

I-4849/23

4890/23



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AP 251611

29/04/2023
 8-8001001352/2023
 2:10 PM

Certified that the document is ...
 The signature ...
 ...

District Sub-Registrar-IV
 Registrar U/S 7 (2) of
 Registration 1908
 Alipore, South 24 Parganas
 24/4/2023
 24.4.23

DEVELOPMENT POWER OF ATTORNEY

BE IT KNOWN TO ALL TO WHOM IT MAY CONCERN I, SRI
SUJOY BISWAS, having PAN : AEGPB1797K, Aadhaar No.4882
 0302 8425, son of Sankar Biswas, by faith : Hindu, by
 nationality : Indian, by occupation : Business, residing at 1/F,
 P.G.M. Shah Road, Post Office : Golf Green, Police Station : Golf
 Green, Kolkata : 700095, District : 24 Parganas (South),
 hereinafter called and referred to as "the PRINCIPAL", SEND
GREETINGS :-

2-10 PM

20/4/23

17 APR 2023

1913 NO. DATE. RS.

NAME

ADDRESS

ALIPORE JUDGES COURT
A. K. SAMAPATI

SIGNATURE

102
M. Chatterjee (Adv)
1st Floor
1st 27

Birish Chatterjee



Birish Chatterjee



Debanan Mitra



Saibal Chatterjee



Sujay Biswas



Nilip Datta
Wolati P. Datta
Alipore Justice
at-101-27



District Sub-Registrar-IV
Registrar WS 7 (2) of
Registration 1908
Alipore, South 24 Parganas

20 APR 2023

WHEREAS I, the Principal herein is the sole and absolute Owner of **ALL THAT** piece and parcel of land measuring about 3 (Three) Cottahs 10 (Ten) Chittacks 27.8 (Twenty-Seven Point Eight) Square Feet more or less together with single storied Building having an area of 900 (Nine Hundred) Square Feet more or less in the Ground Floor and tiled shed structure having an area of 250 (Two Hundred Fifty) Square Feet more or less in the First Floor standing thereon constructed sometimes in the year 1990, lying and situate at Mouza : Gangarampur, Pargana : Magura, J.L. No.5, R.S. No.181, Touzi No.101, under C.S. & R.S. Khatian No.219, corresponding to L.R. Khatian No.854 & 855, appertaining to C.S., R.S. & L.R. Dag No.62, being known and numbered as Municipal Premises No.3, Fakir Para Road (mailing address 5B, Fakir Para Road), Police Station : Parnasree, Kolkata : 700034, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No.128, bearing Assessee No.41-128-09-0003-9, Additional District Sub-Registry Office at Behala, District : 24 Parganas (South), entered into a registered Development Agreement on 19.4.2023 with **CITIHIGH**, a Partnership Firm, having its registered Office at 1/A, Nafar Chandra Das Road, Post Office : Behala, Police Station : Behala, Kolkata : 700034, District : 24





District Sub-Registrar-IV
Registrar U/S 7 (2) of
Registration 1908
Alipuri, South 24 Parganas

20 APR 2023

Parganas (South), represented by its Partners viz. (1) **SRI SRIBASH CHATTERJEE**, son of Late Dinabandhu Chatterjee of 12, Raj Kumar Karmakar Road, Post Office : Behala, Police Station : Behala, Kolkata : 700034, District : 24 Parganas (South), (2) **SRI SAIBAL CHATTERJEE**, son of Latte Nanda Dulal Chatterjee of 123/1, Kalipada Mukherjee Road, Post Office : Barisha, Police Station : Haridevpur, Kolkata : 700008, District : 24 Parganas (South) and (3) **SRI DEBANJAN MITRA**, son of Sri Prabir Mitra of 61, Satyajit Roy Sarani, Post Office : Behala, Police Station : Parnasree, Kolkata : 700060, District : 24 Parganas (South), morefully and particularly described in the **SCHEDULE** hereunder written and hereinafter referred to as "the **SAID PROPERTY**", which was duly registered this day in the Office of the *D.S.R. IV. Alipur* vide Being No...*4696*... for the year 2023 as per terms and conditions clearly set forth therein.

