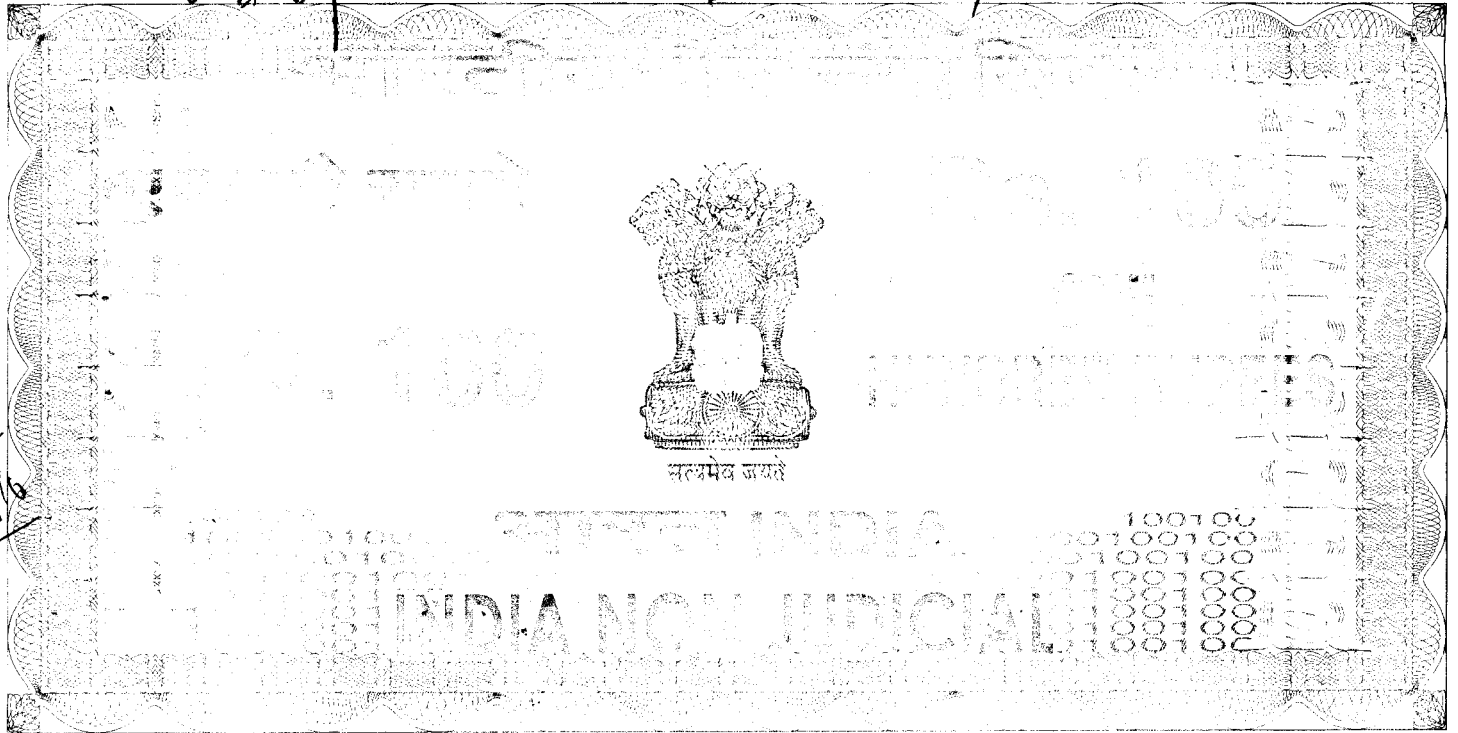


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I- 4923/14

Dm
28/7/16

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

returned that the document is admitted
to registration. the signature sheets and 47218
the endorsement sheets attached with
the document are part of this document

