara), District – Uttar Dinajpur, PIN 733134, in the State of West Bengal (which expression shall unless excluded by or repugnant to the context be deemed to include his legal heirs, representatives, administrators, assigns) herein after referred and called the “**ATTORNEY**”

KNOW ALL MEN BY THESE PRESENTS that the above named Principal is the sole, absolute and recorded owner in possession of all that piece or parcel of land measuring 0.1155 Acres, recorded in L.R. Khatian No.10952, situated within Mouza- Mohanbati, J.L. No.

Uma Shankar Kalyani

Hira Lal Kalyani

151. Classification- Dokan, P.S.- Raiganj, Ward No. 5. of Raiganj Municipality, N.S Road (Siliguri More to Asha Talkies More), in the District of Uttar Dinajpur, being Municipal Holding No. 1349B/43A (**Said Property**) more particularly described in the Schedule given herein below.

Whereas Mr. Uma Shankar Kalyani, Son of Sri Hira Lal Kalyani (the Principal herein) residing outside of India and it is not possible for him to look after and manage the above mentioned schedule property for the day to day affairs of his property.

NOW THEREFORE BY THESE PRESENTS, the Principal do hereby nominate, constitute and appoint his father Mr. Hira Lal Kalyani (the Attorney herein) to do the following acts and things and deeds on his behalf:

1. To look after, manage, control, supervise and protect the said property in such manner as my /our said Attorney(s) shall think fit and proper.
2. To cause necessary assistance in my absence, if required ,to the Developer for drafting work, preparing Building plan, site plan, floor plans, Completion Plan, Amalgamation Plan, specifications of structure, construction of multi-storied building in the said property as well as revised or new plans in respect of such construction and to sign all such building plans, site plan, floor plans, Completion Plan,

Uma Shankar Raiyani

Hira Lal Raiyani

specifications including revised or new plans or Addition Plan, Alteration Plan and to assist the Developer if required to submit the same before the concerned Municipal Authority /Municipal corporation / Panchayet for sanction and to observe and perform all the formalities and obligations in connection of the sanction of the said building plan, site plan, floor plans, Completion Plan, specifications, Amalgamation Plan and also to sign Deed of Rectification, Deed of Declaration, Deed of Amalgamation and also with regard to specification and to receive all Plans including sanctioned Building plan, Addition Plan, Alteration Plan, Completion Plan, Completion certificate etc., from the concerned Municipal Authority / Municipal corporation / panchayet upon giving proper acknowledgement and or receipts for the same if required by me.

3. To appear before and represent me/us at the office of the B.L. & L.R.O., S.D.L. R.O., A.D.M.(L.R.), District Collector, Revenue Inspector, Urban Land (Ceiling and Regulations) Authority, Service Tax and Income Tax Authority in respect of land and Tax matter and all other acts, statutes, laws, rules and bye-laws in any way in connection with the development of the said property.
4. To negotiate for sale or disposal of the Owners Allocation as specified in the reference **Development Agreement** and also for development work in respect of entire Scheduled property, described fully herein below, which includes the Owners' Allocation, fully described in the reference **Development Agreement** and also in respect of the proportionate share in the land in the said property, on which the said multi-storied building will be constructed together with all easement and other rights and


Anup Kumar Kundu
Advocate
Raigarh District Judges Court
Bihar Dinajpur at Raigarh
C.R. No. F/824/739 of 2004
mail-anupkumarkundu2001@gmail.com
C.R. No. 94748/04

Uma Shankar Kalyani

Atira dal Kalyani

appurtenances therein with any person or persons at the choice of my/our said Attorney(s) and/or in respect of the said multi-storied building to be constructed in the said property at such price and on such terms and condition as my/our said Attorney(s) shall think fit and proper and for that purpose, to sign, execute and perfect all easement and other rights and appurtenances therein with any person or persons at the choice of my/our said Attorney(s) and/or in respect of the said multi-storied building to be constructed in the said property at such price and on such terms and conditions as my/our said Attorney(s) shall think fit and proper and for that purpose, to sign, execute and perfect all agreement, contracts and other writings and papers relating to the sale lease or disposal as aforesaid containing such covenants and conditions as my/our said Attorney(s) shall think fit and proper.

