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AP 972134

Certified that the Document is admitted to registration. The endorsement sheet attached with this document are the Part of this document.

Adel. District Sub-Registrar
 Asansol, Dist-Paschim Bardhaman

27 FEB 2024

E-Query No.- 23058000490345 / 2024

GENERAL POWER OF ATTORNEY AFTER DEVELOPMENT & CONSTRUCTION AGREEMENT

TO ALL TO WHOM THESE PRESENTS SHALL COME, WE,

(A.K.)
 (A.K.)

Date of Part
from Asansol T
25 JAN 2024
L.No. 1 of 2000-01

স্মারক নং- 599 তারিখ- ৬/২/২৪
মূল্য- ১০৬/-
নাম- Subhankar Som
স্থানা- ASansol
ভেণ্ডার শ্রী- প্রসন্তা ঘন্টা

PRASANTA GHANTY
ASANSOL TOWN STAMP VENDOR



Addl. District Sub-Registrar
Asansol, Dist-Paschim Bardhaman

27 FEB 2024

1. **SHRI SUBHANKAR SOM, (PAN- BBPPS6010P), (AADHAR - 247932537149)**, s/o Late Chittaranjan Som, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - 01 no. Mohishila Colony, Simultala, Karosin Bye Lane, Ushagram, Asansol, Pin- 713303, District - Paschim Bardhaman, West Bengal, India;
2. **SMTYA. SIBANI DEY (PAN- AYPPD7745L), (AADHAR - 572484106917)**, d/o Sailesh Chandra Dutta @ Sailan Dutta, wife of Late Ashok Dey, citizenship - Indian, by faith - Hindu, by occupation - Housewife, resident of - School Road, Puranahat, Burnpur, P.S. - Hirapur, 713325, District - Paschim Bardhaman, West Bengal, India;
3. **SMTYA. SHIKHA DEY (PAN- BDIPD2783B), (AADHAR - 994656380890)**, d/o Jagannath Paul, wife of Late Biswajit Dey, citizenship - Indian, by faith - Hindu, by occupation - Housewife, resident of - School Road, Puranahat, Burnpur, P.S. - Hirapur, 713325, District - Paschim Bardhaman, West Bengal, India;
4. **SHRI MANAS KUMAR DEY (PAN- BDIPD2192N), (AADHAR - 664563995675)**, S/o Late Asok Kumar Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - School Road, Puranahat, Burnpur, P.S. - Hirapur, 713325, District - Paschim Bardhaman, West Bengal, India;
5. **SHRI TAPAS KUMAR DEY (PAN- BDIPD2684R), (AADHAR - 997375932464)**, S/o Late Ashok Kumar Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - School Road, Puranahat, Burnpur, P.S. - Hirapur, 713325, District - Paschim Bardhaman, West Bengal, India;
6. **SHRI AMIT KUMAR DEY (PAN- AQWPD4576A), (AADHAR - 338270759066)**, S/o Late Ashok Kumar Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - Puranahat School Road, Puranahat, Burnpur, P.S. - Hirapur, 713325, District - Paschim Bardhaman, West Bengal, India;
7. **SMTYA. BITHIKA DEY (PAN- CCWPD8056P), (AADHAR - 502130999355)**, d/o Prafulla Chandra Mitra, w/o Late Alok Kumar Dey, citizenship - Indian, by faith - Hindu, by occupation - Housewife, resident of - Atachaki Bye Lane Goli, Asansol, P.S. - Asansol, 713303, Ushagram, District - Paschim Bardhaman, West Bengal, India;
8. **SHRI ANUP DEY (PAN- AOSPD2577D), (AADHAR - 497285744631)**, s/o Late Alok Kumar Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - Atachaki Bye Lane Goli, Asansol, P.S. - Asansol, 713303, Ushagram, District - Paschim Bardhaman, West Bengal, India;

