



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AL 033710

11/2/21

256168/21

Certified that the document is an original in registration. The signature sheet/sheets & the enforcement sheet/sheets attached with this document are the part of this document.

[Handwritten Signature]

Additional District Sub-Registrar
Rajarhat New town, North 24 Pgs.

DEC 2021

[Handwritten Signature]

DEVELOPMENT POWER OF ATTORNEY
AFTER
REGISTERED DEVELOPMENT
AGREEMENT

KNOW ALL MEN BY THESE PRESENTS one CENTURY MANSION PRIVATE LIMITED [PAN : AADCC3552H], a Private Limited Company, incorporated under the Provisions of the Companies Act, 1956, having its office at Ground Floor, 6/1K, Rajabagan Lane, P.O.Ghungudanga,

P.S. Sinthee, Kolkata - 700030, District North 24 Parganas, West Bengal, represented by its Director namely ASHOK KUMAR ROY [PAN : AFNPR0555H], [AADHAAR NO. 588219898926] & [MOBILE NO. 9830337384], son of Late Ajit Kumar Roy, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at 5/4V, Dum Dum Road, P.S. Sinthee, Kolkata - 700030, District North 24 Parganas, West Bengal, hereinafter called and referred to as the "LANDOWNER/PRINCIPAL/EXECUTANT", do hereby nominate, constitute and appoint VAISHNO DEVI REALTY [PAN : AAPFV7361N], a Partnership Firm, having its office at Rajarhat, Bhatenda, Kalibari Road, P.O. & P.S. Rajarhat, Kolkata - 700135, District North 24 Parganas, West Bengal, represented by its Partners namely (1) MOHANTA KUMAR MALLICK [PAN : AQMPM2322B], [AADHAAR NO. 247705059372] & [MOBILE NO. 9874125754], son of Rakhali Chandra Mallick, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Mallick Bari, Kaikhali Ghosh Para, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal, (2) DIPEN NASKAR [PAN : ABKPN7864J], [AADHAAR NO. 940299393682] & [MOBILE NO. 9830309651], son of Bibhuti Bhusan Naskar, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Tegharia Main Road, P.O. Hatiara, P.S. Baguiati, Kolkata - 700157, District North 24 Parganas, West Bengal, (3) DILIP DUTTA [PAN : AFXPD8923K], [AADHAAR NO. 569630862356] & [MOBILE NO. 9231697522], son of Late Biswanath Dutta, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Kaikhali Ramkrishna Pally, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal, (4) AJAY KUMAR SINGH [PAN : AZPPS1090Q], [AADHAAR NO. 329105682543] & [MOBILE NO. 9831204640], son of Mohan Singh, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Flat No. 2D, Haranosur Apartment, Kaikhali Shibtala Mandir, Subala Nursing Home, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal & (5) SUDESH KUMAR GUPTA [PAN : ADUPG7513R], [AADHAAR NO. 313793075726] & [MOBILE NO. 9831117210], son of Abhoy Nath Gupta @ Abhay Nath Gupta, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at 35, Dr. S.P. Mukherjee Road, P.O. & P.S. Dum Dum, Kolkata - 700028, District North 24 Parganas, West Bengal, hereinafter called as the Power of Attorney Holder, as true, authorised and lawful Attorney for the company and in the name of the company and on behalf of the company, to to exercise, execute and perform all and every/any of the acts, deeds, matters and things.

WHEREAS the said Century Mansion Private Limited, Landowner/Principal herein, is the absolute owner of **ALL THAT** piece and parcel of a demarcated plot of Bastu land measuring **19 (Nineteen) Cottab 5 (Five) Chittack 4 (Four) sq.ft.** be the same a little more or less including cement flooring Tiles Shed measuring 100 Square Feet more or less, lying and situate at **Mouza - Kalaberia, J.L. No. 30, Re. Sa. No. 52, Touzi No. 173, Hal Touzi No. 10, Pargana - Kalikata, P.S. Rajarhat, comprised in C.S. Dag No. 144 corresponding to R.S./L.R. Dag No. 43, under R.S. Khatian No. 38, L.R. Khatian No. 932 (in the name of Century Mansion Private Limited, Landowner/Principal herein), A.D.S.R.O. formerly Bidhannagar, Salt Lake City now Rajarhat, New Town, within the local limit of Rajarhat Bishnupur I No. Gram Panchayet, P.O. Rajarhat, Kolkata - 700135, in the District North 24 Parganas, in the State of West Bengal, morefully described in the Schedule hereinafter written.**

