भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

ONE HUNDRED RUPEES

रु. 100

भारत INDIA

INDIA NON JUDICIAL

पश्चिमबङ्গ পশ্চিম বঙ্গ WEST BENGAL

Y 617274

28 AUG 2017

GENERAL POWER OF ATTORNEY FOR DEVELOPMENT

NOW KNOW ALL MEN BY THIS PRESENTS I PROBODH GHOSH @ PROBODH KUMAR GHOSH, son of Late Dhanapati Ghosh, by Nationality Indian, by faith Hindu, by Occupation Retired Person, resident of 6/1, Hem Chandra Mukherjee Road, Post Office Bansha, Police Station Thakurpukur now Haridevpur, Kolkata - 700008, District - 24 Parganas (South) hereinafter called and referred to as the PRINCIPAL/EXECUTANT.

SL NO. 164 DT. 10.08.17

VALUE OF STAMP 100/-

NAME Smt Tanusree Roy & others

ADDRESS 50/4/4 Hem Chandra Mukherjee Road Kol-700028

Benjir Pad

4010

Benjir Pad

4011

Tanusree Roy

4012

Babita Ghosh

4013

Mitali Das

4014

Smt Prosbadh Kr. Ghosh
By the Parat Sanjoy Ghosh

District Sub-Registrar-II Alipore South

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

Identified by me,
Sanjoy Ghosh
S/o Sri Prosbadh Ghosh
8/1, Hem Chandra Mukherjee Rd
P.O. Bansdroni P.S. Haridevpur
Kol-8

acts, deeds matters and things in respect of the property as described in the Schedule hereunder written.

1) To represent us before the authority of the Kolkata Municipal Corporation, B.L & L.R.O, CESC Ltd. and any other Government and Semi-Government offices, civic authority, courts and to sign all applications, petitions, plans, documents, affidavits, declarations etc. in respect of the said property.

2) To plan, design, work, manage, control and supervise the construction of the building at the aforesaid premises according to the building plan to be sanctioned by The Kolkata Municipal Corporation and for that matter bring, purchase and procure all sorts of building materials, electrical and sanitary fittings and fixtures and to engage L.B.S, designers, architects, engineers, artisans and masons and workmen for the said purpose.

3) To appear for and on my behalf before the appropriate authorities of The Kolkata Municipal Corporation, Kolkata Improvement Trust, Kolkata Metropolitan Development Authority, the CESC Ltd. and any other local or statutory authorities and all Govt./Semi Govt./Quasi Govt./Private Offices and Police Authorities and to sign on my behalf all necessary forms, applications, petitions and documents and apply for and obtain sanction, permit, license and all other necessary documents and papers, permanent and temporary supply of services from the above mentioned bodies/offices as may be required for completion of the building for making the building habitable.

4) To apply for and obtain temporary or permanent connection of water, electricity, drainage, sewerage and/or power to the said building required for the use and enjoyment of the building and also occupancy certificate or any other certificate and to sign all such applications/forms and documents as shall be required for the said purpose.