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9. **MISS ARATI DEY (PAN- BNMPD6814R), (AADHAR - 746583623389)**, d/o Kalipada Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - Atachaki Bye Lane Goli, Asansol, P.S. - Asansol, 713303, Ushagram, District - Paschim Bardhaman, West Bengal, India;
10. **SHRI NARAYAN DEY (PAN- BKJPD6558E), (AADHAR - 746418004252)**, s/o Late Kalipada Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - Atachaki Bye Lane Goli, Asansol, P.S. - Asansol, 713303, Ushagram, District - Paschim Bardhaman, West Bengal, India;
11. **SHRI RAMGOPAL DEY (PAN- CTNPD0243C), (AADHAR - 803773200361)**, s/o Late Kalipada Dey, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - Simultala, Sanghati Nagar, Purnima Housing, Asansol, P.S. - Asansol, 713303, Ushagram, District - Paschim Bardhaman, West Bengal, India;
12. **SHRI MALAY CHATTOPADHYAY alias MALAY CHATTERJEE (PAN- ANRPC5359E) (AADHAR - 2034 1747 9128)**, s/o Late Tarapada Chattopadhyay @ Tarapada Chatterjee, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - 01 no. Mohishila Colony, Keroshin By Lane Goli, Asansol, P.S. - Asansol, 713303, P.O.- Asansol, District - Paschim Bardhaman, West Bengal, India;
13. **SHRI SUJOY KUMAR CHATTERJEE (PAN - AJEPC7226M) (AADHAR - 3361 6978 3440)**, s/o Late Tarapada Chatterjee, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - House no.- 181, Keroshin By Lane Goli, Asansol, P.S. - Asansol, 713303, P.O.- Asansol, District - Paschim Bardhaman, West Bengal, India;
14. **SHRI BIBEKANANDA CHATTERJEE (PAN - ACZPC7634F) (AADHAR - 6676 1478 8309)**, s/o Late Krishna Pada Chatterjee, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - 01 no. Mohishila Colony, Battala Bazaar, Asansol, Ushagram, P.S. - Asansol, 713303, P.O.- Asansol, District - Paschim Bardhaman, West Bengal, India;
15. **SHRI SUBHASH CHATTERJEE (PAN - BLHPC6138A) (AADHAR - 6418 8674 9674)**, s/o Late Krishna Pada Chatterjee, citizenship - Indian, by faith - Hindu, by occupation - others, resident of - 01 no. Mohishila Colony, Battala Bazaar, Asansol, Ushagram, P.S. - Asansol, 713303, P.O.- Asansol, District - Paschim Bardhaman, West Bengal, India;
16. **DR. ARABINDA CHATTERJEE alias ARABINDA CHATTERJEE (PAN - AEKPC7302M) (AADHAR - 2840 2714 9625)**, s/o Late Krishna Pada Chatterjee, citizenship - Indian, by faith - Hindu, by occupation - Medical Practitioner, resident of - 13F Mayadasi Road, Parnasree Pally S.O., Parnasree Pally, Kolkata - 700060, West Bengal, India; hereinafter jointly and severally called and referred to as the **"FIRST PARTY / LAND OWNERS / PRINCIPAL/ EXECUTANTS"** (which expression shall unless

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excluded by or inconsistent with or repugnant to the context mean and include all their legal heirs, nominees, executors, administrators, representatives, successors and assigns) of the **ONE PART**.

WHEREAS the First Party above named absolutely seized and possessed of or otherwise well and sufficiently entitled to the property fully mentioned in the schedule below.

It is pertinent to mention here that acquisition & devolution of legal title and ownership over the lands of the First Party/Principal/Landowners has been fully mentioned in the recital of the Development & Construction Agreement being no.- I 1223 of the year 2024, dated - 21/02/24 duly registered at A.D.S.R. Office, Asansol.

AND WHEREAS the First Party intended to develop the schedule mentioned land for the G+V multistoried building namely "UNIVERSAL ARCADE" consisting of various residential units & garages in the manner recorded below and whereas the Second Party/Developer namely 'UNIVERSAL CONSTRUCTION CO.' herein is directly involved in the business of Real estate development having proper know how, manpower, finance & other resources. Relying on the representations of the Landowners, the Developer has decided to develop the said Property on the terms and conditions mentioned herein.

AND WHEREAS the all the First parties above named agreed to provide all sorts of assistance to the Second Party/Developer by signing all papers and documents including site plan and/or building plan as and when required, in the matter of erection of such multistoried building upon the schedule mentioned lands by the Second Party/Developer.

AND WHEREAS with a view to enabling the said Firm to raise the said G+IV multistoried building it has become necessary for the said landowner's to execute one Registered Development & Construction Agreement & one Registered General Power of Attorney after Development & Construction Agreement for mutual convenience, appointing and constituting **SHRI AMIT KUMAR RAI**, son of Shri Kailash Rai, representing the aforesaid Firm in his capacity as Partner AND as the First Party's true & lawful attorney to exercise the following powers in connection with the schedule mentioned lands for the First Party and on their behalf in the matter of raising the said G+V multistoried building on the schedule mentioned land.

WHEREAS:

- A. The Land Owners / Principal are the owner & possessor of the "Said Property" described in the **Schedule** below AND the Developer/ Attorney is '**UNIVERSAL CONSTRUCTION CO.**' (PAN NO.- AADFU9050F) a Partnership Firm having its registered office at 'C/O Kabita Enterprise, S B Gorai Road, Near Ram Sayer Maidan, P.O.- Asansol, Pin - 713301, P.S.- Asansol (South), District - Paschim Bardhaman, West Bengal, India, represented by one of its Partner **MR. AMIT KUMAR RAI** (PAN NO. ARUPR1718F) S/o Shri Kailash Rai, resident of - 3/F-03, 3rd Floor, Radhika Apartment, Simultala, No.- 01 Mohishila Colony, P.O.- Asansol, Pin - 713303, P.S.- Asansol (South), District - Paschim

Bardhaman, West Bengal, India. (hereafter called the "Attorney/Developer/Second Party").

B. The Land Owner / Principal and the Developer have entered into an **Deed of Development & Construction Agreement** being no.- 1 01323 of 2024, dated - 21/02/2024, registered with the Additional District Sub Registrar, Office at Asansol (hereafter called the "**Development & Construction Agreement**"), to develop the Said Property (hereafter the "**Project**") under the terms and conditions as detailed therein.

C. In terms of the aforesaid Development Agreement and/or otherwise, the Land Owner / Principal is required and/or is desirous of appointing the Developer as his true and lawful Attorney for the purposes hereinafter mentioned.