AND WHEREAS the company, Century Mansion Private Limited, Landowner/Principal herein, has/have entered into a Registered Development Agreement in respect of the aforesaid plot of land and morefully described in the Schedule hereinafter written, owned by the company, with the said **VAISHNO DEVI REALTY [PAN : AAPFV736IN]**, a Partnership Firm, having its office at Rajarhat, Bhatenda, Kalibari Road P.O. & P.S. Rajarhat, Kolkata - 700135, District North 24 Parganas, West Bengal, represented by its Partners namely (1) **MOHANTA KUMAR MALLICK [PAN : AOMPM2322B], [AADHAAR NO. 247705059372] & [MOBILE NO. 9874125754]**, son of Rakhal Chandra Mallick, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Mallick Bari, Kaikhali Ghosh Para, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal, (2) **DIPEN NASKAR [PAN : ABKPN7864J], [AADHAAR NO. 940299393682] & [MOBILE NO. 9830309651]**, son of Bibhuti Bhusan Naskar, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Tegharia Main Road, P.O. Hatiara, P.S. Baguiati, Kolkata - 700157, District North 24 Parganas, West Bengal, (3) **DILIP DUTTA [PAN : AFXPD8923K], [AADHAAR NO. 569630862356] & [MOBILE NO. 9231697522]**, son of Late Biswanath Dutta, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at Kaikhali Ramkrishna Pally, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal, (4) **AJAY KUMAR SINGH [PAN : AZPPS1090Q], [AADHAAR NO. 329105682543] & [MOBILE NO. 9831204640]**, son of Mohan Singh, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at

Flat No. 2D, Haranosur Apartment, Kaikhali Shibtala Mandir, Subala Nursing Home, P.O. & P.S. Airport, Kolkata - 700052, District North 24 Parganas, West Bengal & (5) **SUDESH KUMAR GUPTA [PAN : ADUPG7513R], [AADHAAR NO. 313793075726] & [MOBILE NO. 9831117210]**, son of Abhoy Nath Gupta @ Abhay Nath Gupta, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at 35, Dr. S.P. Mukherjee Road, P.O. & P.S. Dum Dum, Kolkata - 700028, District North 24 Parganas, West Bengal. The said Development Agreement was registered on ~~08.12.2021~~, registered in the office of the A.D.S.R. Rajarhat, New Town, and recorded as Deed No. ...~~17334~~..... for the year 2021.

AND WHEREAS referencing the above Registered Development Agreement, and for smooth development work, the Principal/Landowner herein hereby appointing the SAID ATTORNEY HOLDER as true, authorised and lawful attorney of the company and for name and on behalf of the company, to do exercise and perform all and every or any of the deeds, matters and things as mentioned hereinafter.

1. To appear and represent before the authorities of Rajarhat Bishnupur 1 No. Gram Panchayet, Zilla Parishad, North 24 Parganas, W.B.S.E.D.C.L./CESC Ltd., Income Tax Department Authorities, under the Town and Country Planning Act, Airport Authority of India, Assurance of Calcutta, District Registrar, Additional District Sub-Registrar, and before all other statutory and local bodies as and when necessary for the purpose of construction of new building/s and do all the needful as per the terms and conditions mentioned in the aforesaid Registered Development Agreement for allotment/registration and sale of flats, shops, garage spaces of Developer's Allocation.
2. To apply, obtain Electricity, Gas, Water, Sewerage orders and permissions from the necessary authorities as to expedient for sanction, modification and/or alteration of the development, plans and also to submit and take delivery of title deeds concerning the said premises and also other papers and documents as may be required by the necessary authorities and to appoint Engineers, Architects and other Agents and Sub-Contractor for the aforesaid purpose as the said Attorney may think fit and proper.

3. To manage and maintain the said premises including the building to be constructed thereon.
4. To sign, verify and file applications, forms, building plans and revised building plans for multi storied building/s, deeds, documents and papers in respect of the said premises before Zilla Parishad, North 24 Parganas, or before any other statutory authorities for the purpose of maintenance, protection, preservation and construction of building over and above the said premises.
5. To pay all Panchayet and other Statutory Taxes, Rates and charges in respect of the said land and premises on behalf and in the name of the company as and when the same will become due and payable.
6. To enter in to any Agreement for Sale, Memorandum of Understanding and/or to sign and execute deed of amalgamation with neighbour's plot of land of the schedule property and/or any other instruments and deeds & documents in respect of sale of flat/s, commercial space, units and/or car parking spaces within Developer's Allocation in the said new building in favour of the intending purchaser/s in terms of the said Registered Development Agreement. To take finance/loan in their names (Developer's names) or in the name of intending purchaser/s from any financial concern by depositing and mortgaging flat/flats/shops/garages from Developer's Allocation and to sign in the papers and documents for the said purpose on behalf of the company. To sign and execute and make registration of any Agreement for Sale, Memorandum of Understanding and/or Deed of Conveyance, Deed of Declaration/Deed of Rectification and/or any other instrument and document in respect of sale of flats/s, shop/s, units and/or car parking spaces in the said new building in favour of the intending purchaser/s relating to Developer's Allocation as per said Registered Development Agreement.
7. To receive the consideration money in cash or by cheque/draft and/or in any other modes from the intending purchaser or purchasers for booking of flat/s, shops/garages or units or car parking spaces relating to Developer's Allocation and to grant receipts thereof and to give full discharge to the purchaser/s as lawful representative of the company.