AND WHEREAS in the Development Agreement it was inter-alia stated that the Owner will be allocated entire First Floor as per Sanction Building Plan and one 3BHK Flat on the Third Floor, at its Eastern side along with 3 (Three) numbers of Car Parking Spaces in the Ground Floor, at its Eastern side from the proposed Building in finished and complete condition.

AND WHEREAS in pursuance of the Development Agreement entered between ourselves and the Developer herein and in pursuance of understanding between the Parties it is necessary and also expedient for me to appoint to look after all my aforesaid property affairs during my absence.

NOW KNOW ALL BY THESE PRESENTS I, the above named Principal do hereby and hereunder nominate, constitute and appoint **CITIHIGH**, having PAN : AAOFC1358F, a Partnership Firm, having its registered Office at 1/A, Nafar Chandra Das Road, Post Office : Behala, Police Station : Behala, Kolkata : 700034, District : 24 Parganas (South), represented by its Partners viz. (1) **SRI SRIBASH CHATTERJEE**, having PAN : ACQPC7929Q, Aadhaar No.9505 8536 2497, son of Late Dinabandhu Chatterjee, by faith : Hindu, by nationality : Indian, by occupation : Business, residing at 12, Raj Kumar Karmakar Road, Post Office : Behala, Police Station : Behala, Kolkata : 700034, District : 24 Parganas (South), (2) **SRI SAIBAL CHATTERJEE**, having PAN : AEDPC8259A, Aadhaar No.3132 0273 6097, son of Latte Nanda Dulal Chatterjee, by faith : Hindu, by nationality : Indian, by occupation : Business, residing at 123/1, Kalipada Mukherjee Road, Post Office :

Barisha, Police Station : Haridevpur, Kolkata : 700008, District :
24 Parganas (South) and (3) **SRI DEBANJAN MITRA**, having
PAN : BDLPM0881N, Aadhaar No.7330 7182 1461, son of Sri
Prabir Mitra, by faith : Hindu, by nationality : Indian, by
occupation : Business, residing at 61, Satyajit Roy Sarani, Post
Office : Behala, Police Station : Parnasree, Kolkata : 700060,
District : 24 Parganas (South), as my true and lawful Attorney
in my name and on my behalf to do and execute and perform or
caused to be done and executed and performed all or any of the
following acts, deeds and things :-

1. To hold and defend possession of the said premises/property and every part thereof and receive and/or deliver possession thereof from and/or to any person or persons occupying thereon and also to manage maintain and administer the said property and every part thereof.
2. To pay all rents and taxes, charges, expenses and other outgoing whatsoever payable for or an account of the said premises or any portion thereof or any undivided share or shares therein and to ensure any Building thereon

against loss or damages by fire and/or other risk as may be deemed necessary and/or desirable by my said Attorney and to pay all premium for such insurance.

3. To enforce any covenant/s, any Agreement/s, Declaration Deed/s or any other document/s relating to the said property or any part thereof except the Owner's allocation as mentioned in the Development Agreement and to enforce every right/s to that effect.
4. To appoint and terminate the appointment of Architect/ LBS., Engineer etc. and to get prepare Plan/s for demolition, to sign and submit Building Plan for construction and/or reconstruction of and/or additions and/or alterations to any new or existing Building or Buildings or structures on the said premises or any portion of portions thereof before the Kolkata Municipal Corporation and to put signature/s upon the Plan/s as will be required on my behalf as my constituted Attorney.
5. To build upon and exploit commercially the said premises by making construction of Building thereon and for that

to demolish structures of whatsoever nature existing thereon or as may be constructed in future.

6. To appoint any Contractor/Sub-Contractor for construction work or Building thereon and to cancel the same and engage new Contractor to be done by him at his own discretion as if I do the same personally.
7. To apply for and obtain such certificate, permissions and clearance certificate and/or permissions from the competent Authority as may be required for execution and/or Registration of any Deed/s in respect of the said property in terms of the Agreement/s or other documents concerning the said premises and also to appear before and sign and submit all papers and documents of transfer concerning the said premises and make representations to the concern authorities for getting such certificate and/or permissions.
8. To install electric service line, meter and/or sub-meter and if necessary to obtain low/high tension electricity connection and to sign in all paper and documents

relating to get electric connection and meter from the C.E.S.C. Authority or any other requirements for the said Building to be constructed and to enter into any Agreement or Agreements with any Party or Parties for the same.