5. To receive all moneys by way of earnest money or initial payment or payments or installments or full payment of consideration money in connection with sale, lease or disposal of flats or units or part of the said multi-storied building, which belongs to the Owner's Allocation as per said Development Agreement as well as proportionate share in the land in the said property and to grant valid and effectual receipts and discharges thereof.
6. To assist the Developer if required to appoint engineers, architects, surveyors, supervisors, caretaker, masons, carpenters, electricians, plumbers, mistries, collies, labourers, durwans and all other persons required for the construction supervision and all other works in connection with the said multistoried building in the said property at such wages, remuneration fees or other payments and no such terms

Uma Shankar Kalyani

Hira Devi Kalyani

and conditions as my/our said Attorneys shall think fit and proper and to dismiss and discharge all or any of them and to re-appoint any of them.

7. To assist the Developer, if required, to apply to appropriate authorities for cement, iron, steel and other materials required for construction of the said multi-storied building and to purchase the same at such price and no such terms and conditions as my/our said Attorney(s) shall think fit and proper.
8. To co-ordinate, if necessary, with the developer to apply to appropriate authorities for electric connections sanitary, connections, water supply connections, drainage and sewerage connections, temporary or permanently for the said multistoried building in the said property.
9. To keep a track on my behalf with the Developer regarding payment or cause to be paid all Municipal/ Panchayet rates, taxes and other outgoing and impositions payable in respect of the said property during the construction of the said multistoried building.
10. In terms of the said reference **Development Agreement** and to sign and execute all conveyance, deeds or lease or any type of Deed of transfer, Deed of Tenancy, and all other documents and writings in respect of the newly constructed building or any portion thereof or the flats or units in the said multi-storied building, which relates to the Owner's Allocation as mentioned in the Development Agreement stated above as well as the proportionate share of the land in the said property, for sale, lease, mortgage, transfer or disposal of Owner's Allocation on such terms and


Anup Kumar Kundu
Advocate
Raiga District Judges Court
Jitar Dinajpur at Raiganj
Ct. No. F/824/739 of 2004
E-mail-anupkumarkundu20016@gmail.com
Wh. No. 0474427

Uma Shankar Kalyani

Hira Lal Kalyani

conditions as our said Attorney(s) shall think fit and proper to admit receipts of consideration and to execute and to register the same according to the provisions of law.

11. In case of acquisition or requisitions either by State Government or Central Government of the said land in the said property as well as the multi-storied building therein or any portions thereof, to file objections and to apply for compensations and such authorities and to receive all compensation and statutory allowance and to grant proper receipts and for the said purpose, to appoint Advocates, solicitors and lawyers and to sign retainers warrants of Attorneys and Vakalatnama.
12. To make representations to Government, Military Railways public bodies and any other bodies, authorities and persons concerned relating to the said property and/or the said multistoried building and all matters relating thereto.
13. To ask, demand sue for recover and receive all moneys, securities for money and things of whatsoever in nature and description now belonging or hereafter to belong to use whether solely or jointly with any other person or persons in connection with the Owners Allocation in the said property, fully described in reference development agreement, and to give valid and effectual receipts and discharges for the same.
14. To commence, prosecute, defend and continue all actions suits, appeals and other legal proceeding or which may hereafter be commenced by or against us individual or joint capacity in and outside the union or India in

Uma Shankar Kalyani

Hira Lal Kalyani

any court of justice, civil criminal or Revenue, both appellate and original, in respect of the said property and to appear before all Magistrates and other officers for the recovery of any debt or other sum of money, right, title interest property matter or thing whatsoever now due or payable or deliverable or in anywise belonging to me/us in respect of the said property by any means or on any means or any account whatsoever to prosecute, defend or discontinue or become non-suited therein to settle, compromise and refer to arbitration any suits, appeal, actions or proceeding to appoint solicitors, council, advocates, pleaders or other legal agents and to sign Vakalatnama and to sign and verify complaints, written statement, petitions and other pleadings and documents to prefer appeals and to apply for reviews and revisions, to apply for execution of decrees and orders to draw money from any court, Accountant General, official receiver or other authorities and to give effectual receipts and discharge for the same and to accept service of writs of summons and other legal process and generally to do and represent me before all courts, Magistrates, and other judicial criminal and revenue authorities in and outside the union of India.

15. To adjust, settle, compromise all disputes, accounts or any other matter regarding my/our property building or documents, which may arise hereafter between me/us and any other person, firm or company on such terms as my/our said Attorney(s) may think fit and proper.
16. To execute and registrar necessary Deed of Conveyance in favour of the intending purchaser or purchasers on my/our behalf and to present any such conveyance or conveyances for registration to admit, execute

Uma Shankar Kalyani

Hira Lal Kalyani

before the registering authority for and to have the said Deed of Conveyance registered in respect of the Owner's Allocation in the said property as per Development Agreement stated above and to do all acts, deeds and things which our said Attorney(s) shall consider necessary for conveying the said property or newly constructed multi-storied building and/or any part thereof on the basis of the aforesaid **Development Agreement** and other things, which my/our said Attorney(s) shall consider necessary for conveying the said Owners Allocation in favour of the intending purchaser or purchasers, fully and effectually in all respect as I / we, could do the same by me /us personally and/or jointly.