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

NOW KNOW ALL MEN BY THIS PRESENTS I PROBODH GHOSH @ PROBODH KUMAR GHOSH, being the owner of property of LOT A-4 measuring more or less 7 (Seven) Cottahs 1 (One) Chittaks 8 sq.ft together with 450 (Four Hundred Fifty) Sq.ft Tali shaded kancha structure standing thereon situated at Mouza - Muradpur, J.L. No. 13, R.S. No. 192, Touzi No. 74-77, 82, under R.S. Khatian No. 27, comprised in R.S Dag No. 519 and R.S Dag No. 508 & 509, District Sub-Registration Office at Alipore and Addl. District Sub-Registration Office at Behala, being Premises No. 46A, Hem Chandra Mukherjee Road, Assessee No. 411220200168, Ward No. 122, Borough No XIII, Kolkata Municipal Corporation (S. S. Unit), Post Office Barisha, Police Station – Thakurpukur now Haridevpur, Kolkata - 700008, District-South 24 Parganas out of owner's total property i.e. 12 (Twelve) Cottahs 8 (Eight) Sq.ft do hereby nominate, constitute and appoint (1) SMT. TANUSREE ROY wife of Sri Goutam Roy, by Nationality Indian, by faith - Hindu, by Occupation - Business, residing at 50/4/4, Hem Chandra Mukherjee Road, Post Office Barisha, Police Station - Haridevpur, Kolkata - 700008, District South 24 Parganas, (2) SMT. SABITA GHOSH wife of Sri Abhijit Ghosh, by Nationality Indian, by faith - Hindu, by Occupation - Business, residing at 6/1, Hem Chandra Mukherjee Road, Post Office Barisha, Police Station - Haridevpur, Kolkata – 700008, District : 24 Parganas (South), (3) SMT. MITALI DAS wife of Sri Goutam Das, by Nationality Indian, by faith - Hindu, by Occupation - Business, residing at 117R, Diamond Harbour Road, Post Office Barisha, Police Station - Thakurpukur, Kolkata – 700008, District : 24 Parganas (South) and (4) SRI BAPI PAL Son of Late Bijoy Krishna Paul, by Nationality Indian, by faith - Hindu, by Occupation - Business, resident of 7, Pally Mangal Colony, Post Office and Police Station - Thakurpukur, Kolkata - 700063, District South 24 Parganas all being the partners of the Construction firm "M/S. UNIQUE CONSTRUCTION", having its office at 50/4/4, Hem Chandra Mukherjee Road, Post Office Barisha, Police Station – Thakurpukur now Haridevpur, Kolkata - 700008, District South 24 Parganas, as my true and lawful attorney for me in my name and on my behalf to do execute and perform, inter alia, the following

District Sub-Register-II
Alipore, South 24 Parganas

24 AUG 2017

5) To institute, commence, prosecute, carry on or defend all suits and other actions and proceedings or be added as a party or be non-suited or withdraw the same concerning to my said property or concerning to special jurisdiction of the High Court under Article 226 of the Constitution of India, before Income Tax, Sales Tax authorities and to sign and verify all plaints, written statements, accounts, petitions, inventories to accept service of all summons, notices and other judicial process, to execute any judgment, decree or order and to appoint and engage any solicitor/Advocate and to sign and execute any Vakalatnama / Power or any other authority to act and plead.

6) To file and defend any or all suits, cases, appeals, complainants and applications, Revisions, Writ Petition, Motion/s of whatsoever manner or nature for and on my behalf that is to be instituted and/or preferred against us in respect of the said property or any portion thereof, which is morefully described in the Schedule written hereunder or any portion thereof and also to present and prosecute writ applications or petitions in respect thereof in any manner whatsoever relating to the said property as described in the Schedule hereunder written in any Court of Law. To appear, file and defend any case or cases whatsoever manner or nature before any Judicial Authority or Quasi Judicial Authority in respect of the below mentioned Schedule property.

7) To sign and verify all paints, written statements, petitions, objections, cross objections, claims, counter claims, application for execution, revisions, review new trial or stay of whatsoever manner or nature, Memorandum of Appeal and generally to do all other acts, deeds and things relating to the above matter/proceedings for and on my behalf as the said Attorney in its absolute discretion may think fit and proper in respect of the below mentioned Schedule property.

District Sub-Register-II
Alipore, South 24 Parganas

24 AUG 2017

8) To sign and receive all letters and articles and/or any other documents of whatsoever nature in respect of the said premises and/or property written in the Schedule herein below and to grant proper and effectual receipt or receipts there for.

9) To negotiate on terms and agree to and enter into any conclusive Agreement for sale and to sell my said property (except owner's allocation mentioned in the said Agreement for Development) as fully mentioned and described in the Schedule "C" above to any intending purchaser or purchasers.

10) To issue forms, brochures, designs, plans and booklets etc. and invite offer from intending Purchaser/s, applicant/s for sale of flat/s, or other spaces, if any, to any intending Purchaser or Purchasers.