8. To do all the needful according to the condition mentioned in the said Registered Development Agreement regarding negotiation, agreement/contact for sale of flats, shops, garages, covered spaces and car parking spaces within the Developer's Allocation.
9. To instruct the Advocate/Lawyer for preparing and/or drafting such agreements, instruments, deeds & documents and other such papers as per the terms and conditions agreed upon by both the parties in the aforesaid Development Agreement, as may be necessary for the purpose for sale of the flats/units/shops and car parking spaces in the said building relating to Developer's Allocation in the said land premises.
10. To commence, prosecute, enforce, defend, answer and oppose all actions, demands and other legal proceedings touching any of the matter concerning the said premises or any part or portion thereof.
11. To sign, declare and/or affirm any Complaint, Written Statement, Petition, Affidavit, Verification, Vakalatnama, Warrant of Attorney, Memo of Appeal or any other documents or papers in any proceedings relating to the said premises or in anyway connected therewith, arising out of the agreements and relating to the construction to be made in the premises.
12. That the Attorney will take all the necessary steps before the proper Registering Officer by signing, presenting and executing proper Agreements for Sale/Deeds of Conveyance only for Developer's Allocation, in favour of any intending purchasers according to the condition mentioned in the aforesaid Registered Development Agreement on behalf of the company.
13. For all or any of the purposes herein before stated and to appear and represent the company before all concerned authorities having jurisdiction over the said premises as per the condition mentioned in the said Registered Development Agreement.
14. The Attorney will do the aforesaid acts, deeds and things regarding development of the aforesaid land mentioned in the schedule of the said Registered Development Agreement.

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

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

AND the principal hereby ratify and confirm and agree or undertake the act whatsoever the said Attorney appointed under this Power shall lawfully do and causes to be done in the right of or by virtue of these presents.

THE SCHEDULE ABOVE REFERRED TO

[Description of Land & Premises]

ALL THAT piece and parcel of a demarcated plot of Bastu land measuring 19 (Nineteen) Cottah 5 (Five) Chittack 4 (Four) sq.ft. be the same a little more or less including cement flooring Tiles Shed measuring 100 Square Feet more or less, lying and situate at Mouza - Kalaberia, J.L. No. 30, Re. Sa. No. 52, Touzi No. 173, Hal, Touzi No. 10, Pargana - Kalikata, P.S. Rajarhat, comprised in C.S. Dag No. 144 corresponding to R.S./L.R. Dag No. 43, under R.S. Khatian No. 38, L.R. Khatian No. 932 (in the name of Century Mansion Private Limited, Landowner/Principal herein), A.D.S.R.O. formerly Bidhannagar, Salt Lake City now Rajarhat, New Town, within the local limit of Rajarhat Bishnupur 1 No. Gram Panchayet, P.O. Rajarhat, Kolkata - 700135, in the District North 24 Parganas, in the State of West Bengal. The said plot of land is butted and bounded as follows :-

ON THE NORTH	:	Vacant Land (Dag No. 42).
ON THE SOUTH	:	Approx. 86 ft. Wide Kharibari Road.
ON THE EAST	:	Vacant Land (Dag No. 43).
ON THE WEST	:	Nabadai Biddhashram.

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands and seals on the 8th day of December, 2021 (Two Thousand Twenty One) in presence of witnesses.

SIGNED, SEALED AND DELIVERED

by the parties at Kolkata
in the presence of :

1. Hari Chand Biswas
70 Lute Anil Biswas
Ran Nagar Area Bari
PST R 40 PUL PUN
P. S = Jaitpur
1st fl = 136

2. Anil Kumar Biswas
Ran Nagar Area Bari
PST R 40 PUL PUN
1st fl = 136

Ashok W Roy
Century Mansion Private Limited
Represent by its Director
Ashok Kumar Roy
Landowner/Principal

Mohanta Kumar Mallick
Mohanta Kumar Mallick

Dipen Naskar
Dipen Naskar

Dilip Dutta
Dilip Dutta

Ajay Kumar Singh
Ajay Kumar Singh

Sudesh Kumar Gupta

Sudesh Kumar Gupta
All Partners of
Vaishno Devi Realty
Attorney

Drafted By:
Parash Narayan Swarnakar
Adv.
F/1905/914/2011
Judge Court, Barasat

For Pinku Chattopadhyay & Associates,
Advocates,












Sangita Apartment, Ground Floor,
Teghoria Main Road,
Kolkata - 700 157.
Ph. : 2570 8471.