17. Generally, to do all other acts, deeds, matters and things whatsoever in and about the said property and the affairs relating thereto as effectually as I we, myself/ourselves could do personally.
18. I / We do hereby ratify and confirm and agree and covenant with our said Attorney(s) shall lawfully do or execute or purport to do or execute or about the premises by virtue hereof and hereby declare that every such act deed matter or things lawfully done or execute or purporting to be lawfully done or executed by my/our said Attorney(s).
19. I / We do hereby agree and confirm that my/our Attorney(s) in every respect if he/she/they wanted to do so **and vice-versa** in respect of every affair of the below mentioned scheduled property including having authority to sign solely as developer(s).

And I do hereby agree and declare that all acts, deeds and things done,


Anup Kuma. Kundu
Advocate
Raiganj District Judges Col.
Ulfa Dimaapur at Raiganj
Er. No. F/1824/739 of 2004.
E-mail: anupkumakundu20016@gmail.com
Mob. No. 9434436832

Uma Shankar Raiyani

Asha Lal Raiyani

executed or performed by the said Power of Attorney shall be valid and binding on me to all intents and purposes as if done by me personally which I undertake to ratify and confirm whenever required.

And all acts deeds matters and things done by my said attorney during in continuance of these presents shall be constructed as acts, deeds, matters and things done by me personally and I do hereby ratify and confirm all acts, deeds and matters and things so done by my said attorney.

SCHEDULE

(Said Property)

All that piece or parcel of vacant Dokan land measuring 0.1155 Acres, recorded in L.R. Khatian No.10952, situated within Mouza- Mohanbati, J.L. No. 151. Classification- Dokan, P.S.- Raiganj, Ward No. 5. of Raiganj Municipality, N.S Road (Siliguri More to Asha Talkies More), in the District of Uttar Dinajpur, being Municipal Holding No. 1349B/43A

IN WITNESSES WHEREOF THE PRINCIPAL AND THE ATTORNEY HERETO HAVE SET AND SUBSCRIBED THEIR RESPECTIVE HANDS ON THIS DEVELOPMENT POWER OF ATTORNEY ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.


Anup Kumar Kundu
Advocate
Raiganj District Judges Court
Uttar Dinajpur at Raiganj
Er. No F1824/739 of 2004
Email: anupkumarkundu2001@gmail.com

Uma Shankar Kalyani

Uma Lal Kalyani

THE CONTENTS OF THIS DOCUMENT HAVE BEEN
PERSONALLY GONE THROUGH AND UNDERSTOOD BY THE
PRINCIPAL AND THE ATTORNEY HERETO.

WITNESSES:

1.

Jay Shankar Kalyani
Son of Radha Krishna
Kalyani
Banda Barindhapa
Raigarh Uttar Dinajpur

Uma Shankar Kalyani

PRINCIPAL

2.

Atm Sarda
Son of Late Shew Karan Sarda
B.D. more Ramendrapally
PO - RAIGARH - 733134
UT N/ Dinajpur

Uma Lal Kalyani

ATTORNEY

*Drafted as per the instructions of the
parties hereto and printed in my Office.
Read over and explained by me.*

Advocate, Anup Kumar Kundu

Enr. No. F-824/739 of 2004

Anup Kumar Kundu
Advocate
Raiga District Judges Col.
Jitar Dinajpur at Raigan
Enr. No. F/824/739 of 2004
mail: anupkumar@rediffmail.com
Phone No. 9126832