11) To enter into an agreement or agreements with the intending purchaser or purchasers for the sale of flat/s and other spaces of the building within the Developer's Allocation as mentioned in the Schedule "D" of the said Agreement for Development dated 10/08/2017 which was duly registered on 16/08/2017 in the Office of the D.S.R-II, Alipore, District South 24 Parganas recorded in Book no. I, Volume No. 1602-2017, Pages 220123 to 220167, being No. 160207615 in the yeas 2017 pertaining to the construction of the said premises and to receive all earnest money and/or advance or advances and also the balance of purchase money on completion of such sale or sales in the said building from the intending purchaser or purchasers and give valid receipt and discharge for the same after handing over Owner's Allocation as per Schedule "C" above.

12) That the Developer shall have no right to deal with Owner's Allocation and or SCHEDULE "C" property any manner whatsoever and I being the executant of this General Power of Attorney authorized and entrust the Developer to deal with

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

the Developer's Allocation and or SCHEDULE "D" property in all respects.

13) To present any conveyance or conveyances for registration, to admit into execution and issue valid receipt on acceptance of consideration before the Registrar having authority for and to have the said conveyance registered and to do all acts, deeds and things which my said Attorney may consider as necessary for conveying the said property out of the Developers' allocation as mentioned in the SCHEDULE "D" in the said Agreement for Development or any portion thereof to the said purchaser or purchasers as fully and effectually in all respect as I could do the same by my selves.

14) To issue No Objection certificate to any intending purchaser/s for obtaining home loan from any bank, company/firm, Non Banking Financial Institution or person in respect of sale of the said property or any portion thereof without creating any financial liability to the owners for the same.

15) To sign, execute, admit, execution of and present for registration and register Sale Deed, Release Deed, Exchange Deed, Mortgage Deed and all Deed of Conveyance or Conveyances or Agreement on my behalf in respect of Sale of the Flats and other Spaces within the Developer's allocation as mentioned in the SCHEDULE "D" in the said Agreement for Development in favour of the intending purchaser/ purchasers before competent Registering Authority and have them registered according to law which I could do the same by my selves.

That the Developer shall have every right to put his signatures to executed deed of conveyance and to present the same for accomplishment of registration of the Developers' allocation and to receive and to enjoy entire consideration amount of the sale proceed of the said Developers' allocation in the said building.

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

AND GENERALLY to do all acts, deeds and things in connection with the aforesaid Developer's Allocation property or any part thereof and for better exercise of the Authorities herein shall be construed done by us under my own hand and seal, as the Acts, Deeds and things done by us personally.

AND Attorney will have no power to sale the Schedule below property on behalf of the owners. Attorney is entitled to sale only Developer's allocation only.

SCHEDULE OF THE PROPERTY AS REFERRED TO ABOVE

ALL THAT piece and parcel of land of **LOT A-4** measuring more or less **7 (Seven)** Cottahs **1 (One)** Chittaks **8** sq.ft together with **450 (Four Hundred Fifty)** Sq.ft Tali shaded kancha structure standing thereon situated at Mouza - Muradpur, J.L. No. 13, R.S. No. 192, Touzi No. 74-77, 82, under R.S. Khatian No. 27, comprised in R.S Dag No. 508 & 509, District Sub-Registration Office at Alipore and Addl. District Sub-Registration Office at Behala, being Premises No. **46A**, Hem Chandra Mukherjee Road, **Assessee No.** 411220200168, Ward No. **122**, Borough No. XIII, Kolkata Municipal Corporation (S. S. Unit), Post Office Barisha, Police Station – Thakurpukur now Haridevpur, Kolkata - 700008, District-South 24 Parganas out of owner's total property i.e. **12 (Twelve)** Cottahs **8 (Eight)** Sq.ft and the said property is butted and bounded as follows:-

ON THE NORTH : R.S Dag No. 532.

ON THE SOUTH : Land of Sankar Kumar Ghosh.

ON THE EAST : R.S Dag No. 532 and R.S Dag no. 533.

ON THE WEST : 8'ft wide common passage.

District Sub-Register-II
Alipore, South 24 Parganas

24 AUG 2017

IN WITNESSES WHEREOF I, PROBODH GHOSH @ PROBODH KUMAR GHOSH, have signed this General Power of Attorney on this the 24th day of August, 2017.