NOW KNOW ALL BY THESE PRESENTS THAT we, the above named Land Owner / Principal, do hereby nominate, constitute and/or appoint aforesaid '**UNIVERSAL CONSTRUCTION CO.**' a Partnership Firm, represented by one of its Partner **SHRI AMIT KUMAR RAI**, (PAN - ARUPR1718F), son of Shri Kailash Rai resident of - 3/F-03, 3rd Floor, Radhika Apartment, Simultala, 01 No. Mohishila Colony, P.O.- Asansol - 03, P.S. Asansol South, District - Paschim Bardhaman, West Bengal, India, (hereafter called the "**Attorney**"), to act as the true and lawful attorney of the Land Owner / Principal, for in the name of and/or on behalf of the Land Owner / Principal and the Attorney to do, exercise and perform all or any of the following acts, deeds and/or things relating to the Said Property, that is to say:

1. To look after, preserve & erect on and over the Said schedule Property and to warn off, prohibit and if necessary, to proceed in due form of law against all or any of the trespassers at the Said Property or any part thereof and also against all defaulters in payment of rent or other considerations or those who have committed any breach of their covenants or obligations and to take appropriate steps whether by action or distress or otherwise and to abate all nuisance.

2. To appoint and terminate the appointment of Architects, Engineers and/or Surveyors for surveying and doing soil testing and also for preparation of plans for construction of the said G+IV multi-storied building at the Said Property and also for any additions and/or alterations and/or modification thereto and to have such plans prepared and the soil of the Said Property tested.

3. To apply for and submit the plans for constructions of the Building/Complex to the Asansol Durgapur Development Authority (hereafter the "**ADDA**") and **A.M.C.**, for sanctioning and have the same sanctioned and if so deemed fit and proper, to have the plans submitted and/or sanctioned and/or, as stated above, to have the same modify and/or altered by the **ADDA** and **A.M.C.** or other competent authorities and in connection therewith to submit the title

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deeds and other papers and documents concerning the Said Property to the concerned authorities and take back the same.

4. To pay fees, obtain sanctions and such other orders and/or permissions from the necessary authorities as be necessary for such sanctioning, modification and/or alteration of the said plans.
5. To appear and represent us before all necessary authorities and/or Government Departments and/or their officers and also all other State Executives, Judicial or Quasi Judicial authorities, including without limitation the ADDA, A.M.C, Fire Brigade, Forest Authorities, Competent Authority under the Urban Land (Ceiling & Regulation) Act, 1976, and if necessary to apply for and obtain all permissions and/or approvals from them or any of them in connection with the sanctioning, modification and/or alteration of the said plans including boundary verifications.
6. To execute any Gift Deed in favour of the ADDA and A.M.C if required for obtaining sanction of the said plan and admit such execution before the concerned registrar/s.
7. To receive refund of the excess amount or fee, if any, paid for any of the purposes stated herein or otherwise and to give valid and effectual receipts and discharges in respect thereof.
8. To build at the Said Property by constructing the Buildings or otherwise thereon and for that purpose to demolish the existing buildings and/or other structures thereat.
9. To apply for and obtain steel, cement, bricks and all other construction and/or building materials and/or construction equipments for the purpose of the Project and for such purpose to obtain all such permission as be necessary.
10. To apply for and obtain electricity, gas, telephone, water, drainage, sewerage, lifts, generators, cable or Dish TV connection and/or any other connections or utilities at the Said Property and/or the Building and to make alterations therein and to close down, surrender and/or have disconnected any of the connections or utilities as also such existing connections for obtaining such new connections.
11. To apply for and obtain permissions and licenses to install, run and operate lifts, generators and/or any other utilities at the Said Property and/or the Building(s) / the Complex.
12. To apply for and obtain the necessary completion or occupation or other certificates from the ADDA & A.M.C and/or other concerned authorities in respect of construction and/or occupation of the Building/s.
13. To ask, demand, sue for, receive, recover, realize and collect rents, moneys, consideration, construction costs, mean profits, deposits, payments,

compensation, interests, damages, electricity charges, municipal rates and taxes, service and/or maintenance charges and all other sum or sums which are or may become due, payable or recoverable from any person or persons or authority or authorities on any account whatsoever and to raise bills and give effectual receipts and discharges for the same.

14. To enforce any covenant in any agreement, sale deeds, lease deeds, declarations and/or licenses or tenancy agreements or any other documents entered into by the Land Owner / Principal and if any right to re-enter arises in any manner under such covenants or under notice to vacate or quit, then to exercise such right amongst others.

15. To terminate any contract or agreement with any person or persons and to deal with the spaces and/or rights of such person or persons relating to the Project in such manner as the Attorney may deem fit and proper.

16. To prepare, sign, execute, submit, enter into, modify, cancel, confirm, alter, draw, approve and/or register and/or give consent and confirmation to all papers, documents, agreements, supplemental agreements, construction contracts, consents, deeds, sale deeds, lease deeds, tenancy agreements, cancellation deeds, surrenders, nominations, rectification deeds, declarations, prescribed forms, affidavits, applications, understandings, indemnities, plans and other documents as may in any way be required to be so done in connection with the said property.

17. To appear before any Notary Public, Registrar, Sub-Registrar, District Registrar, Registrar of Assurances, Metropolitan Magistrate and other officer or officers or authority or authorities having jurisdiction in that behalf and to present for registration and to admit execution of and to acknowledge and register or have registered and perfected all deeds, instruments and/or writings signed or made by us or by any of our Attorney by virtue of the powers hereby conferred.