AN 1604
1
273838/16

SPECIFIC POWER OF ATTORNEY

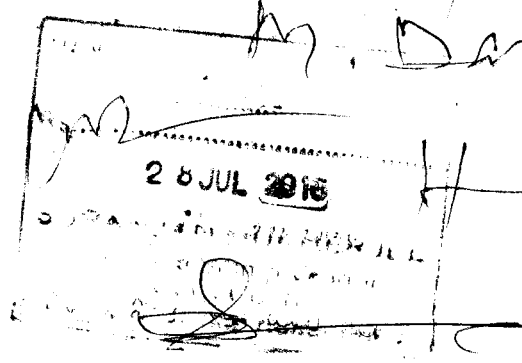
District Sub-Registrar-Lv
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas

28 JUL 2016

TO ALL TO WHOM THESE PRESENTS SHALL COME We, (1) **SMT. DIPTI DUTTA (PAN NO. ADYPD 8607R)**, Wife of Mr. Sidharth Narayan Dutta, by religion – Hindu, by occupation – Retired, by Citizen – Indian, residing at FD -7, Flat No. – 3, Sector -III, Salt Lake City, P.O. Bidhannagar IB Market., Police Station – Bidhannagar (South), Kolkata – 700 106, (2) **SMT. ANURUPA ACHARYYA (PAN NO. AJVPA 5328 D)**, Wife of Late Anupam Acharjya, by occupation – Household duties, **2A) SRI. ANIRBAN ACHARYA (PAN NO. AJVPA 5366 M)**, Son of Late Anupam Acharyya, by occupation – Business, both residing at Village – Khasmallick, Post Office – Dakshin Gabindapur, Police Station – Baruipur, Kolkata – 700 145, District – 24 Paraganas (South), both by faith – Hindu, both by Citizen – Indian (the “**Owners**” of the Schedule Property), **SEND GREETINGS.**

61732

Praman Singh
VET 2569
Praman Singh

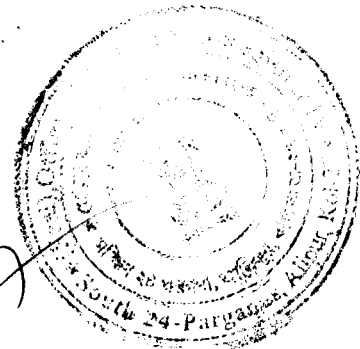


VET 2567
Dhulla

28 JUL 2016
28 JUL 2016

(DIPTI DUTTA)

VET 2568
Anurupa Acharya.



VET 2567
Anurban Acharya.

District Sub-Registrar
Registrar U/S 7(2) of
Registration Act 1908
Alipore, South 24 Parganas
28 JUL 2016

Identified by me
Pran Chandra
Advocate, Calcutta High Court

WHEREAS we are the Owners of are jointly seized and possessed of sufficiently entitled to **ALL THAT** piece and parcels of land measuring 25 (Twenty five) Cotthahs 3(Three) Chittacks and 8(eight) sq.ft. more or less out of which 5 (five) Cotthahs 3(Three) Chittacks and 8(eight) sq.ft. more or less land is belonged to -Owner No.1 Dipti Dutta and **ALL THAT** piece and parcels of land measuring about 20 (Twenty) Cottahs more or less is belonged to Owner No, 2 and 2A SMT. ANURUPA ACHARYYA and SRI ANIRBAN ACHARYA together with all easements rights, title, interest in recorded R.S. and L.R. Dag No. 223, under L.R. Khatian No.1250 (Owner No.1 Dipti Dutta) and under L.R. Kri Khatian No. 107/2, 99/1, 99/3, 99/2, 317/2,(Owner No.2 and 2A SMT. ANURUPA ACHARYYA and SRI ANIRBAN ACHARYA) of Mouza – Khasmallick, J.L. No. 35, under Hariharpur Gram Panchayat, Police Station – Baruipur, District – South 24 Paraganas and have been possessing and enjoying the said property free from all encumbrances by paying tax to the Competent Authority and in the office of the Settlement records of right in their own name. morefully described in the Schedule hereunder and hereinafter referred to as the **“SAID PROPERTY”**.