WITNESSES :-

1. Rikta Ghosh
D/O, Probodh Kumar Ghosh
6/1, Hem Chandra Mukherjee
Road. Kol-700008

2. Mana Sinha
W/O. Arun Sinha
9/15, Hem ch. Mu. Rd.
Kol-8

Probodh Kr. Ghosh
By the Power of Attorney Ghosh

EXECUTANT
(PRINCIPAL)

We accept this Power of Attorney

1. Tamasree Roy
2. Sabita Ghosh
3. Mitali Das
4. Bapi Pal

Signature of the
ATTORNEY

Drafted by me as per information and documents supplied to me:-

Advocate
(WB-1746/02)
Alipore Judges' Court, Kolkata-700 027.

Computer Print by :
D. Mukherjee
320, ML Gupta Road, Kolkata- 700008.

District Sub-Registrar-II, Alipore
South 24 Parganas

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

		Thumb	1st finger	Middle finger	Ring finger	Small finger
	Left Hand					
	Right Hand					

Name --- **PROBODH KUMAR GHOSH.**

Signature

		Thumb	1st finger	Middle finger	Ring finger	Small finger
	Left hand					
	Right Hand					

Name --- **TANUSREE ROY.**

Signature Tanusree Roy

		Thumb	1st finger	Middle finger	Ring finger	Small finger
	Left Hand					
	Right Hand					

Name --- **SABITA GHOSH.**

Signature Sabita Ghosh

District Sub-Register-II
Alipore, South 24 Parganas

24 AUG 2017

		Thumb	1st finger	Middle finger	Ring finger	Small finger
	Left Hand					
	Right Hand					

Name --- MITALI DAS.

Signature Mitali Das

		Thumb	1st finger	Middle finger	Ring finger	Small finger
	Left hand					
	Right Hand					

Name --- BAPI PAL.

Signature Bapi Pal

		Thumb	1st finger	Middle finger	Ring finger	Small finger
PHOTO	Left Hand					
	Right Hand					

Name --- .....

Signature .....

District Sub-Registrar-II
Alipore, South 24 Parganas

24 AUG 2017

ভারতের নির্বাচন কমিশন
ELECTION COMMISSION OF INDIA

HSV3678554

পরিচয় পত্র
IDENTITY CARD

নির্বাচকের নাম মিতালী দাস
Elector's Name Mitali Das

স্বামীর নাম গৌতম দাস
Husband's Name Gautam Das

লিঙ্গ স্ত্রী
Sex F

১.১.২০০৭ এ বয়স ২৯
Age as on 1.1.2007 29

Mitali Das

[illegible]

[illegible]

[illegible]

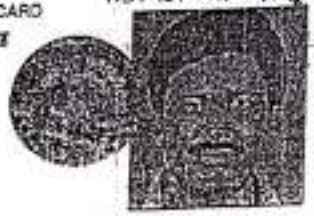
ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

WBF/18/113/750058

IDENTITY CARD

পরিচয় পত্র



Bapi Pal

Elector's Name নির্বাচকের নাম	Pal Bapi পাল বাপী
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Bijay বিজয়
Sex লিঙ্গ	M পু
Age as on 1.1.1995 ১.১.১৯৯৫ তারিখে বয়স	31 ৩১

Address

6 Pallimangal Colony Para,
Ward 125 Thakurpukur,S. 24 Pgs

ঠিকানা

৬ পল্লীমঙ্গল কলোনী পাড়া,
ওয়ার্ড ১২৫ ঠাকুরপুকুর,দঃ ২৪ পঃ

Facsimile Signature
Electoral Registration Officer
নির্বাচকনিবন্ধন আধিকারিক

For 113 -BEHALA WEST
Assembly Constituency
১১৩ -বেহালা পশ্চিম
বিধানসভা নির্বাচন ক্ষেত্র

Place Alipore
স্থান আলিপুর

Date 10.07.05
তারিখ ১০.০৭.২০০৫

ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

HLG2096949

নির্বাচকের নাম : সঞ্জয় ঘোষ

Elector's Name : Sanjay Ghosh

পিতার নাম : প্রবোধ কুমার ঘোষ

Father's Name : Prabodh Kumar Ghosh

লিঙ্গ/Sex : পু/ M

জন্ম তারিখ
Date of Birth : 15/12/1972

Sanjay Ghosh

HLG2096949

ঠিকানা
5/1, হেমচন্দ্র মুখার্জী রোড, কোলকাতা মিউনিসিপাল কর্পো, হরিদেবপুর, কোলকাতা- 700008