Be it mentioned here that any of the Partners or partner singly or jointly being the representatives of my said constituted Attorney '**UNIVERSAL CONSTRUCTION CO.**', shall be entitled to execute necessary Sale Deed/s, Lease Deed/s, Mortgage Deed/s or any such deed or deeds/documents for myself and on my behalf in respect of the specific portion/share of the proposed/constructed apartment as Developer's Allocation (except owner's allocation as specifically mentioned in the Schedule 'B' below) to any intending Purchaser/purchasers.

18. To sell, lease out or otherwise transfer, deal with and dispose of the Developer's Allocation in the residential units, commercial spaces, car parking spaces, Garages, servants quarters, roof or other constructed areas or saleable spaces in the G+V storied Building(s)/Complex namely "UNIVERSAL ARCADE", in accordance with the said Development & Construction Agreement to the persons interested in purchasing or otherwise acquiring the same at

such prices and on such terms and/or conditions as the Attorney may deem fit and proper and to receive and realize the consideration and other amounts payable there for by the intending buyers and grant receipts and discharges there for which shall fully exonerate the person or persons paying the same.

19. To exclusively sign, execute and have registered all deeds for selling, leasing or transferring by any other means all areas in the said multi-storied Building(s)/Complex relating to Developer's Allocation and to admit such execution before the concerned registrar.

20. To handover the Owner's allocation i.e. the "B" schedule property in the complex to the Land Owner / Principal, as per terms of the said Development & Construction Agreement.

21. To have the flats and other constructed areas and saleable spaces in the Building separately assessed and mutated in the names of the Land owners thereof in all public records and with all authorities including the ADDA and A.M.C.

22. To accept, receive, sign and acknowledge all notices and/or services of all papers or documents from all Courts, Tribunals, Postal Authorities and/or other authorities and/or persons and also all registered or insured letters, parcels and/or money orders.

23. To commence, prosecute, enforce, defend, answer and/or oppose all suits, actions and/or other legal proceedings and/or demands, civil, criminal or revenue, concerning the Premises or any of the affairs of the Land Owner / Principal in connection therewith or any of the matters aforesaid in which the Land owners is now or may hereafter be interested or concerned and also if thought fit to compromise, settle, refer to arbitration, abandon, submit to judgment or become non-suited in any actions and/or proceedings as aforesaid.

24. To sign, declare, verify and/or affirm all Vakalatnamas, Plaints, Written Statements, Petitions, Consent Petitions, Warrants of Attorney, Memorandums of Appeal, Affidavits and all other documents or cause papers as the occasion shall require and/or as the Said Attorney may think fit and proper. For better and more effectually exercising all or any of the powers and authorities aforesaid, to retain, appoint and/or employ Advocates, Pleaders, Solicitors and to revoke such appointment.

25. To receive and/or pay and/or deposit all moneys including without limitation court fees, stamp and registration fees and to receive refunds thereof and grant valid receipts and discharges in respect thereof.

26. For all or any of the purposes herein-stated, to appear and represent the Land owners before all concerned authorities and officials, Central and State Government Departments, Income Tax Departments, Revenue Departments, Land Departments and/or its Officers and also all other state

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Executives, Judicial or Quasi Judicial, Municipal and other authorities and also all Courts and Tribunals, including without limitation Officials of Reserve Bank of India, Income Tax Officers, Commissioner of Income Tax and make commitments and/or give undertakings.

27. That this instant 'General Power Of Attorney After Development & Construction Agreement' is revocable by nature & this Original copy of this instant Deed shall be in the custody of the Second Party/Developer for all times & if the First Party / Landowner so wishes then they shall apply for a certified copy at his/her/it's/their own cost & expenses.

AND GENERALLY to do all such acts, deeds, matters and/or things concerning the authorities hereby granted in respect of the Said Property/buildings/complex and for better exercise of the authorities herein contained which the Land Owner / Principal could have done lawfully if personally present.

AND the Land Owner / Principal doth hereby ratify and confirm and agree to ratify and confirm all and whatsoever the Attorney and any of its substitutes shall do or caused to be done or shall lawfully do or caused to be done in or about the Said Property.

SCHEDULE - "A" ABOVE REFERRED TO :-

(First Party / Owners' Land upon where construction is to be made)

In the District of Paschim Bardhaman, A.D.S.R. Office - Asansol, P.S. Asansol, Mouza - ASANSOL, J.L. No.- 035, under the local limits of Ward no.- 18 (old) 086 (NEW) of Asansol Municipal Corporation, Holding No.- 24/7, all that piece and parcel of "danga" land (presently class of land - *Commercial Bastu*) measuring 15 (fifteen) katha (03 katha + 06 katha + 06 katha) equivalent to 24.75 (twenty four point seven five) decimal (more or less) of homestead land comprised in L.O.P. No.- 189, 190 & 191 appertaining to C.S. Plot No.- 210 (P) & 244 (P) corresponding to R.S. Plot no.- 210 corresponding to L.R. Plot No.- 340 appertains to L.R. Khatian Nos.- 6505, 6312, 6313, 6314, 6315, 6316, 6317, 6318, 6319, 6320, 6321, 6384, 6385, 6386, 6388 & 6387 respectively, alongwith all easement rights at - 01 number Mohishila Colony, Near Atachaki Bye Lane, Simultala, Asansol. The aforesaid property is butted and bounded by:

On the North	:-	H/O Tilak Lahiri & Others
On the South	:-	H/O Mihir Banerjee & others
On the East	:-	Road 30 ft. wide pucca
On the West	:-	H/O Kalyan Biswas & Rana Dutta.