By an Agreement dated 15th JULY, 2016(hereinafter referred to as 'The **DEVELOPMENT AGREEMENT**') made between Ourselves as the Owners **AND M/s I-RED PROJECTS LIMITED**, a company within the meaning of the Companies Act, 1956 and having its registered office at 6, Puran Chand Nahar Avenue, Post Office- Dharmatala, Police Station- Taltala, Kolkata- 700013, as the Developer, certain terms and conditions have been agreed

between the Owners and the said Developer with regard to Development of the said Property. The said Development Agreement was registered in the Office of the District Sub Registrar at IV, Alipore and recorded in Book No. I, being No. 4622 for the year 2016.

By virtue and in terms of the said Development Agreement and to effectuate and implement the same also in view of having agreed therein to execute Power of Attorney in favour of said Developer, We are executing this Power of Attorney for the purposes hereinafter contained.

NOW KNOW BY THESE PRESENTS WITHNESSETH that, We, the above named Owners do hereby nominate, constitute and appoint **MR. BIKRAM KUMAR SARAF (PAN AVRPS6829B)**, Son of Binode Kumar Saraf, by faith- Hindu, by occupation- Business, residing at 1, Jubilee Park, Flat No. 3N, Block-3, Police Station -Jadavpur, Post Office- Tollygunge, Kolkata 700033, West Bengal , **being the director of M/s I-RED PROJECTS LIMITED**, a company within the meaning of the Companies Act, 1956 and having its registered office at 6, Puran Chand Nahar Avenue, Post Office- Dharmatala, Police Station- Taltala, Kolkata- 700013, , as our true and lawful attorney in our name and on our behalf to do and as our constituted attorney and execute all or any of the acts, deeds and things for us and in our name and on our behalf as follows:

1. To look after and manage the affairs of said Property on our behalf for the purpose of construction of the building as per the Development Agreement.
2. To appear before the Panchayat Authority, Zila Parishad, Municipality in connection with our said Property and to file such papers and documents as may be necessary and to prepare, sign, execute and submit any Building Plan and/ or revised building plan on my behalf

and to deposit the entire charges, costs, for the purpose of taking sanction building plan, Revised or Supplementary building plan and to take and to collect the same and to sign such paper, notices, demand letters and other prescribed forms as may be required to defend or enforce any right and to pay and deposit and withdraw all money payable or receivable from the Panchayat Authority, Zila Parishad, Municipal Authority and to file appeals and other review or revision petitions against any decision of the Panchayat Authority, Zila Parishad, Municipal Authority regarding all affairs in relation to the construction of the building as per the Development Agreement.

3. To represent us and appear in all the Courts, Civil, Criminal whether Original or Appellate and before the necessary authorities like Panchayat Authority, Zila Parishad, Municipality, Improvement Trust, Fire Brigade, Police, Competent Authority of Urban Land Ceiling and Regulation Act, 1976, Block Land and Land Reforms authority, District Land and Land Reforms authority, Registration Office, and in Office or Offices either Central Government or State Government, District Magistrate Office, Sub-Divisional Office, District Board, and to any other Office or Offices in connection with construction of the building as per the Development Agreement.

4. To sign, execute and to do all acts deeds and things in respect of mutation affairs with the office of the Panchayat Authority, Zila Parishad, and Municipality (in the event the property will be included within the per view of Municipality) as per the Development Agreement.

5. To do all acts, deeds and things and to sign all papers and documents with regard to mutation, conversation or any other proceedings with Block Land and Land Reforms Office, District Land and Land Reforms Office or any other competent Authority or Authorities as per the Development Agreement.
6. To collect completion/occupancy certificate from Panchayat Authority, Zila Parishad, Municipal Authority or from any competent Authority and to sign and execute all papers and documents in this regard.
7. To appoint any engineer/engineers or any competent person for soil test and to sign and execute all papers and documents in this regard.
8. To enter into an agreement for Sale of the proposed flats, garages/Units and construction in Schedule mentioned property together with proportionate undivided share of land of Schedule Property in respect of Developer's share and to accept the consideration money either in part or in full from the prospective purchasers as per the Development Agreement.
9. To give possession of respective flats, garages and units to the prospective Purchasers after completion of building on the Schedule mentioned property in respect of Developer's share (as specified in the Development Agreement).