Composed By:
Gopa Dasgupta
Gopa Dasgupta,
Teghoria Main Road,
Kolkata - 700 157.

100010












SIGNATURE OF THE
PRESENTANT /
EXECUTANT / SELLER /
BUYER / CLAIMANT
WITH PHOTO

UNDER RULES 44A OF THE I.R. ACT 1908
N.B. L.H. BOX-SMALL TO THUMB PRINTS
R.H. BOX-THUMB TO SMALL PRINTS

 <i>Ashu w Raj</i>	L.H.					
	R.H.					

ATTESTED :-

Ashu w Raj

 <i>Mohanta Kumar Halder</i>	L.H.					
	R.H.					

ATTESTED :-

Mohanta Kumar Halder

 <i>Dipen Nayak</i>	L.H.					
	R.H.					

ATTESTED :-

Dipen Nayak





 <i>Dipen Nayak</i>	L.H.					
	R.H.					

ATTESTED :-

Dipen Nayak






SIGNATURE OF THE
PRESENTANT/
EXECUTANT/SELLER/
BUYER/CLAIMANT
WITH PHOTO

UNDER RULES 44A OF THE L.R. ACT 1908
N.B. L.H. BOX-SMALL TO THUMB PRINTS
R.H. BOX-THUMB TO SMALL PRINTS

 <i>Chay Kumar S</i>	L.H.					
	R.H.					

ATTESTED :-

Chay Kumar S

 <i>Sudesh Gupta</i>	L.H.					
	R.H.					

ATTESTED :-

Sudesh Gupta

	L.H.					
	R.H.					

ATTESTED :-

	L.H.					
	R.H.					

ATTESTED :-

जायकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

CENTURY MANSON PRIVATE LIMITED

15/04/2008

AADC03352H

एक करोड़ से अधिक का शुद्ध मुद्रांक होने पर, निम्न
अनुसार का कर प्रदान, या एक से अधिक
छात्रों के लिए, या एक से अधिक छात्रों के लिए, या एक से अधिक
छात्रों के लिए, या एक से अधिक छात्रों के लिए, या एक से अधिक
छात्रों के लिए, या एक से अधिक छात्रों के लिए, या एक से अधिक

For more information, please contact
Income Tax Services Unit, 5/201,
2nd Floor, Tenth Tower,
Vandana Mills Compound,
9 B Ring, Lower Park, Mumbai - 400 013.
Tel: 01-22-7100-6233, Fax: 01-22-5473-0594
e-mail: taxinfo@income.gov.in

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AAPEV7361N



नाम/Name
VAISHNO DEVI REALTY

निष्पन्न/Date of issue
Date of issue
19/07/2017



भारत, सरकार
GOVERNMENT OF INDIA

অশোক কুমার রায়
Ashok Kumar Roy

জন্ম তারিখ / Year of Birth : 1969
পুংলব্দ / Male



5882 1989 8926

- সাধারণ মানুষের অধিকার

Ashok Kumar Roy

ভারতীয় একাধিক পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:
S/O অশোক কুমার রায়,
বিহীনশক্তি পলি ক্লিনিকের পাশে,
ডাম রোড এর দক্ষিণে, গুগুদাঙ্গা,
কলকাতা, পশ্চিম বঙ্গ, 700030

Address:
S/O Ajit Kumar Roy, Beside
Peerless Poly Clinic, S/OV Dum
Dum Road, Ghugudanga S.O,
Ghugudanga, Kolkata, West
Bengal, 700030



P.O. Box 701047,
Durgam-580 001

PERMANENT ACCOUNT NUMBER

AFNPR0555H



NAME
ASHOK KUMAR ROY

FATHER'S NAME
AJIT KUMAR ROY

DATE OF BIRTH
10-06-1969

SIGNATURE

Ashok Kumar Roy

Shahin

COMMISSIONER OF INCOME-TAX, CO-1, KOLKATA

Ashok Kumar Roy

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

MOHANTA KUMAR MALLICK
RAKHAL CHANDRA MALLICK

05/08/1965

Permanent Account Number

AQMPM2322B


Signature



In case this card is lost / found, kindly inform / return to
Income Tax PAN Services Unit, UTISE,
Plot No. 2, Sector 11, CBD Indraprastha,
New Delhi - 400 014.