(A) (A)

IN WITNESS WHEREOF the Parties have executed these presents at Asansol on date, month and year mentioned in the outset.

Witnesses:-

1. Ajeet Kumar Rai
S/o Kailash Rai
Radika Apartment
SIMUNTAL INO
MOHISILA COLONY
ASANSOL-713303

- ① Subhankar Som
- ② Sibani Dey.
- ③ Shikha Dey
- ④ Manas Kumar Dey
- ⑤ Tapas Kumar Dey
- ⑥ Anil Kumar Dey.
- ⑦ Binitrayan
- ⑧ Anup Dey
- ⑨ Anjali Dey.
- ⑩ Narayan Dey
- ⑪ Binitrayan
- ⑫ Mahaj Chatterjee / el Mahaj Chatterjee
- ⑬ Sujay Kumar Chatterjee
- ⑭ Bebekande Chatterjee
- ⑮ Sushash Chatterjee
- ⑯ Dr Arabinde Chatterjee Arabinde Chatterjee

Signature of the Land Owners

2. Prasenjit Pal
 S/o- IET- Pradip Kumar Pal
 ISMILE, ASANSOL
 713301

UNIVERSAL CONSTRUCTION CO.
Amit Kumar Kar
 Partner

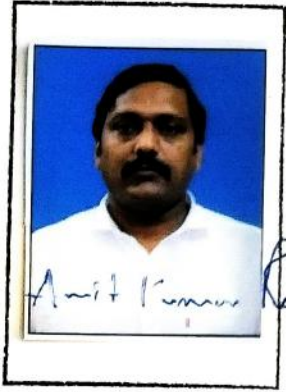
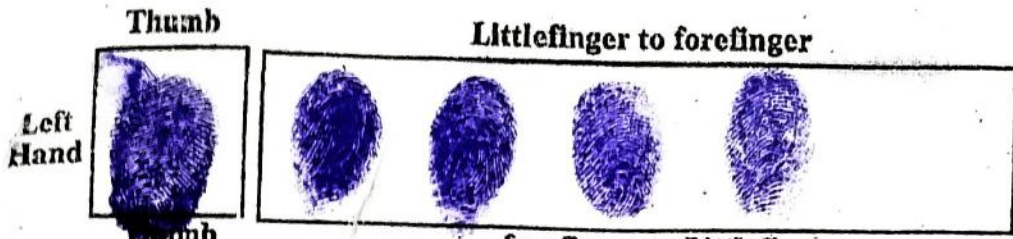
 Signature of Developer

Drafted & Prepared by me as per
 Instruction, directions & documents
 provided by both the parties and
 explained the contents to both the Parties
 in Vernacular and Printed in my office.

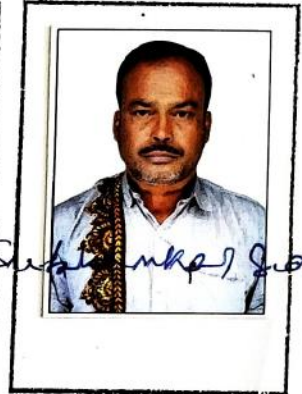
Utsav Mukherjee

(UTSAV MUKHERJEE)
 (ADVOCATE)

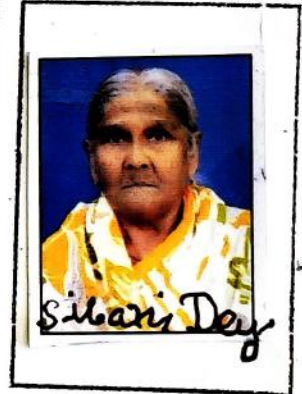
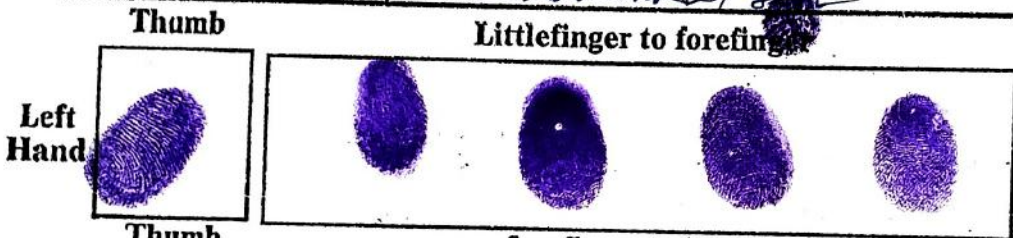
PASCHIM BARDHAMAN DISTRICT JUDGES' COURT AT ASANSOL
 Enrolment No.- WB/549/2011.