10. To execute and register proper instrument of transfer of the proposed flats, garages and units in respect of Developer's share in favour of the prospective Purchasers, accepting the entire consideration therefore and also to sale the proportionate share of land underneath of Schedule mentioned property including the right of path and passages, common area, roof etc as per land in favour of the Purchasers on duly stamped conveyance and shall present the same before any registering authority and to admit execution and registration and after accepting the consideration money shall deliver possession of the same to the intending purchasers and to do all acts which will be required for completion of sale in respect of Developer's share under the provisions of Transfer of Property Act as well as Indian Registration Act or Acts for the time being in force.

11. To give consent for mutation of names to the proposed Purchasers and to give consent in any matters which may be required to the Purchasers and to apply for taking sewerage connection from the Panchayat Authority, Zila Parishad, Municipality (in the event the property will be included within the per view of Municipality), Electric Connection, Water Connection and all connections by observing all formalities on my behalf.

12. To sign, execute any amalgamation Deed in respect of the Schedule mentioned property with any other property, Deed of Declaration and to do all acts, deeds and things for completion of the registration for the said deed, if any.

13. To sign, execute, modify or cancel and/or register all agreements, sale deeds, any rectification Deed or Deeds, Deed of Declaration, Amalgamation Deed or any other documents for sale of properties or any portions thereof and for registration of such documents and to appear and represent before the concerned Registrar/Registration Office/Authorities having jurisdiction and to present for registration and to admit execution and/or otherwise complete the registration of all documents and deeds by my said attorney by virtue of this power hereby conferred as we could do that if present personally before the Registering Authority.

AND we hereby agree and undertake to ratify and confirm all and whatsoever our said Attorney, under the power in that behalf hereinbefore contained, shall lawfully, do execute or perform in exercise of the power, authorities and liberties hereby conferred upon, under and by virtue of this power.

THE FIRST SCHEDULE ABOVE REFERRED TO
(PROPERTY OWNED BY LAND OWNER NO.1 DIPTI DUTTA)

ALL THAT piece and Parcel of Bastu Land measuring 5 (Five) Cottahs 3 (Three) Chittacks 8(Eight) Sq.ft. be the same a little more or less with 100 Sq.ft. structure standing thereon comprising with Mouza Khas Mallick, Pargana Madanmolla, Touzi No. 250, R.S. No.190, J.L. No. 35, in R.S. Khatian No. 656/1, corresponding to L.R. Khatian No. 1250, R.S. and L.R. Dag No.223, Post Office- Dakshin Gobindapur, Police Station – Baruipur, Kolkata- 700145, District South 24 Parganas, Sub-Registrar of Baruipur, within the limit of Hariharpur Gram Panchayat , together with easement rights and quasi easement rights of adjoining common passage.

BOUNDARIES:

ON THE NORTH	:	Land and Building of Anirban Acharya and Anurupa Acharyya.
ON THE SOUTH	:	Open Land of Gautam Bagchi
ON THE EAST	:	24 Ft. Road.
ON THE WEST	:	Land and Building of Mantu Mondal

THE SECOND SCHEDULE ABOVE REFERRED TO
(PROPERTY OWNED BY LANDOWNER NO. 2 AND 2A
ANURUPA ACHARYYA AND ANIRBAN ACHARYA)

ALL THAT piece and parcels of land measuring 20 (Twenty) Cottahs or more or less with 300 Sq.ft. structure standing thereon together with all easements rights, title, interest in recorded R.S. and L.R. Dag No. 223, under L.R. Kri Khatian No. 99/1, 99/3, 99/2, 107/2, 317/2, of Mouza – Khasmallick, J.L. No. 35, under Hariharpur Gram Panchayat, Post Office- Dakshin Gobindapur, Police Station – Baruipur, Kolkata- 700145, District – South 24 Paraganas. together with easement rights and quasi easement rights of adjoining common passage.

BOUNDARIES:

ON THE NORTH	:	Appaswami Associates, 24 ft. Road.
ON THE SOUTH	:	Open Land of Dipti Dutta, 24 ft. Road
ON THE EAST	:	Pond of Niva Das and Suken Das
ON THE WEST	:	Land and Building of Mantu Mondal, Land and Building of Appaswami Associates.

IN WITNESSES WHEREOF We, the abovenamed Owners put our signatures on the ~~28th~~ day of JULY, Two Thousand and Sixteen .