यदि कार्ड खो जाये/पुनर्प्राप्त हुआ हो, कृपया
आयकर सेवा केंद्र, यूटीएस,
प्लॉट नं. 2, सेक्टर 11, सीडीबी इन्द्रप्रस्थ,
नई दिल्ली - 400 014

Mohanta Kumar Mallik



ভারত সরকার
ভারত সরকার
Unique Identification Authority of India
Government of India

ভুক্তিকরণ নম্বর / Enrollment No. : 1111/79714/0049B

15/03/2014

To
MOHANTA KUMAR MALLICK
 মোহন্ত কুমার মল্লিক
MALLICK BARI
KANCHALI GHOSH PURA
AIRPORT
 Rajaraj Gopalpur(M)
 Kolkata Airport, North 24 Parganas
 West Bengal - 700052
 0374129784



KL7523627727
 75236277



আপনার আধার সংখ্যা / Your Aadhaar No. :
2477 0505 9372

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India



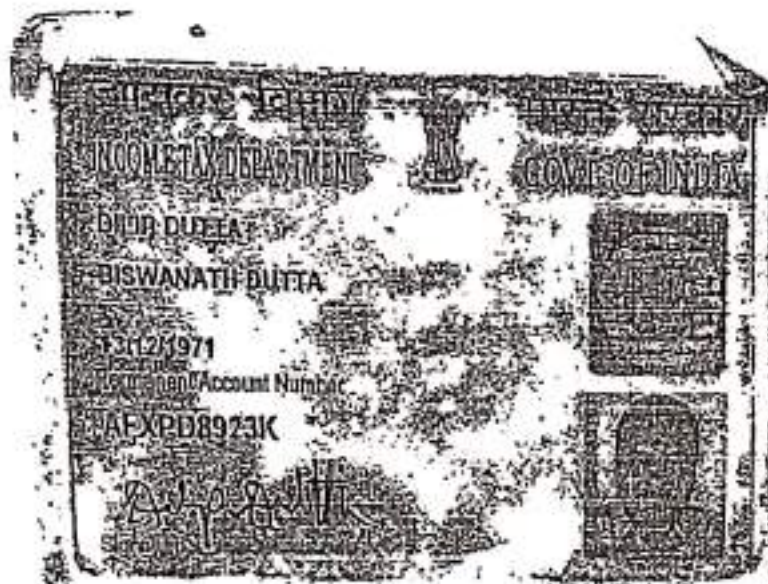
মোহন্ত কুমার মল্লিক
MOHANTA KUMAR MALLICK
 পিতা : রাঞ্জাল চন্দ্র মল্লিক
 Father : RAJHAL CHANDRA MALLICK

সংস্কৃতি: পুরুষ
 লিংগ / Male

2477 0505 9372



আধার - সাধারণ মানুষের অধিকার



Handwritten signature



ভারত সরকার

Unique Identification Authority of India

Government of India

স্বাক্ষর/Signature/Registration No.: 41117871500703

DLIP DUTTA
Rajshahi
MENSAL GUNTHE RAMPOUR KAPILLY
Rajshahi Corporation
Kolkata Airport, North 24 Parganas
West Bengal - 700052



REGISTRATION ID
47029432



আপনার অ্যাডার নম্বর/ Your Aadhaar No. :

6696 3086 2356

অ্যাডার - সামগ্রিক মানবের অধিকার



DLIP DUTTA
Rajshahi
MENSAL GUNTHE RAMPOUR KAPILLY
Rajshahi Corporation
Kolkata Airport, North 24 Parganas
West Bengal - 700052

6696 3086 2356

অ্যাডার - সামগ্রিক মানবের অধিকার



উষা

- অ্যাডার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অদলবদল প্রমাণিতকরণ দ্বারা সত্য করা হয়।

INFORMATION

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

অ্যাডার সারা দেশে মান্য।

অ্যাডার চূড়ান্ত সরকারী ও বেসরকারী পরিষেবা প্রদানের সমর্থক হবে।

Aadhaar is valid throughout the country.

Aadhaar will be helpful in enabling Government and Non-Government services in future.

DLIP DUTTA
Rajshahi
MENSAL GUNTHE RAMPOUR KAPILLY
Rajshahi Corporation
Kolkata Airport, North 24 Parganas
West Bengal - 700052

6696 3086 2356



Handwritten signature

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ADUPG7513R



नाम / NAME
SUBESH KUMAR GUPTA

पिता का नाम / FATHER'S NAME
ABHOY NATH GUPTA

जन्म तिथि / DATE OF BIRTH
01-01-1967

हस्ताक्षर / SIGNATURE:

Subesh Kumar Gupta

K. Das

आयकर आयुक्त, प.नं.-III
COMMISSIONER OF INCOME-TAX, W.B. - III

इस कार्ड के खो / भिल जाने भर सूचना जारी करने
वाले अधिकारी को सूचित / याचक कर दें
संयुक्त आयकर आयुक्त (प्रशासित एवं तकनीकी),
पी-7,
चीरिंगी स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to
the issuing authority :
Joint Commissioner of Income-tax (Systems & Technical),
P-7,
Chowringhee Square,
Calcutta- 700 069.