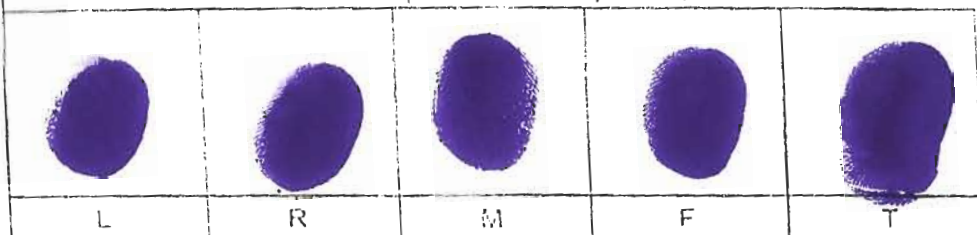
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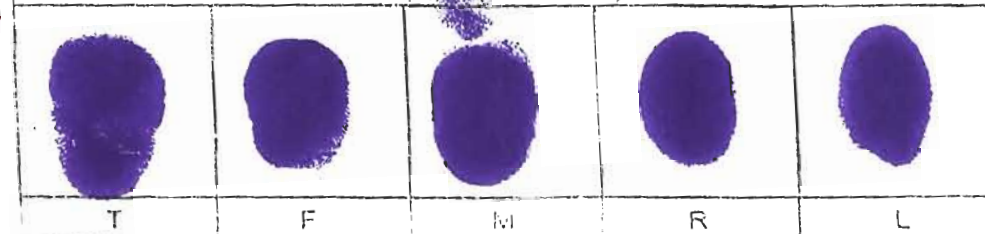
Uma Shankar Chellur

SPECIMEN FOR TEN FINGER PRINTS

(LEFT HAND)



(RIGHT HAND)



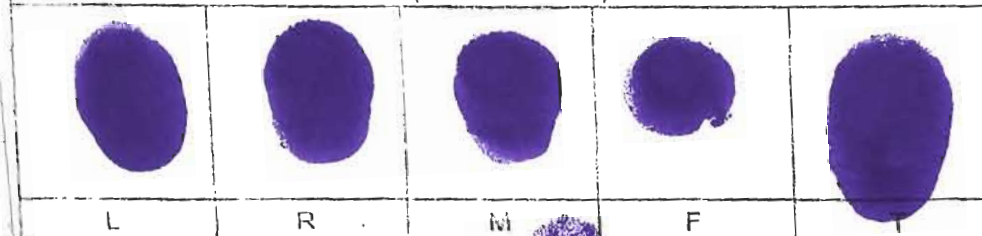
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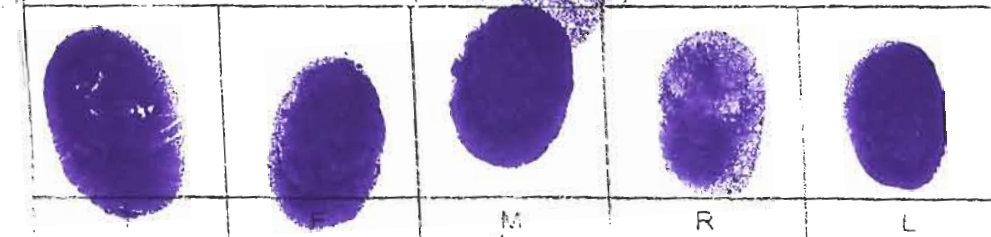
Mr. Lal Kalyani

SPECIMEN FOR TEN FINGER PRINTS

(LEFT HAND)



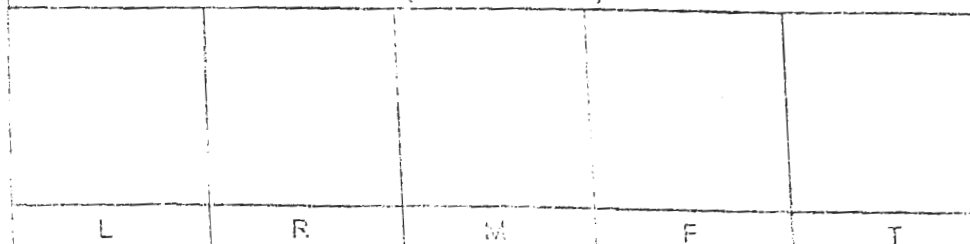
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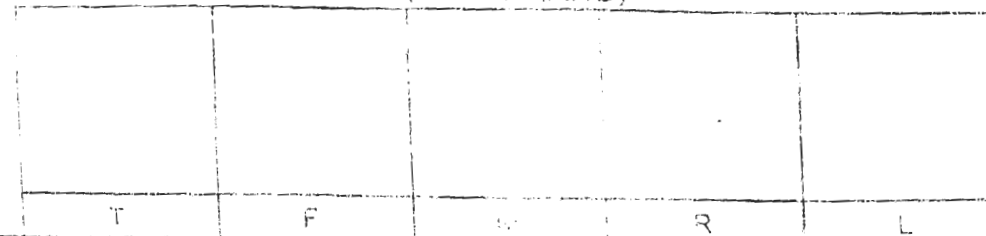
SP/NO Signature of the