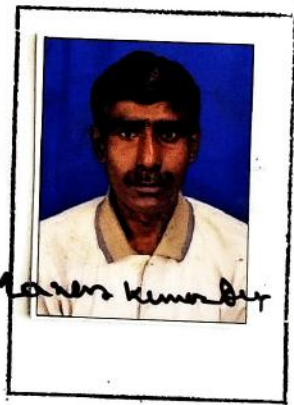
Finger Print attested by me : Amit Kumar Das



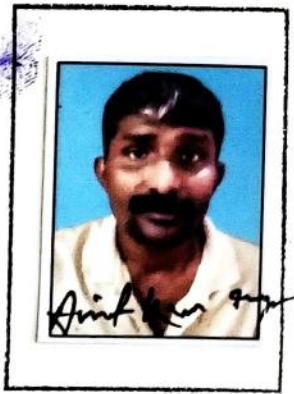
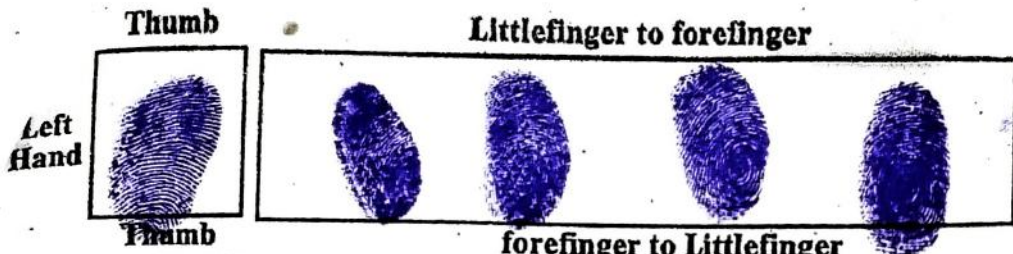
Finger Print attested by me : Subhanakar Das



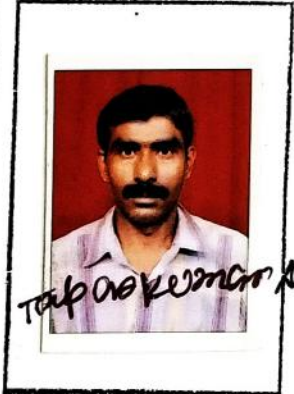
Finger Print attested by me : Suman Dey



Finger Print attested by me : MANAS KUMAR DEY



Finger Print attested by me : Amit Kumar Dey



Finger Print attested by me : Tapas Kumar Dey



Finger Print attested by me : Shikha Dey



Finger Print attested by me : Anati Dey

Thumb Littlefinger to forefinger



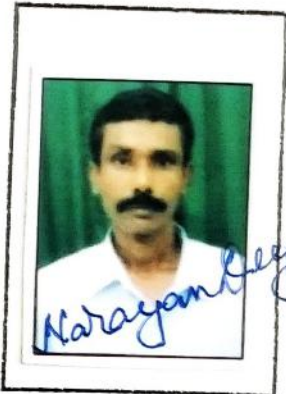
Left Hand

Thumb forefinger to Littlefinger



Right Hand

Finger Print attested by me : Narayan Dey

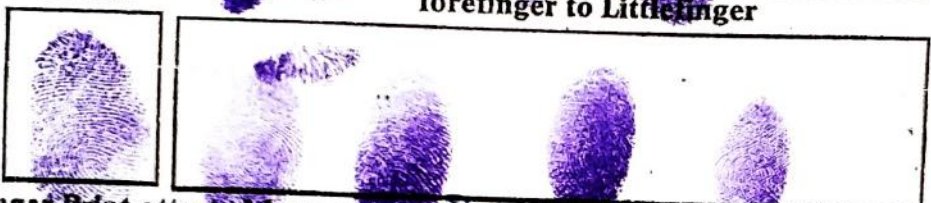


Thumb Littlefinger to forefinger



Left Hand

Thumb forefinger to Littlefinger



Right Hand

Finger Print attested by me : ...

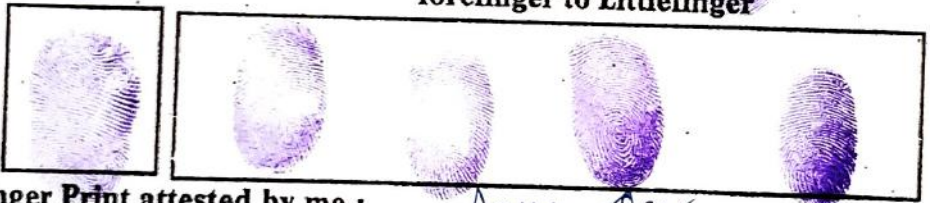


Thumb Littlefinger to forefinger



Left Hand

Thumb forefinger to Littlefinger



Right Hand

Finger Print attested by me : Anup Dey



Thumb Littlefinger to forefinger



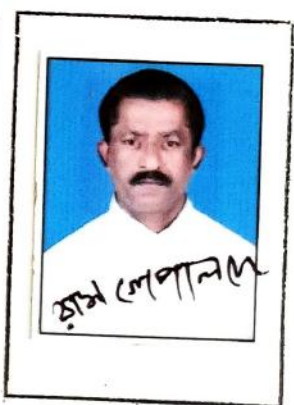
Left Hand

Thumb forefinger to Littlefinger



Right Hand

Finger Print attested by me : ...