Subesh Gupta



ভারত সরকার

Government of India



সুদেশ কুমার গুপ্তা
Sudesh Kumar Gupta
পিতা: অশ্বিনাথ গুপ্তা
Father: ABHAYNATH GUPTA

জন্ম তারিখ/DOB: 01/01/1967
সঙ্গ / Male



3137 9307 5726

আধার - সাধারণ মানুষের অধিকার



ভারতীয় অনন্য পরিচয় 'প্রমাণকর'

Unique Identification Authority of India

বিলম্বিত,
ডা. এন.পি. মুখার্জী রোড, দুমদুম (নগর)
মহানগর, উত্তর ২৪ পরগণা, পশ্চিম বঙ্গ

Address: 35, DR. S.P.
MUKHERJEE ROAD,
Dumdum (n), North 24
Parganas, Dumdum, West
Bengal, 700028

3137 9307 5726

1947
1950 200 1947

India's Digital Identity

www.uidai.gov.in

Sudesh Gupta

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER

ABKPN7864J



नाम / NAME

DIPEN NASKAR

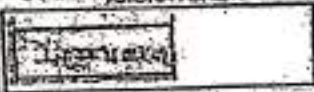
पितृ का नाम / FATHER'S NAME

BIBHUTI BHUSAN NASKAR

जन्म तिथि / DATE OF BIRTH

05-02-1960

हस्ताक्षर / SIGNATURE



B. Das

असहकृत, प.सं.-XI

COMMISSIONER OF INCOME-TAX, W.B. - XI

Dipen NASKAR



भारत सरकार
GOVERNMENT OF INDIA



दीपन नसीर

Dipen Nasir

जन्मदिनांक/ DOB: 05/02/1960

पुरुष / MALE

9402 9939 3682

आधार-साधारण मानुषेअधिकार

Dipen Nasir

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

अजय कुमार सिंह
MOHAN SINGH

09/04/1974

Permanent Account Number
AZPPS1090Q

Ajay Kumar Singh

Signature

Ajay Kumar Singh



ভারত সরকার
Union Identification Authority of India
Government of India

ইউএসআই আইডি / Enrolment No. : 11117891300576

11/09/2021
 To
 Ajay Kumar Singh
 Flat No 20
 FLAT NO 20 MARANO SUR APARTMENT
 KANAKALI SHETIA LANE
 SUBALA NURSING HOME
 Kolkata Airport
 Kolkata Airport, Kolkata
 West Bengal - 700052



KJ2135285771
 72532992



আপনার আধার সংখ্যা / Your Aadhaar No. :

3291 0568 2543

আধার - সাধারণ মানুষের অধিকার

ভারত সরকার
 Union Identification Authority of India


11/09/2021
 To
 Ajay Kumar Singh
 Flat No 20
 Father : Michan Singh

www.aadhaar.gov.in
 gov / India



3291 0568 2543

আধার - সাধারণ মানুষের অধিকার

Ajay Kumar Singh


 भारत निर्वाचन आयोग
 भारत की
 ELECTORAL COMMISSION OF INDIA
 भारतीय निर्वाचन आयोग


YMA1037324

पालिका/गाँव : खडकनाथ विधान क्षेत्र
 Elector's Name : Richard Kumar
 पेशा : शिक्षक
 Father's Name : ...
 Age/Sex : 42 M
 Date of Birth : 25/04/1988

YMA1037324

115, ...
 Address:
 115, RAJAPUR ...
 RAJAPUR ...
 ...



ILS ...
 Facsimile Signature of the Electoral
 Registrar
 ...

...
 ...
 ...

Major Information of the Deed

	I-1523-17495/2021	Date of Registration	08/12/2021
	1523-8002561656/2021	Office where deed is registered	
	08/12/2021 2:25:09 PM		1523-8002561656/2021
Registrant Name, Address Other Details	Pinaki Chattopadhyay Teghoria Main Road, Thana : Bagulati, District : North 24-Parganas, WEST BENGAL, PIN - 700059, Mobile No. : 7003254724, Status : Advocate		
Transaction	Additional Transaction		
Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 2/-	Rs. 1,72,39,387/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 21/- (Article:E, E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 152317394/2021		

and Details :

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat: RAJARHAT BISHNUPUR-I, Mouza: Kalaberia, Pin Code 700135