Address:
5/1, HEMCHANDRA MUKHERJEE ROAD, KOLKATA MUNICIPAL CORPORATION, HARIDEVPUR, KOLKATA- 700008

Date 05/12/2016

153-বেহালা পূর্ব বিধান সভার নির্বাচক নিবন্ধন আধিকারিকের স্বাক্ষরের অনুকৃতি
Facsimile Signature of the Electoral Registration Officer for
153-Behala Purba Constituency

In case of change of address [illegible] Card No. [illegible] in the [illegible] in the roll of [illegible] with [illegible]

South

ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

IDENTITY CARD

পরিচয় পত্র

WB / 18 / 112 / 549466

Elector's Name নির্বাচকের নাম	Ghosh Prabodh Kumar ঘোষ প্রবোধ কুমার
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Rabindranath রবীন্দ্রনাথ
Sex লিঙ্গ	M পুঃ
Age as on 1.1.1995 ১.১.১৯৯৫-এ বয়স	60 ৬০

LTI of Prabodh Kr. Ghosh
By the Father of Sanjay Ghosh

Address

6/1 Hemchandra Mukherjee Rd.
C.M.C-122-123,Behala,S.24-Pgs.

ঠিকানা

৬/১ হেমচন্দ্র মুখার্জী রোড,সি.এম.সি-১২২-১২৩,
বেহালা,২৪পরগনা।

Facsimile Signature
Electoral Registration Officer

নির্বাচকনিবন্ধন আধিকারিক

For 112 - BEHALA EAST
Assembly Constituency

১১২ -বেহালা পূর্ব
বিধানসভা নির্বাচন ক্ষেত্র

Place ALIPORE

স্থান

Date 18.08.95

তারিখ ১৮.০৮.৯৫

District South 24

ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

IDENTITY CARD

পরিচয় পত্র

WB / 18 / 112 / 549746

Elector's Name নির্বাচকের নাম	Roy Tanushri রায় তনুশ্রী
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Goutam গৌতম
Sex লিঙ্গ	F স্ত্রী
Age as on 1.1.1995 ১.১.১৯৯৫-তে বয়স	25 ২৫

Tanusree Roy

Tanusree Roy

South

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

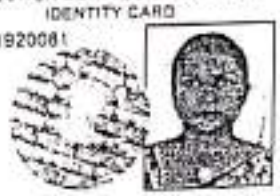
[illegible]

[illegible]

[illegible]

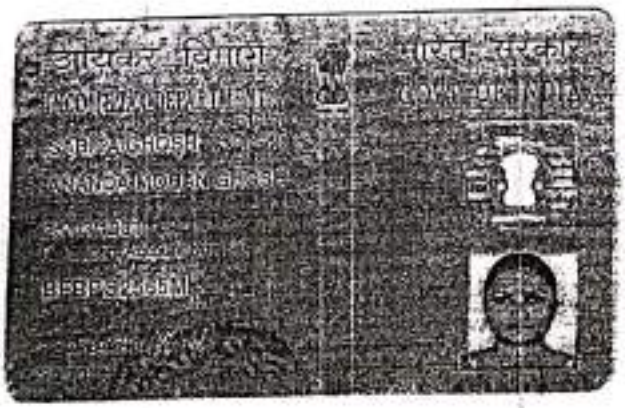
ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

TFE1920081



নির্বাচকের নাম	:	সবিতা ঘোষ
Elector's Name	:	Sabita Ghosh
স্বামীর নাম	:	অভিজিৎ ঘোষ
Husband's Name	:	Abhijit Ghosh
লিঙ্গ/Sex	:	স্ত্রী/F
জন্ম তারিখ Date of Birth	:	25/03/1981

Sabita Ghosh



TFE1020081

Dear

[illegible]

Address:
[illegible], HEMCHANDRA MUKHERJEE ROAD,
KOLKATA MUNICIPAL CORPORATION,
HARIDEVPUR, KOLKATA-700008

Date: [illegible]