WITNESSES

1. *Bitan Chaudhuri*
Advocate, Calcutta High Court

Dipti Dutta
(DIPTI DUTTA)

2. *Sanjivan Chaudhuri*

Anurupa Acharya.
Anirban Acharya

SIGNATURE OF THE EXECUTANTS

2.

I-RED PROJECTS LIMITED
Bikram Singh
Director

SIGNATURE OF THE CONSTITUTED ATTORNEY

Drafted by me

Bitan Chaudhuri

BITAN CHAUDHURI
Advocate

Calcutta High Court

Registration no. WB/310/1989

SPECIMEN FORM FOR TEN FINGERPRINTS



Dhuma
(DIPTI DUTTA)

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



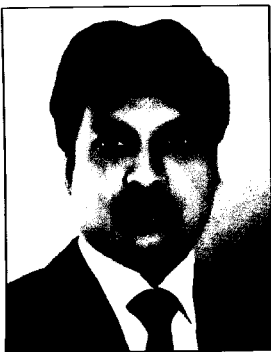
Anurupa Acharya.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Anirban Acharya.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Khan Sahib

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Government of West Bengal

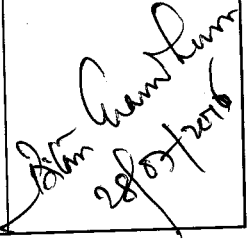
Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS, District Name :South 24-Parganas

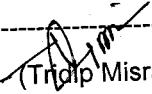
Signature / LTI Sheet of Query No/Year 16041000273838/2016

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mrs DIPTI DUTTA FD 7, FLAT NO. 3, SECTOR III, SALT LAKE CITY, P.O:- BIDHANNAGAR IB MARKET, P.S:- South Bidhannagar, Bidhannagar, District:- North 24-Parganas, West Bengal, India, PIN - 700106	Principal			 28/07/2016
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Mrs ANURUPA ACHARYYA VILLAGE KHAMALLICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145	Principal			 28/07/2016

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Mr ANIRBAN ACHARYYA VILLAGE KHAMMALICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145	Principal			Anirban Acharya- 28/07/2016
4	Mr BIKRAM KUMAR SARAF 1, JUBILEE PARK, FLAT NO. 3N, BLOCK 3, P.O:- TOLLYGUNGE, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Representative of Attorney [RED Projects LTD.]			Bikram Kumar Saraf 28/7/16
SI No.	Name and Address of identifier	Identifier of			Signature with date
1	Mr Bitan Chaudhuri Son of Late Bijay Chaudhuri High Court Calcutta, P.O:- G P O, P.S:- Hare Street, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700001	Mrs DIPTI DUTTA, Mrs ANURUPA ACHARYYA, Mr ANIRBAN ACHARYYA, Mr BIKRAM KUMAR SARAF			 28/07/2016


 (Tropic Misra)
 DISTRICT SUB-
 REGISTRAR
 OFFICE OF THE D.S.R. -
 IV SOUTH 24-PARGANAS
 South 24-Parganas, West
 Bengal



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

Query No / Year	16041000273838/2016	Query Date	18/07/2016 6:05:48 PM
Office where deed will be registered	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas		
Applicant Name	Bitan Chaudhuri		
Address	High Court Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001		
Applicant Status	Advocate		
Other Details	Mobile No. : 9051483366		
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Additional Transaction Details	[4308] Other than Immovable Property, Agreement [No of Agreement : 2], [4311] Other than Immovable Property, Receipt [Rs : 0/-]		
Set Forth value	Rs. 2/-	Total Market Value:	Rs. 1,53,92,068/-
Stampduty Payable	Rs. 71/-	Stampduty Article:-	48(g)
Registration Fee Payable	Rs. 53/-	Registration Fee Article:-	E, E, M(b), H
Expected date of the Presentation of Deed			
Amount of Stamp Duty to be Paid by Non Judicial Stamp			Rs. 50/-
Mutation Fee Payable	DLRS server does not return any information		
Remarks			