Thumb
Left Hand



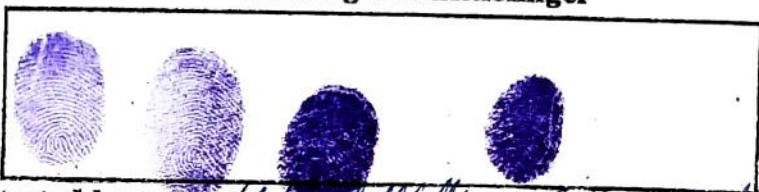
Littlefinger to forefinger



Thumb
Right Hand



forefinger to Littlefinger



Finger Print attested by me : *Malay Chatterjee (Chatterjee) @ Malay Chatterjee*

Thumb
Left Hand



Littlefinger to forefinger



Thumb
Right Hand



forefinger to Littlefinger

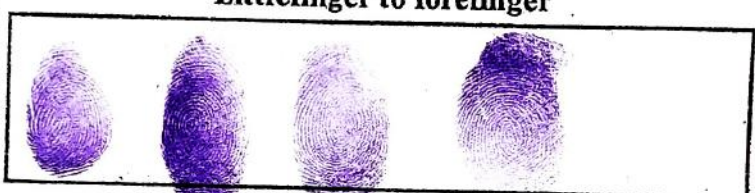


Finger Print attested by me : *Sujoy Kumar Chatterjee*

Thumb
Left Hand



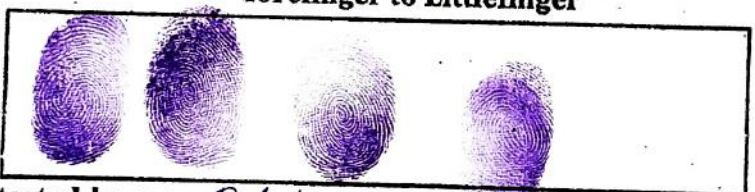
Littlefinger to forefinger



Thumb
Right Hand



forefinger to Littlefinger



Finger Print attested by me : *Bibekananda Chatterjee*

Thumb
Left Hand



Littlefinger to forefinger



Thumb
Right Hand





forefinger to Littlefinger



Finger Print attested by me : *Subhash Chatterjee*

Thumb **Littlefinger to forefinger**

Left Hand  

Thumb **forefinger to Littlefinger**




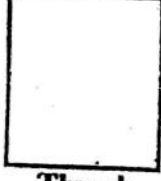
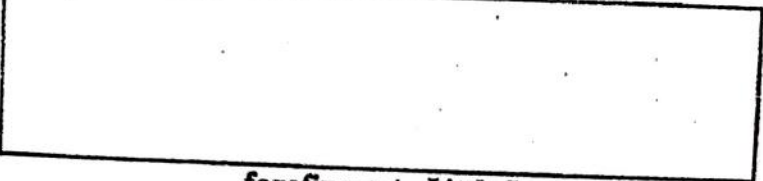
Right Hand  

Photo 

Finger Print attested by me : *Dr Aravinda Chatterjee Aravinda Chatterjee*

Thumb **Littlefinger to forefinger**

Left Hand  

Thumb **forefinger to Littlefinger**


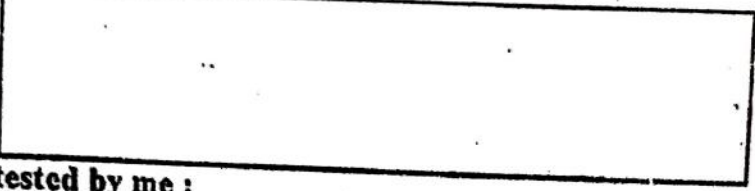
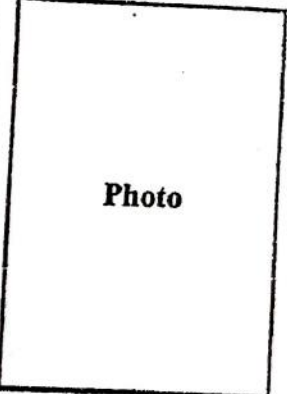

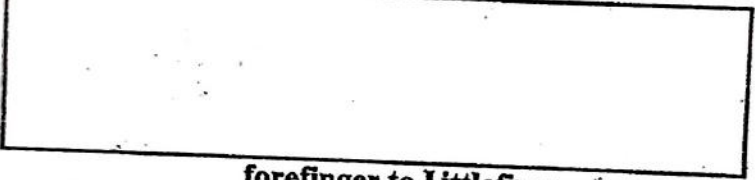
Right Hand  

Photo 

Finger Print attested by me :

Thumb **Littlefinger to forefinger**

Left Hand  

Thumb **forefinger to Littlefinger**

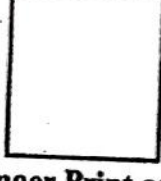
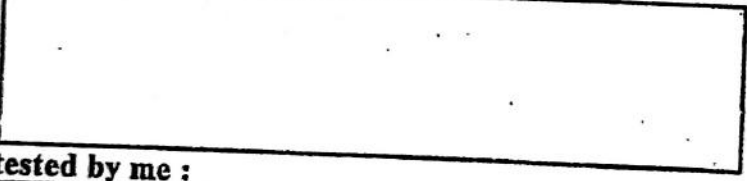
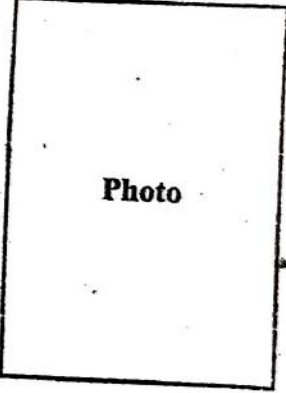
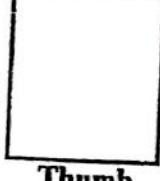
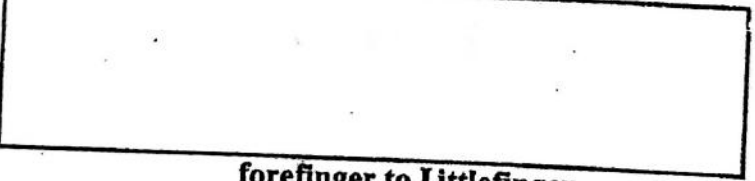
Right Hand  