9. To receive any booking money and/or earnest money or advance or advances and also the balance/entire consideration money from the intending Purchaser/s of the purchase money and to give, good, valid, receipt and/or discharges for the same to the Purchaser/s for the **DEVELOPER'S ALLOCATION** only specifically mentioned in the Development Agreement.
10. To apply for and obtain connection for water, sewerage, electricity, gas and to apply for and avail all other facilities which may be required for the said premises. To sign and execute all other deed/s and document/s required to get the said connection from the concerned authorities, which he shall consider necessary and as may be required to complete the proposed Building at the **SCHEDULE** mentioned property.

11. To represent ourselves before the Kolkata Municipal Corporation, P.W.D., C.P.W.D., K.I.T. and other Government or Semi Government Offices and Department in all respects. To pay sanction fees and other fees to the said the Kolkata Municipal Corporation for sanction of such Building Plan and other and/or to appear and represent before the said the Kolkata Municipal Corporation or any Authority.

12. To sign and execute all other deed/s and document/s required to get the water connection from the Kolkata Municipal Corporation, which he shall consider necessary and as may be required to complete the proposed Building at the **SCHEDULE** mentioned property and to pay all charges and expenses including the Kolkata Municipal Corporation rates and taxes, Building tax and other levies, which may be required of construction during the period.

13. To prepare, sign, execute, submit enter into modification, cancel, alter, draw, approve the same and also to present for registration and admit registration of all paper,

documents, Deed/s, contract/s, Agreement/s, application/s, consent/s and other document/s as may in any way be required before the competent Authority to be or any of the powers herein contained including sale of the **DEVELOPER'S ALLOCATION** only of the said premises and every or any part thereof and the termination of all contract/s, right/s of occupancy/user and/or enjoyment by any person or persons whatsoever, the **SCHEDULE** mentioned property and also in connection with observing fulfilling and performing all the terms conditions and covenants on my part to be observed fulfilled and performed under the Development Agreement.

14. To file any complaint, suit, prosecute, enforce, defend, answer or oppose all actions and other legal proceedings against any persons and demand or negotiate regarding any of the matters aforesaid or any other matter, relating to the said premises in which I now or may hereinafter be interested or connected and also if my Attorney think fit may compromise and may take any such action or institute proceedings as aforesaid before any court, civil

or criminal or Revenue including the District Court or any other courts as the case may be.

15. To sign declare verify and affirm, plaint, written statements, petitions, Affidavit, Vokatnama, memorandum of appeal or any other documents or papers in any proceeding or in any way concern with the legal proceedings and appoint Advocate, Solicitor or expert in respect of the said premises or connected with any of the matters aforesaid and to file suit/proceedings before any court of law or any other Office concern, Government, Semi Government or other Offices and also shall able to insert advertisement in respect of the said property in the any paper/s for successful implementation of the proposed development work.
16. To appear and represent me before all Authorities, make commitments and give undertaking as be required for all or any of the purpose herein Contained.
17. To appear before the Kolkata Municipal Corporation and/or other authorities regarding the Tax assessment,

drainage/ sewerage connection and obtaining completion certificate or in any other way relating to the said premises or any portion thereof or any undivided share or shares therein.

18. That the Attorney shall at all period of time be able to receive any amount of consideration from the intending Purchaser/s and/or Party or Parties thereof for and on behalf of me in respect of the **DEVELOPER'S ALLOCATION** only. Be it mentioned that the Attorney shall in all occasions be able to receive against **DEVELOPER'S ALLOCATION** only any amount of consideration in part or in full and/or as being paid by the Party or Parties and/or Purchaser/s thereof and/or from the loan sanctioning institute or institutes such as H.D.F.C., L.I.C., S.B.I., Home Finance, Home Trust, G.I.C. Housing Finance Limited etc. and/or from any Bank or whatsoever status and/or any Central Government, State Government or Semi Government Firms, institutions, organisations, undertaking etc. of whatsoever manner of nature and/or autonomous or private organisations, firms etc. and shall also be able to issue proper and effectual, receipt or receipts for and on my behalf as my constituted Attorney.