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-43	LR-932	Bastu	Bastu	19 Katha 5 Chatak 4 Sq Ft	1/-	1,72,12,387/-	Width of Approach Road: 90 FL, Adjacent to Metal Road, , Project Name :
Grand Total :					31.8748Dec	1/-	172,12,387/-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq FL	1/-	27,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq FL, Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		100 sq ft	1/-	27,000/-	

Principal Details :

Sl No	Name, Address, Photo, Finger print and Signature
1	CENTURY MANSION PRIVATE LIMITED GROUND FL. 6/1K RAJABAGAN LANE, City:- , P.O:- GHUGHUDANGA, P.S:- Sinthi, District:- North 24-Parganas, West Bengal, India, PIN:- 700030 , PAN No.:: AAxxxxxx2H, Aadhaar No Not Provided by UIDAI, Status : Organization, Executed by: Representative, Executed by: Representative



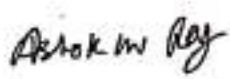


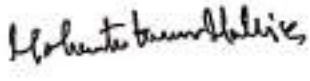


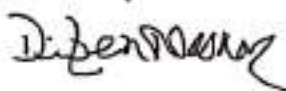
Details :



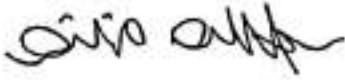


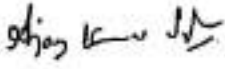


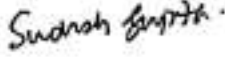
Name, Address, Photo, Finger print and Signature

VAISHNO DEVI REALTY

RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN:- 700135 , PAN No.:: AAxxxxxx1N, Aadhaar No Not Provided by UIDAI, Status : Organization, Executed by: Representative

Representative Details :

Sl No	Name, Address, Photo, Finger print and Signature			
1	<p>Name</p> <p>ASHOK KUMAR ROY Son of Late AJIT KUMAR ROY Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office</p>	<p>Photo</p>  <p>Dec 8 2021 6:45PM</p>	<p>Finger Print</p>  <p>LTI 08/12/2021</p>	<p>Signature</p>  <p>08/12/2021</p>
	<p>, 5/4 V, DUM DUM ROAD, City:- , P.O:- GHUGHUDANGA, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700030, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxxx5H, Aadhaar No: 58xxxxxxxx8926 Status : Representative, Representative of : CENTURY MANSION PRIVATE LIMITED (as DIRECTOR)</p>			
2	<p>Name</p> <p>MOHANTA KUMAR MALLICK (Presentant) Son of RAKHAL CHANDRA MALLICK Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office</p>	<p>Photo</p>  <p>Dec 8 2021 6:46PM</p>	<p>Finger Print</p>  <p>LTI 08/12/2021</p>	<p>Signature</p>  <p>08/12/2021</p>
	<p>, MALLICK BARI KAIKHALI GHOSH PARA, City:- , P.O:- AIRPORT, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AQxxxxxx2B, Aadhaar No: 24xxxxxxxx9372 Status : Representative, Representative of : VAISHNO DEVI REALTY (as PARTNER)</p>			
3	<p>Name</p> <p>DIPEN NASKAR Son of BIBHUTI BHUSAN NASKAR Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office</p>	<p>Photo</p>  <p>Dec 8 2021 7:25PM</p>	<p>Finger Print</p>  <p>LTI 08/12/2021</p>	<p>Signature</p>  <p>08/12/2021</p>
	<p>, TEGHARIA MAIN ROAD, City:- , P.O:- HATIARA, P.S:-Baguiati, District:-North 24-Parganas, West Bengal, India, PIN:- 700157, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ABxxxxxx4J, Aadhaar No: 94xxxxxxxx3682 Status : Representative, Representative of : VAISHNO DEVI REALTY (as PARTNER)</p>			

Name	Photo	Finger Print	Signature
DILIP DUTTA Son of Late BISWANATH DUTTA Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office			
Dec 8 2021 6:47PM LTI 08/12/2021 08/12/2021			
KAIKHALI RAMKRISHNA PALLY, City:- , P.O:- AIRPORT, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AFxxxxxx3K, Aadhaar No: 56xxxxxxxx2356 Status : Representative, Representative of : VAISHNO DEVI REALTY (as PARTNER)			
Name	Photo	Finger Print	Signature
5 AJAY KUMAR SINGH Son of MOHAN SINGH Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office			
Dec 8 2021 6:49PM LTI 08/12/2021 08/12/2021			
HARANOSUR APT. KAIKHALI SHIBTALA MANDIR, Flat No: 2D, City:- , P.O:- AIRPORT, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AZxxxxxx0Q, Aadhaar No: 32xxxxxxxx2543 Status : Representative, Representative of : VAISHNO DEVI REALTY (as PARTNER)			
Name	Photo	Finger Print	Signature
6 SUDESH KUMAR GUPTA Son of ABHAY NATH GUPTA Date of Execution - 08/12/2021, , Admitted by: Self, Date of Admission: 08/12/2021, Place of Admission of Execution: Office			
Dec 8 2021 6:49PM LTI 08/12/2021 08/12/2021			
. 35 DR S P MUKHERJEE ROAD, City:- , P.O:- DUM DUM, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADxxxxxx3R, Aadhaar No: 31xxxxxxxx5726 Status : Representative, Representative of : VAISHNO DEVI REALTY (as PARTNER)			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr HARI CHAND BISWAS Son of Late B BISWAS RAM NAGAR BARA BARI, City:- Not Specified, P.O:- R GOPALPUR, P.S:- Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700136			
	08/12/2021	08/12/2021	08/12/2021
Identifier Of ASHOK KUMAR ROY, MOHANTA KUMAR MALLICK, DIPEN NASKAR, DILIP DUTTA, AJAY KUMAR SINGH, SUDESH KUMAR GUPTA			