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Baruipur, Gram Panchayat: HARIHARPUR, Mouza: Khash Mallikpur	RS Plot No:- 223 , RS Khatian No:- 656/1	5 Katha 3 Chatak 8 Sq Ft	1/-	31,75,468/-	Proposed Use: Bastu, ROR: Bastu, Width of Approach Road: 24 Ft., Adjacent to Metal Road,
L2	District: South 24-Parganas, P.S:- Baruipur, Gram Panchayat: HARIHARPUR, Mouza: Khash Mallikpur	RS Plot No:- 223 , RS Khatian No:- 99/1	20 Katha	1/-	1,22,16,600/-	Proposed Use: Bastu, ROR: Bastu, Width of Approach Road: 24 Ft., Adjacent to Metal Road,
Total			41.57770836 Dec	2/-	1,53,92,068/-	
Principal Details						
Sl No.	Name & Address	Status	Execution And Admission Details	Other Details		
1	Mrs DIPTI DUTTA Wife of Mr SIDHARTH NARAYAN DUTTA FD 7, FLAT NO. 3, SECTOR III, SALT LAKE CITY, P.O:- BIDHANNAGAR IB MARKET, P.S:- South Bidhannagar, Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700106	Individual	Executed by: Self, To be Admitted by: Self,	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. ADYPD8607R,		
2	Mrs ANURUPA ACHARYYA Wife of Late ANUPAM ACHARYYA VILLAGE KHAMMALICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145	Individual	Executed by: Self, To be Admitted by: Self,	Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AJVPA5328D,		
3	Mr ANIRBAN ACHARYYA Son of Late ANUPAM ACHARYYA VILLAGE KHAMMALICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145	Individual	Executed by: Self, To be Admitted by: Self,	Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AJVPA5366M,		

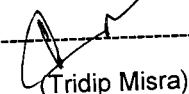
Attorney Details				
Sl No.	Name & Address (Organization)	Status	Execution And Admission Details	Other Details
1	I RED Projects LTD. 6, PURAN CHAND NAHAR AVENUE, P.O:- DHARMATALA, P.S:- Taltola, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700013	Organization	Executed by: Representative,	PAN No. AABC19260J,
Representative Details				
SL No.	Representative Name & Address	Other Details	Execution And Admission Details	Representative of
1	Mr BIKRAM KUMAR SARAF 1, JUBILEE PARK, FLAT NO. 3N, BLOCK 3, P.O:- TOLLYGUNGE, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700033	Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AVRPS6829B		I RED Projects LTD.
Identifier Details				
Identifier Name & Address		Other Details	Identifier of	
Mr Bitan Chaudhuri Son of Late Bijay Chaudhuri High Court Calcutta, P.O:- G P O, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001		Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India,	Mrs DIPTI DUTTA, Mrs ANURUPA ACHARYYA, Mr ANIRBAN ACHARYYA, Mr BIKRAM KUMAR SARAF	
Transfer of Property from Principal To Attorney				
Sch No.	Principal Name	Attorney Name	Transferred Area	Transferred Area in(%)
L1	Mrs DIPTI DUTTA	I RED Projects LTD.	2.85924 Dec	33.3333
L1	Mrs ANURUPA ACHARYYA	I RED Projects LTD.	2.85924 Dec	33.3333
L1	Mr ANIRBAN ACHARYYA	I RED Projects LTD.	2.85924 Dec	33.3333

Transfer of Property from Principal To Attorney				
Sch No.	Principal Name	Attorney Name	Transferred Area	Transferred Area in(%)
L2	Mrs DIPTI DUTTA	I RED Projects LTD.	11 Dec	33.3333
L2	Mrs ANURUPA ACHARYYA	I RED Projects LTD.	11 Dec	33.3333
L2	Mr ANIRBAN ACHARYYA	I RED Projects LTD.	11 Dec	33.3333

For Information only

Note:

1. If the given information are found incorrect, then the assessment made stands invalid.
2. Query is valid for 30 days for e-Payment. Assessed market value & Query is valid for 44 days i.e. upto 31/08/2016 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.1,00,000/- or Registration Fees payable is more than 5,000/- or both.
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.