[illegible]
Electronic Signature of the Electoral
Registration Officer for
153-Behala Purba Constituency

Dear Voter we regret Some rolls that we have a unit name on the voters roll are NIL and at otherwise roll has very

In case of change in address mention the Old Card No in the relevant Form for including your name in the roll at the changed address and to obtain the card with new address

Government of West Bengal
Directorate of Registration & Stamp Revenue

e-Assessment Slip

Query No / Year	1602-1000293260/2017	Office where deed will be registered	
Query Date	22/08/2017 11:36:52 AM	D S R -I I SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	N S TALUKDAR Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No : 9804251230, Status : Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
Rs. 2/-		Rs. 53,79,735/-	
Stamp Duty Paid		Registration Fee Paid	
Rs. 50/- (Article 48(g))		Rs. 39/- (Article E, M(b), H)	
Mode of Payment		Urban Area Amount of Stamp Duty to be Paid by Non Judicial Stamp	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year] - 160207615/2017 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

Distrct: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Hem Ch Mukherjee Road, , Premises No. 46A, Ward No: 122

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		7 Katha 1 Chatak 8 Sq Ft	1/-	52,67,854/-	Width of Approach Road : 8 Ft.,
	Grand Total :				11.6715Dec	1 /-	52,67,854 /-	

Structure Details :

Sl No	Structure Details	Area of Structure	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
S1	On Land L1	450 Sq Ft	1/-	1,11,881/-	Structure Type: Structure
	Gr. Floor, Area of floor : 450 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 10 Years, Roof Type: Tiles Shed, Extent of Completion: Complete				
	Total :	450 sq ft	1 /-	1,11,881 /-	

District Sub-Registrar-II, Alipore, South 24-Parganas

Parti Details :

	Name & Address	Status	Execution Admission Details :
1	Mr Probodh Ghosh, (Alias: Mr Probodh Kumar Ghosh) Son of Late Dhanapati Ghosh6/1, Hem Chandra Mukherjee Road, P.O.- Barisha, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AWBPG5974C, Status :Individual, Executed by: Self , To be Admitted by: Self	Individual	Executed by: Self , To be Admitted by: Self

Attorney Details :

Sl No	Name & Address	Status	Execution Admission Details :
1	M/S UNIQUE CONSTRUCTION 50/4/4, Hem Chandra Mukherjee Road, P.O.- BARISHA, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 , PAN No.:: AAEFU5229K, Status :Organization, Executed by: Representative	Organization	Executed by: Representative

Representative Details :

Sl No	Name & Address	Representative of
1	Mrs Tanusree Roy Wife of Mr Goutam Roy50/4/4, Hem Chandra Mukherjee Road, P.O.- Barisha, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AUVPR5611D	M/S UNIQUE CONSTRUCTION (as partners)
2	Mrs Sabita Ghosh Wife of Mr Avhijit Ghosh6/1, Hem Chandra Mukherjee Road, P.O.- Barisha, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BFRPG2565M	M/S. UNIQUE CONSTRUCTION (as partners)
3	Mrs Mitali Das Wife of Mr Goutam Das117R, Diamond Harbour Road, P.O.- Bansha, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AZNPD8276H	M/S UNIQUE CONSTRUCTION (as partners)
4	Mr Bapi Pal Son of Late Bijoy Krishna Paul7, Pally Mangal Colony, P.O.- Thakurpukur, P.S.- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700063 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ALUPP1065D	M/S UNIQUE CONSTRUCTION (as partners)

Identifier Details :

Name & Address
SANJAY GHOSH Son of Mr PROBODH KUMAR GHOSH 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O.- BARISHA, P.S.:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , Identifier Of Mr Probodh Ghosh, Mrs Tanusree Roy, Mrs Sabita Ghosh, Mrs Mitali Das, Mr Bapi Pal

N

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr Probodh Ghosh	M/S. UNIQUE CONSTRUCTION-11.6715 Dec

Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr Probodh Ghosh	M/S. UNIQUE CONSTRUCTION-450.00000000 Sq Ft