19. To negotiate terms and to sell the Space/s and Flat/s from **DEVELOPER'S ALLOCATION** only with proportionate share of land in the premises/said property to any Purchaser/s at such price which the said Attorney in his absolute discretion think proper.
20. To enter into any Agreement or Agreements with any Party or Parties or with the intending Purchaser/s for sale or sales of Space or Spaces with super structure or Flat/s from the **DEVELOPER'S ALLOCATION** only along with proportionate share of land and/or cancel and the same with the intending Purchaser/s.
21. To receive any booking money and/or earnest money or advance or advances and also the balance/entire consideration money from the intending Purchaser/s of the purchase money and to give, good, valid, receipt and/or discharges for the same to the Purchaser/s in respect of the **DEVELOPER'S ALLOCATION** only.
22. That the Attorney shall or may sign and to execute any Agreement/s, Deed of Conveyance/s and to deliver any

Conveyance/s for the selling Flat/s and Space/s from the **DEVELOPER'S ALLOCATION** only in the proposed Building with easements rights of the common areas of the proposed selling of Space/s and Flat/s along with proportionate share of land in favour of the intending Purchaser/s or his/her/their nominee/s and in the Agreement/s, Deed of Conveyance/s of the proposed sale, the said Attorney shall receive and acknowledge the advances and/or booking money and/or earnest money and/or full consideration money from the intending Purchaser/s in my name and the same shall be treated as receipt by me personally from the intending Purchaser/s.

23. To sign and execute all other deed/s, instrument/s and assurance/s which he shall consider necessary and to enter into and/or agree to such covenant and condition as may be required to complete the proposed Building at the **SCHEDULE** mentioned property and for fully and effectually conveying the said proportionate share of land, Flat/s and Space/s together with the easements right of the common passage and spaces in the property on and for my behalf and it is to be treated as done by me being present ourselves personally.

24. To observe fulfill and perform all the terms conditions and obligations on my part or to be observed fulfilled and performed according to the said Agreement and to execute all my rights therein by my said Attorney.

THIS POWER is involved with interest and is credited for valuable consideration and to be effected under the Contract Act and whatsoever acts, deeds and things concerning the said property to be done by the Attorney shall be deemed to be done on behalf of me and my said Attorney be bound by such acts, deeds and things so done.

AND GENERALLY to do all acts, deeds and things concerning the said premises or in any part thereof and for better exercise of the Authorities herein contained which I could have lawfully done under my own hands and seals, if personally present.

THE SCHEDULE ABOVE REFERRED TO

(DESCRIPTION OF THE SAID PROPERTY)

ALL THAT piece and parcel of land measuring an area of 3 (Three) Cottahs 10 (Ten) Chittacks 27.8 (Twenty-Seven Point Eight) Square Feet be the same a little more or less together

with single storied Building having an area of 900 (Nine Hundred) Square Feet more or less in the Ground Floor and tiled shed structure having an area of 250 (Two Hundred Fifty) Square Feet more or less in the First Floor both with cemented flooring standing thereon constructed sometimes in the year 1990, lying and situate at Mouza : Gangarampur, Pargana : Magura, J.L. No.5, R.S. No.181, Touzi No.101, under C.S. & R.S. Khatian No.219, corresponding to L.R. Khatian No.854 & 855, appertaining to C.S., R.S. & L.R. Dag No.62, being known and numbered as Municipal Premises No.3, Fakir Para Road (mailing address 5B, Fakir Para Road), Police Station : Parnasree, Kolkata : 700034, within the limits of the Kolkata Municipal Corporation (South Suburban Unit), under Ward No.128, bearing Assessee No.41-128-09-0003-9, Additional District Sub-Registry Office at Behala, District : 24 Parganas (South) together with all right, title, interest and right of easement attached thereto and the same is butted & bounded by :-

ON THE NORTH	:	23'-01" wide Fakir Para Road ;
ON THE SOUTH	:	5, Fakir Para Road ;
ON THE EAST	:	Building on Fakir Para Road ;
ON THE WEST	:	18' wide Fakir Para Road.