(Tridip Misra)

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

Query No:-16041000273838/2016, 19/07/2016 01:55:15 PM SOUTH 24-PARGANAS (D.S.R. - IV)

Seller, Buyer and Property Details

A. Principal & Attorney Details

Presentant Details	
SL No.	Name and Address of Presentant
1	Mr BIKRAM KUMAR SARAF 1, JUBILEE PARK, FLAT NO. 3N, BLOCK 3, P.O:- TOLLYGUNGE, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700033

Principal Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	Mrs DIPTI DUTTA Wife of Mr SIDHARTH NARAYAN DUTTA FD 7, FLAT NO. 3, SECTOR III, SALT LAKE CITY, P.O:- BIDHANNAGAR IB MARKET, P.S:- South Bidhannagar, Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700106 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. ADYPD8607R,; Status : Individual; Date of Execution : 28/07/2016; Date of Admission : 28/07/2016; Place of Admission of Execution : Pvt. Residence
2	Mrs ANURUPA ACHARYYA Wife of Late ANUPAM ACHARYYA VILLAGE KHAMMALICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AJVPA5328D,; Status : Individual; Date of Execution : 28/07/2016; Date of Admission : 28/07/2016; Place of Admission of Execution : Pvt. Residence
3	Mr ANIRBAN ACHARYYA Son of Late ANUPAM ACHARYYA VILLAGE KHAMMALICK, P.O:- DAKSHIN GOBINDAPUR, P.S:- Baruipur, District:-South 24-Parganas, West Bengal, India, PIN - 700145 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AJVPA5366M,; Status : Individual; Date of Execution : 28/07/2016; Date of Admission : 28/07/2016; Place of Admission of Execution : Pvt. Residence

Attorney Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	I RED Projects LTD. 6, PURAN CHAND NAHAR AVENUE, P.O:- DHARMATALA, P.S:- Taltola, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700013 PAN No. AABC19260J,; Status : Organization; Represented by representative as given below:-
1(1)	Mr BIKRAM KUMAR SARAF 1, JUBILEE PARK, FLAT NO. 3N, BLOCK 3, P.O:- TOLLYGUNGE, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN - 700033 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AVRPS6829B,; Status : Representative; Date of Execution : 28/07/2016; Date of Admission : 28/07/2016; Place of Admission of Execution : Pvt. Residence

B. Identifire Details

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr Bitan Chaudhuri Son of Late Bijay Chaudhuri High Court Calcutta, P.O:- G P O, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001 Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India,	Mrs DIPTI DUTTA, Mrs ANURUPA ACHARYYA, Mr ANIRBAN ACHARYYA, Mr BIKRAM KUMAR SARAF	

C. Transacted Property Details

Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Baruipur, Gram Panchayat: HARIHARPUR, Mouza: Khash Mallikpur	RS Plot No:- 223 , RS Khatian No:- 656/1	5 Katha 3 Chatak 8 Sq Ft	1/-	31,75,468/-	Proposed Use: Bastu, ROR: Bastu, Width of Approach Road: 24 Ft., Adjacent to Metal Road,

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Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L2	District: South 24-Parganas, P.S:- Baruipur, Gram Panchayat: HARIHARPUR, Mouza: Khash Mallikpur	RS Plot No:- 223 , RS Khatian No:- 99/1	20 Katha	1/-	1,22,16,600/-	Proposed Use: Bastu, ROR: Bastu, Width of Approach Road: 24 Ft., Adjacent to Metal Road,

Transfer of Property from Principal to Attorney				
Sch No.	Name of the Principal	Name of the Attorney	Transferred Area	Transferred Area in(%)
L1	Mrs DIPTI DUTTA	I RED Projects LTD.	2.85924	33.3333
	Mrs ANURUPA ACHARYYA	I RED Projects LTD.	2.85924	33.3333
	Mr ANIRBAN ACHARYYA	I RED Projects LTD.	2.85924	33.3333
L2	Mrs DIPTI DUTTA	I RED Projects LTD.	11	33.3333
	Mrs ANURUPA ACHARYYA	I RED Projects LTD.	11	33.3333
	Mr ANIRBAN ACHARYYA	I RED Projects LTD.	11	33.3333