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days (i.e. upto 21/09/2017) for e-Payment. Assessed market value & Query is valid for 44 days (i.e. upto 05/10/2017) for registration.
3. Standard User charge of Rs. 240/-(Rupees Two hundred fourty) only includes all taxes per document upto 17 (seventeen) pages and Rs 7/- (Rupees seven) only for each additional page will be applicable.
4. e-Payment of Stamp Duty and Registration Fees can be made if Stamp Duty or Registration Fees payable is more than Rs. 5000/-.
5. e-Payment is compulsory if Stamp Duty payable is more than Rs.10,000/- or Registration Fees payable is more than 5,000/- or both w.e.f 2nd May 2017.
6. Web-based e-Assessment report is provisional one and subjected to final verification by the concerned Registering Officer.
7. Quoting of PAN of Seller and Buyer is a must when the market value of the property exceeds Rs. 10 lac (Income Tax Act, 1961). If the party concerned does not have a PAN, he/she has to submit a declaration in form no. 60 together with all particulars as required
8. Rs 50/- (Rupees fifty) only will be charged from the Applicant for issuing of this e-Assessment Slip if the property under transaction situates in Municipality/Municipal Corporation/Notified Area.
9. Mutation fees are also collected if stamp duty and registration fees are paid electronically i.e. through GRIPS. If those are not paid through GRIPS then mutation fee are required to be paid at the concerned BLLRO office.

Registrar-II, Alipore
District South 24 Pgs

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Major Information of the Deed

[illegible]	I-1602-08040/2017	Date of Registration	28/08/2017
[illegible]	1602-1000293260/2017	Office where deed is registered	
[illegible]	22/08/2017 11:36:52 AM	D S R - II SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	N S TALUKDAR Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9804251230, Status :Advocate		
[illegible]		Additional Area Schedule	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth Value		Market Value	
Rs. 2/-		Rs. 53,79,735/-	
Stamp Duty		Registration Fee Paid	
Rs. 100/- (Article 48(g))		Rs. 39/- (Article E, M(b), H)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year] - 160207615/2017 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S.- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Hem Ch Mukherjee Road, Premises No: 46A, Ward No: 122

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu		7 Katha 1 Chatak 8 Sq Ft	1/-	52,67,654/-	Width of Approach Road: 8 Ft.,
	Grand Total :				11.5715Dec	1 /-	52,67,654 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market Value (In Rs.)	Other Details
S1	On Land L1	450 Sq Ft.	1/-	1,11,881/-	Structure Type: Structure
	Gr. Floor, Area of floor : 450 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 10 Years, Roof Type: Tiles Shed, Extent of Completion: Complete				
	Total :	450 sq ft	1 /-	1,11,881 /-	

Principal Details :

Sr No	Name, Address, Photo, Finger print and Signature
1	**Mr Probodh Ghosh, (Alias: Mr Probodh Kumar Ghosh)** Son of Late Dhanapat Ghosh 6/1, Hem Chandra Mukherjee Road, P.O:- Barisha, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: AWBPG5974C, Status :Individual, Executed by: Self, Date of Execution: 24/08/2017 , Admitted by: Self, Date of Admission: 24/08/2017, Place: Pvt. Residence, Executed by: Self, Date of Execution: 24/08/2017 , Admitted by: Self, Date of Admission: 24/08/2017, Place: Pvt. Residence

	M/S. UNIQUE CONSTRUCTION 50/4/4, Hem Chandra Mukherjee Road, P.O - BARISHA, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700008 , PAN No.:: AAEFU5229K, Status :Organization, Executed by: Representative

Representative Details :

Sl. No.	Name,Address,Photo,Fingerprint and Signature
1	**Mrs Tanusree Roy** Wife of Mr. Goutam Roy 50/4/4, Hem Chandra Mukherjee Road, P.O - Barisha, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700008, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AUVPR5611D Status : Representative, Representative of : M/S. UNIQUE CONSTRUCTION (as partners)
2	**Mrs Sabita Ghosh** Wife of Mr. Avhijit Ghosh 6/1, Hem Chandra Mukherjee Road, P.O - Barisha, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700008, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BFRPG2565M Status : Representative, Representative of : M/S UNIQUE CONSTRUCTION (as partners)
3	**Mrs Mitali Das** Wife of Mr. Goutam Das 117R, Diamond Harbour Road, P.O - Barisha, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700008, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AZNPD8276H Status : Representative, Representative of : M/S. UNIQUE CONSTRUCTION (as partners)
4	**Mr Bapi Pal (Presentant)** Son of Late Bijoy Krishna Paul 7, Pally Mangal Colony, P.O - Thakurpukur, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700063, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ALUPP1065D Status : Representative, Representative of : M/S. UNIQUE CONSTRUCTION (as partners)