Transfer of property for L1

From	To. with area (Name-Area)
CENTURY MANSION PRIVATE LIMITED	VAISHNO DEVI REALTY-31.8748 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	CENTURY MANSION PRIVATE LIMITED	VAISHNO DEVI REALTY-100.00000000 Sq Ft

Land Details as per Land Record

District: North 24-Parganas, P.S:- Rajarhat, Gram Panchayat; RAJARHAT BISHNUPUR-I, Mouza: Kalaberia, Pin Code : 700135

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 43, LR Khatian No:- 932	Owner:সুকী ম্যানসন, Gurdian:ব্রা:পি: , Address:পি-36, ঝাড রোড, রুম-8, কলি-01 , Classification:শানি, Area:0.34000000 Acre,	Owner Name not selected by applicant.

Endorsement For Deed Number : I - 152317495 / 2021

08-12-2021

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

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

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

Presented for registration at 18:40 hrs on 08-12-2021, at the Office of the A.D.S.R. RAJARHAT by MOHANTA KUMAR MALLICK, .

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 1,72,39,387/-

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

Execution is admitted on 08-12-2021 by ASHOK KUMAR ROY, DIRECTOR, CENTURY MANSION PRIVATE LIMITED, . GROUND FL. 6/1K RAJABAGAN LANE, City:- , P.O:- GHUGHUDANGA, P.S:-Sinthi, District-North 24-Parganas, West Bengal, India, PIN:- 700030

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Execution is admitted on 08-12-2021 by MOHANTA KUMAR MALLICK, PARTNER, VAISHNO DEVI REALTY, . RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District-North 24-Parganas, West Bengal, India, PIN:- 700135

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Execution is admitted on 08-12-2021 by DIPEN NASKAR, PARTNER, VAISHNO DEVI REALTY, . RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District-North 24-Parganas, West Bengal, India, PIN:- 700135

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Execution is admitted on 08-12-2021 by DILIP DUTTA, PARTNER, VAISHNO DEVI REALTY, . RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District-North 24-Parganas, West Bengal, India, PIN:- 700135

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Execution is admitted on 08-12-2021 by AJAY KUMAR SINGH, PARTNER, VAISHNO DEVI REALTY, . RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District-North 24-Parganas, West Bengal, India, PIN:- 700135

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Execution is admitted on 08-12-2021 by SUDESH KUMAR GUPTA, PARTNER, VAISHNO DEVI REALTY, . RAJARHAT BHATENDA KALIBARI ROAD, City:- , P.O:- RAJARHAT, P.S:-Rajarhat, District-North 24-Parganas, West Bengal, India, PIN:- 700135

Identified by Mr HARI CHAND BISWAS, . . Son of Late B BISWAS, RAM NAGAR BARA BARI, P.O: R GOPALPUR, Thana: Airport, . North 24-Parganas, WEST BENGAL, India, PIN - 700136, by caste Hindu, by profession Others

Payment of Fees

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

Stamp Duty

Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100/-

Stamp

Stamp: Type: Impressed, Serial no 138124, Amount: Rs.100/-, Date of Purchase: 09/11/2021, Vendor name: A K

Sanjoy Basak

Sanjoy Basak

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. RAJARHAT

North 24-Parganas, West Bengal



Date of Registration under section 60 and Rule 69.

Recorded in Book - I

Volume number 1523-2021, Page from 740617 to 740649
Deed No 152317495 for the year 2021.



Digitally signed by SANJOY BASAK
Date: 2021.12.22 12:19:51 +05:30
Reason: Digital Signing of Deed.

Basak

(Sanjoy Basak) 2021/12/22 12:19:51 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. RAJARHAT
West Bengal.

(This document is digitally signed.)