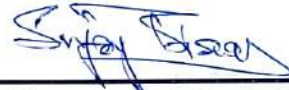
IN WITNESS WHEREOF the Parties hereto have hereunto set and subscribed their respective hands and signature on the 20th day of April, 2023 (Two Thousand Twenty-Three).

SIGNED, SEALED & DELIVERED

by the Parties at Kolkata
in the presence of :-

WITNESSES :-

1. Nourunni Chatterjee
Adv.
Alipore Judges' Court,
Kolkata - 700027.



Signature of the **PRINCIPAL**

2. Nishu Dutta
Adv.
Court - 11-27

Accepted by me

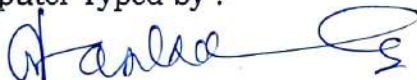
1. Debajyoti Chatterjee
2. Debayan Mitra,
3. Saibal Chatterjee

Signature of the **ATTORNEY**

Drafted by me :-

Nourunni Chatterjee
Advocate
N. B. 472/2023.
Alipore Judges' Court, Kol : 27.

Computer Typed by :-



DEBASISH NASKAR
Alipore Judges' Court, Kol : 27.



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name

Signature



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SRIKASH CHATTERJEE

Signature



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name DERANJAN MITRA

Signature



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SANJAY CHATTERJEE

Signature









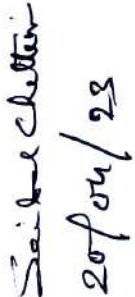


Government of West Bengal





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 16048001001352/2023

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	Mr Sujoy Biswas 1/F, P.G.M. Shah Road, City:- Not Specified, P.O:- Golf Green, P.S:- Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700095	Principal			
2	Mr Sribash Chatterjee 12, Raj Kumar Karmakar Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:- South 24-Parganas, West Bengal, India, PIN:- 700034	Represent ative of Attorney [CITYHIG H]			
3	Mr Saibal Chatterjee 123/1, Kalipada Mukherjee Road, City:- Not Specified, P.O:- Barisha, P.S:- Thakurpukur, District:- South 24-Parganas, West Bengal, India, PIN:- 700008	Represent ative of Attorney [CITYHIG H]			

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
4	Mr Debanjan Mitra 61, Satyajit Roy Sarani, City:- Not Specified, P.O:- Behala, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700060	Representative of Attorney [CITYHIGH]			<i>Debanjan Mitra</i> 20/4/23.
SI No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	RITA DUTTA Wife of Late P DUTTA ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:- Alipore, District:- South 24-Parganas, West Bengal, India, PIN:- 700027	Mr Sujoy Biswas, Mr Sribash Chatterjee, Mr Saibal Chatterjee Mr Debanjan Mitra			<i>Rita Dutta</i>

(Anupam Halder)
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	8001001352/2023	Office where deed will be registered
Query Date	20/04/2023 10:53:00 AM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	RATI DUTTA Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9432512347, Status :Advocate	
Transaction	Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Set Forth value	Market Value	
	Rs. 37,99,959/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 50/- (Article:48(g))	Rs. 39/- (Article:E, M(b),)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160404696/2023	

Land Details :

District: South 24-Parganas, P.S:- Behala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Fakir Para Road, , Premises No: 3, , Ward No: 128 Pin Code : 700034

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	3 Katha 10 Chatak 27.8 Sq Ft		32,97,253/-	Property is on Road , Project Name :
Grand Total :				6.045Dec	0/-	32,97,253 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	900 Sq Ft.	0/-	5,02,706/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 33 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		900 sq ft	0/-	5,02,706 /-	

Darkhand verification

Bill - MZ

Major Information of the Deed

Deed No :	I-1604-04842/2023	Date of Registration	24/04/2023
Query No / Year	1604-8001001352/2023	Office where deed is registered	
Query Date	20/04/2023 10:53:00 AM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	RATI DUTTA Thana : Sonarpur, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9432512347, Status :Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 37,99,959/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 39/- (Article:E, M(b).)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160404696/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Behala, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Fakir Para Road, , Premises No: 3, , Ward No: 128 Pin Code : 700034