Identifier Details :

Name & address	
SANJAY GHOSH Son of Mr. PROBODH KUMAR GHOSH 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O - HARIDEVPUR, P.S - Thakurpukur, District -South 24-Parganas, West Bengal, India, PIN - 700008, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , Identifier Of Mr Probodh Ghosh, Mrs Tanusree Roy, Mrs Sabita Ghosh, Mrs Mitali Das, Mr Bapi Pal	

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr Probodh Ghosh	M/S. UNIQUE CONSTRUCTION-11.6715 Dec

Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr Probodh Ghosh	M/S. UNIQUE CONSTRUCTION-[illegible]000000 Sq Ft

Endorsement For Deed Number : I - 160208040 / 2017

On 22-08-2017

Certificate of Market Value(WB PUV rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 53,79,735/-

Rina Chaudhury
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

On 24-08-2017

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

Presented for registration at 20:20 hrs on 24-08-2017, at the Private residence by Mr Bapi Pal ,.

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

Execution is admitted on 24/08/2017 by Mr Probodh Ghosh, Alias Mr Probodh Kumar Ghosh, Son of Late Dhanapati Ghosh, 6/1, Hem Chandra Mukherjee Road, P.O: Barisha, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by Profession Retired Person

Indetified by SANJAY GHOSH, , , Son of Mr PROBODH KUMAR GHOSH, 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by profession Service

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

Execution is admitted on 24-08-2017 by Mrs Tanusree Roy, partners, M/S. UNIQUE CONSTRUCTION, 50/4/4, Hem Chandra Mukherjee Road, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

Indetified by SANJAY GHOSH, , , Son of Mr PROBODH KUMAR GHOSH, 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by profession Service

Execution is admitted on 24-08-2017 by Mrs Sabita Ghosh, partners, M/S. UNIQUE CONSTRUCTION, 50/4/4, Hem Chandra Mukherjee Road, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

Indetified by SANJAY GHOSH, , , Son of Mr PROBODH KUMAR GHOSH, 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by profession Service

Execution is admitted on 24-08-2017 by Mrs Mitali Das, partners, M/S. UNIQUE CONSTRUCTION, 50/4/4, Hem Chandra Mukherjee Road, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

Indetified by SANJAY GHOSH, , , Son of Mr PROBODH KUMAR GHOSH, 6/1 HEM CHANDRA MUKHERJEE ROAD, P.O: HARIDEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, by profession Service

Execution is admitted on 24-08-2017 by Mr Bapi Pal , partners, M/S. UNIQUE CONSTRUCTION, 50/4/4, Hem Chandra Mukherjee Road, P.O:- BARISHA, P.S:- Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN - 700008

/ SANJAY GHOSH, , , Son of Mr PROBODH KUMAR GHOSH, 6/1 HEM CHANDRA MUKHERJEE ROAD, DEVPUR, Thana: Thakurpukur, , South 24-Parganas, WEST BENGAL, India, PIN - 700008, by caste Hindu, ssion Service

Rina Chaudhury
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

On 26/08/2017

Certificate of Admissibility(Rule 43,WB 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.

Payment of Fees:

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

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp
1. Stamp: Type: Impressed, Serial no 164, Amount: Rs.100/-, Date of Purchase: 10/08/2017, Vendor name: H Mukherjee

Rina Chaudhury
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. -I I SOUTH 24-PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2017, Page from 232930 to 232953

being No 160208040 for the year 2017.

Seal of the District Sub-Registrar II, South 24 Parganas, South 24 Parganas

Digitally signed by RINA CHAUDHURY
Date: 2017.08.31 14:51:39 +05:30
Reason: Digital Signing of Deed.

(Rina Chaudhury) 31/08/2017 14:51:39

DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)