SPECIMEN FOR TEN FINGER PRINTS

(LEFT HAND)



(RIGHT HAND)





सत्यमेव जयते

Government of West Bengal
Directorate of Registration & Stamp Revenue
e-Assessment Slip

Query No / Year	2002817337/2024	Office where deed will be registered
Query Date	06/11/2024 3:19:27 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	Anup Kumar Kundu Purba Netaji Pally, Thana : Raiganj, District : Uttar Dinajpur, WEST BENGAL, Mobile No. : 8927122842, Status : Advocate	
Transaction	Additional Transaction	
[1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties		
Set Forth value	Market Value	
Rs. 50,000/-	Rs. 1,05,84,004/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 50/- (Article:48(d))	Rs. 7/- (Article:E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 50/-
Remarks		

Land Details :

District: Uttar Dinajpur, Thana: Raiganj, Municipality: RAIGANJ, Road: N S Road, Road Zone : (Siliguri More -- Asha Talkies More), Mouza: Mohanbati, JI No: 151, , Pin Code : 733134

Sch No	Plot Number	Khatian Number	Land Use/ROR Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details	
L1	LR-782/872 (RS :- 1096)	LR-10952	COMMER CIAL	Dokan	11.55 Dec	50,000/-	1,05,84,004/-	Width of Approach Road: 40 Ft., Adjacent to Metal Road,
	Grand Total :				11.55Dec	50,000 /-	105,84,004 /-	

Principal Details :

SI No	Name & address	Status	Execution Admission Details :
1	Mr Uma Shankar Kalyani Son of Mr Hira Lal Kalyani, Village:- Bandar Barindra Para, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, Date of Birth:XX-XX-1XX7, PAN No. AGxxxxxx8D, Aadhaar No.: 80xxxxxxxx8376, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self



Query No: 2002817337 of 2024, Printed On : Nov 12 2024 1:36PM, Generated from wbregistration.gov.in

Attorney Details :

SI No	Name & address	Status	Execution Admission Details :
1	Mr Hira Lal Kalyani Son of Late Kishori Chand Kalyani, Village:- Bandar Barindra Para, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Date of Birth:XX-XX-1XX0, PAN No. Alxxxxxx7F, Aadhaar No.: 57xxxxxxxx3863, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

Land Details as per Land Record

District: Uttar Dinajpur, Thana: Raiganj, Municipality: RAIGANJ, Road: N S Road, Road Zone : (Siliguri More -- Asha Talkies More) , Mouza: Mohanbati, JI No: 151, , Pin Code : 733134

Sc No	Plot & Khatian Number	Details Of Land	Owner Name in English as Selected by Applicant
L1	LR Plot No:- 782/872, LR Khatian No:- 10952	Owner:উমা শঙ্কর কল্যাণী , Gurdian:হীরা লাল কল্যাণী, Address:নিজ , Classification:দোকান, Area:0.1155 Acre,	Mr Uma Shankar Kalyani

Identifier Details :

Name & address
Mr Jay Shankar Kalyani Son of Radhakrishna Kalyani Village:- Bandar Barindrapara, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Identifier Of Mr Uma Shankar Kalyani, Mr Hira Lal Kalyani

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 06-12-2024) for e-Payment . Assessed market value & Query is valid for 30 days.(i.e. upto 06-12-2024)
3. Standard User charge of Rs. 300/-(Rupees Three hundred) only includes all taxes per document upto 17 (seventeen) pages and Rs 9/- (Rupees Nine) 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.



Query No: 2002817337 of 2024, Printed On : Nov 12 2024 1:36PM, Generated from wbregistration.gov.in

Major Information of the Deed

Deed No :	I-1801-17922/2024	Date of Registration	13/11/2024
Query No / Year	1801-2002817337/2024	Office where deed is registered	
Query Date	06/11/2024 3:19:27 PM	D.S.R. UTTAR DINAJPUR, District: Uttar Dinajpur	
Applicant Name, Address & Other Details	Anup Kumar Kundu Purba Netaji Pally, Thana : Raiganj, District : Uttar Dinajpur, WEST BENGAL, Mobile No. : 8927122842, Status : Advocate		
Transaction	Additional Transaction		
[1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties			
Set Forth value	Market Value		
Rs. 50,000/-	Rs. 1,05,84,004/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(d))	Rs. 39/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