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	3 Katha 10 Chatak 27.8 Sq Ft		32,97,253/-	Property is on Road , Project Name :
Grand Total :				6.045Dec	0 /-	32,97,253 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	900 Sq Ft.	0/-	5,02,706/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 33 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		900 sq ft	0 /-	5,02,706 /-	

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Mr Sujoy Biswas Son of Sankar Biswas 1/F, P.G.M. Shah Road, City:- Not Specified, P.O:- Golf Green, P.S:-Jadavpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700095 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: aexxxxxx7k,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 20/04/2023 , Admitted by: Self, Date of Admission: 20/04/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/04/2023 , Admitted by: Self, Date of Admission: 20/04/2023 ,Place : Pvt. Residence</p>

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>CITYHIGH 1/a, Nafar Chandra Das Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034 , PAN No.:: AAXxxxxx8f,Aadhaar No Not Provided, Status :Organization, Executed by: Representative</p>

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Mr Sribash Chatterjee (Presentant) Son of Late Dinabandhu Chatterjee 12, Raj Kumar Karmakar Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACxxxxxx9Q,Aadhaar No Not Provided Status : Representative, Representative of : CITYHIGH (as Partner)</p>
2	<p>Mr Saibal Chatterjee Son of Late Nanda Dulal Chatterjee 123/1, Kalipada Mukherjee Road, City:- Not Specified, P.O:- Barisha, P.S:-Thakurpukur, District:-South 24-Parganas, West Bengal, India, PIN:- 700008, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx9A,Aadhaar No Not Provided Status : Representative, Representative of : CITYHIGH (as Partner)</p>
3	<p>Mr Debanjan Mitra Son of Prabir Mitra 61, Satyajit Roy Sarani, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700060, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: bdxxxxxx1n,Aadhaar No Not Provided Status : Representative, Representative of : CITYHIGH (as partner)</p>

Identifier Details :

Name	Photo	Finger Print	Signature
<p>RITA DUTTA Wife of Late P DUTTA ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24 -Parganas, West Bengal, India, PIN:- 700027</p>			
Identifier Of Mr Sujoy Biswas, Mr Sribash Chatterjee, Mr Saibal Chatterjee, Mr Debanjan Mitra			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr Sujoy Biswas	CITYHIGH-6.04496 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr Sujoy Biswas	CITYHIGH-900.00000000 Sq Ft

On 20-04-2023

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

Presented for registration at 14:10 hrs on 20-04-2023, at the Private residence by Mr Sribash Chatterjee ,

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 37,99,959/-

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

Execution is admitted on 20/04/2023 by Mr Sujoy Biswas, Son of Sankar Biswas, 1/F, P.G.M. Shah Road, P.O: Golf Green, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700095, by caste Hindu, by Profession Business

Indetified by RITA DUTTA, , , Wife of Late P DUTTA, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Others

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

Execution is admitted on 20-04-2023 by Mr Sribash Chatterjee, Partner, CITYHIGH, 1/a, Nafar Chandra Das Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034

Indetified by RITA DUTTA, , , Wife of Late P DUTTA, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Others

Execution is admitted on 20-04-2023 by Mr Saibal Chatterjee, Partner, CITYHIGH, 1/a, Nafar Chandra Das Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034

Indetified by RITA DUTTA, , , Wife of Late P DUTTA, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Others

Execution is admitted on 20-04-2023 by Mr Debanjan Mitra, partner, CITYHIGH, 1/a, Nafar Chandra Das Road, City:- Not Specified, P.O:- Behala, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034

Indetified by RITA DUTTA, , , Wife of Late P DUTTA, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Others

(Signature)

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

On 24-04-2023

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 39.00/- (E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 39.00/-

ment of Stamp Duty

ertified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 1913, Amount: Rs.100.00/-, Date of Purchase: 17/04/2023, Vendor name: A K Samjpati

(Signature)

Anupam Halder
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 1604-2023, Page from 144359 to 144389

being No 160404842 for the year 2023.



Digitally signed by ANUPAM HALDER
Date: 2023.05.02 10:52:17 -07:00
Reason: Digital Signing of Deed.

(Handwritten signature)

(Anupam Halder) 2023/05/02 10:52:17 AM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)