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Bitan Chaudhuri
Address	High Court Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001
Applicant's Status	Advocate

Office of the D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas

Endorsement For Deed Number : I - 160404923 / 2016

Query No/Year	16041000273838/2016	Serial no/Year	1604005157 / 2016
Deed No/Year	I - 160404923 / 2016		
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Name of Presentant	Mr BIKRAM KUMAR SARAF	Presented At	Private Residence
Date of Execution	28-07-2016	Date of Presentation	28-07-2016

Remarks

On 19/07/2016

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,53,92,068/-



(Tridip Misra)

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

On 28/07/2016

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

Presented for registration at 15:15 hrs on : 28/07/2016, at the Private residence by Mr BIKRAM KUMAR SARAF .

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

Execution is admitted on 28/07/2016 by

Mrs DIPTI DUTTA, Wife of Mr SIDHARTH NARAYAN DUTTA, FD 7, FLAT NO. 3, SECTOR III, SALT LAKE CITY, P.O: BIDHANNAGAR IB MARKET, Thana: South Bidhannagar, , City/Town: BIDHANNAGAR, North 24-Parganas, WEST BENGAL, India, PIN - 700106, By caste Hindu, By Profession House wife
Indetified by Mr Bitan Chaudhuri, Son of Late Bijay Chaudhuri, High Court Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, By caste Hindu, By Profession Advocate

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

Execution is admitted on 28/07/2016 by

Mrs ANURUPA ACHARYYA, Wife of Late ANUPAM ACHARYYA, VILLAGE KHASHMALLICK, P.O: DAKSHIN GOBINDAPUR, Thana: Baruipur, , South 24-Parganas, WEST BENGAL, India, PIN - 700145, By caste Hindu, By Profession House wife

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Indetified by Mr Bitan Chaudhuri, Son of Late Bijay Chaudhuri, High Court Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, By caste Hindu, By Profession Advocate

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

Execution is admitted on 28/07/2016 by

Mr ANIRBAN ACHARYYA, Son of Late ANUPAM ACHARYYA, VILLAGE KHASHMALLICK, P.O: DAKSHIN GOBINDAPUR, Thana: Baruipur, , South 24-Parganas, WEST BENGAL, India, PIN - 700145, By caste Hindu, By Profession Business

Indetified by Mr Bitan Chaudhuri, Son of Late Bijay Chaudhuri, High Court Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, By caste Hindu, By Profession Advocate

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

Execution is admitted on 28/07/2016 by

Mr BIKRAM KUMAR SARAF Mr BIKRAM KUMAR SARAF, Son of Mr BINODE KUMAR SARAF, 1, JUBILEE PARK, FLAT NO. 3N, BLOCK 3, P.O: TOLLYGUNGE, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, By caste Hindu, By profession Business

Indetified by Mr Bitan Chaudhuri, Son of Late Bijay Chaudhuri, High Court Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, By caste Hindu, By Profession Advocate



(Tridip Misra)

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

On 29/07/2016

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53/- (E = Rs 21/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 53/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 71/- and Stamp Duty paid by Stamp Rs 100/-

Description of Stamp

1. Rs 100/- is paid on Impressed type of Stamp, Serial no 61937, Purchased on 28/07/2016, Vendor named Suranjan Mukherjee.



(Tridip Misra)

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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

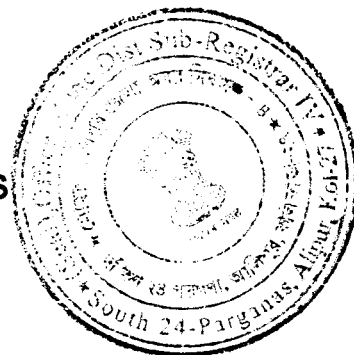
Volume number 1604-2016, Page from 133177 to 133197

being No 160404923 for the year 2016.



Digitally signed by TRIDIP MISRA
Date: 2016.08.01 19:25:45 +05:30
Reason: Digital Signing of Deed.

(Tridip Misra) 01/08/2016 19:25:44
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)




District Sub-Registrar
Registrar U.S. of
Registration Act 1908
Alipore, South 24 Parganas
28 JUL 2016