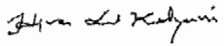
District: Uttar Dinajpur, P.S:- Raiganj, Municipality: RAIGANJ, Road: N S Road, Road Zone : (Siliguri More -- Asha Talkies More) , Mouza: Mohanbati, JI No: 151, Pin Code : 733134

Sch No.	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
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	Grand Total :				11.55Dec	50,000 /-	105,84,004 /-	

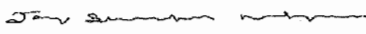
Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Uma Shankar Kalyani (Presentant) Son of Mr Hira Lal Kalyani Executed by: Self, Date of Execution: 12/11/2024 , Admitted by: Self, Date of Admission: 13/11/2024 ,Place : Office		 Captured	Uma Shankar Kalyan.
		13/11/2024	LTI 13/11/2024	13/11/2024
Village:- Bandar Barindra Para, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: IndiaDate of Birth:XX-XX-1XX7 , PAN No.:: AGxxxxxx8D, Aadhaar No: 80xxxxxxxx8376, Status :Individual, Executed by: Self, Date of Execution: 12/11/2024 , Admitted by: Self, Date of Admission: 13/11/2024 ,Place : Office				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr Hira Lal Kalyani Son of Late Kishori Chand Kalyani Executed by: Self, Date of Execution: 12/11/2024 , Admitted by: Self, Date of Admission: 13/11/2024 ,Place : Office		 Captured	
	13/11/2024	13/11/2024	13/11/2024	
Son of Late Kishori Chand Kalyani Village:- Bandar Barindra Para, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India Date of Birth:XX-XX-1XX0 , PAN No.: AIxxxxxx7F, Aadhaar No: 57xxxxxxxx3863, Status :Individual, Executed by: Self, Date of Execution: 12/11/2024 , Admitted by: Self, Date of Admission: 13/11/2024 ,Place : Office				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Jay Shankar Kalyani Son of Radhakrishna Kalyani Village:- Bandar Barindrapara, P.O:- Raiganj, P.S:-Raiganj, District:-Uttar Dinajpur, West Bengal, India, PIN:- 733134		 Captured	
	13/11/2024	13/11/2024	13/11/2024
Identifier Of Mr Uma Shankar Kalyani, Mr Hira Lal Kalyani			

Land Details as per Land Record

District: Uttar Dinajpur, P.S:- Raiganj, Municipality: RAIGANJ, Road: N S Road, Road Zone : (Siliguri More -- Asha Talkies More) , Mouza: Mohanbati, JI No: 151, Pin Code : 733134

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 782/872, LR Khatian No:- 10952	Owner:উমা শঙ্কর কল্যাণী , Gurdian:হীরা লাল কল্যাণী, Address:বিজ , Classification:দোকান, Area:0.11550000 Acre,	Mr Uma Shankar Kalyani

Endorsement For Deed Number : I - 180117922 / 2024

On 13-11-2024

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (d) of Indian Stamp Act 1899.

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

Presented for registration at 13:53 hrs on 13-11-2024, at the Office of the D.S.R. UTTAR DINAJPUR by Mr Uma Shankar Kalyani ,Executant.

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

Execution is admitted on 13/11/2024 by 1. Mr Uma Shankar Kalyani, Son of Mr Hira Lal Kalyani, P.O: Raiganj, Thana: Raiganj, , Uttar Dinajpur, WEST BENGAL, India, PIN - 733134, by caste Hindu, by Profession Service, 2. Mr Hira Lal Kalyani, Son of Late Kishori Chand Kalyani, P.O: Raiganj, Thana: Raiganj, , Uttar Dinajpur, WEST BENGAL, India, PIN - 733134, by caste Hindu, by Profession Business

Indetified by Mr Jay Shankar Kalyani, , Son of Radhakrishna Kalyani, P.O: Raiganj, Thana: Raiganj, , Uttar Dinajpur, WEST BENGAL, India, PIN - 733134, by caste Hindu, by profession Business

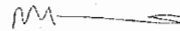
Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39.00/- (E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 39.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 917, Amount: Rs.50.00/-, Date of Purchase: 12/11/2024, Vendor name: S K Talukdar



Bibhuti Bhusan Mandal
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. UTTAR DINAJPUR
Uttar Dinajpur, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1801-2024, Page from 419077 to 419093
being No 180117922 for the year 2024.



M

Digitally signed by BIBHUTI BHUSAN MANDAL
Date: 2024.11.18 18:04:57 +05:30
Reason: Digital Signing of Deed.

(Bibhuti Bhusan Mandal) 18/11/2024
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. UTTAR DINAJPUR
West Bengal.