Photo 

Finger Print attested by me :

Thumb **Littlefinger to forefinger**

Left Hand  

Thumb **forefinger to Littlefinger**


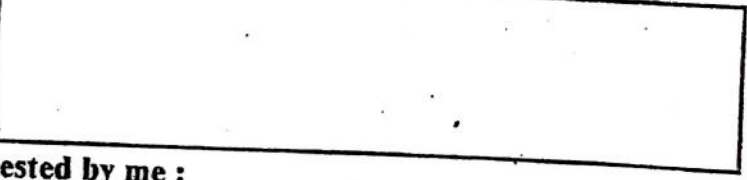
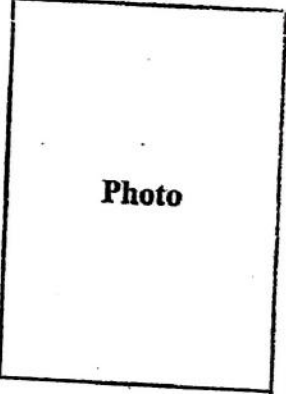
Right Hand  

Photo 

Finger Print attested by me :

DETAILS OF IDENTIFIER WITH PHOTO

(শনাক্তকারীর সচিত্র বিবরণ)

1. NAME (নাম) : AJEET KUMAR RAI
2. FATHER/ HUSBAND NAME : Kailash Rai
(পিতা/ স্বামীর নাম)
3. OCCUPATION (পেশা) : Business
4. PERMANENT ADDRESS (স্থায়ী ঠিকানা)
VILLAGE/TOWN (গ্রাম) Radhika Apartment, Mohishila
POST OFFICE (পোস্ট অফিস) Ushaghat
POLICE STATION (থানা) Harasol PIN 713303
DISTRICT (জেলা) Paschim Medinipur STATE (রাজ্য) W.B.
5. RELATIONSHIP WITH SELLER/BUYER (দলিলের বিক্রেতা/দাতা গনের সহিত সম্পর্ক) BROTHER
6. AADHAR NO 5167 8850 0735
PAN _____
EPIC NO _____

আমি (শনাক্তকারী) _____ অএ দলিলের (Query No.) _____
বিক্রেতা/দাতা গনকে শনাক্ত করিলাম।

I, Ajeet Kumar Rai as identifier identifying the executants
of the concerned deed (Query No.) _____

ছবি সহ দশ আঙ্গুলের টিপ ছাপ

LEFT HAND						
RIGHT HAND						

Ajeet Kumar Rai

IDENTIFIER SIGNATURE
(শনাক্তকারীর স্বাক্ষর)

Major Information of the Deed

Deed No :	I-2305-01526/2024	Date of Registration	27/02/2024
Query No / Year	2305-8000490345/2024	Office where deed is registered	
Query Date	21/02/2024 4:39:39 PM	A.D.S.R. ASANSOL, District: Paschim Bardhaman	
Applicant Name, Address & Other Details	Utsav Mukharjee Asansol Court, Thana : Asansol, District : Paschim Bardhaman, WEST BENGAL, PIN - 713304, Mobile No. : 9851425595, Status : Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
		Rs. 1,28,86,356/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(g))		Rs. 7/- (Article:E)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year):- 230501323/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)) , Mouza: Asansol, . 01 Mohishila Colony Pin Code : 713303

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-340	LR-6505	Bastu Bastu	0.05 Acre		25,77,271/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)) . Mouza: Asansol, . 01 Mohisila Colony Pin Code : 713303

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L2	LR-340	LR-6312	Bastu Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L3	LR-340	LR-6313	Bastu Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L4	LR-340	LR-6314	Bastu Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L5	LR-340	LR-6315	Bastu Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :



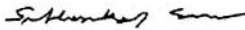


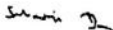
L6	LR-340	LR-6316	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L7	LR-340	LR-6317	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L8	LR-340	LR-6318	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., , Project Name :
L9	LR-340	LR-6319	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L10	LR-340	LR-6320	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L12	LR-340	LR-6384	Bastu	Bastu	0.02 Acre		10,30,909/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L13	LR-340	LR-6385	Bastu	Bastu	0.02 Acre		10,30,909/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L14	LR-340	LR-6386	Bastu	Bastu	0.02 Acre		10,30,909/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L15	LR-340	LR-6388	Bastu	Bastu	0.02 Acre		10,30,909/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
L16	LR-340	LR-6387	Bastu	Bastu	0.02 Acre		10,30,909/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			19Dec	0 /-	97,93,631 /-	

01/03/2024 ,Query No:-23058000490345 / 2024 Dead No :I-01526/2024.
Document is digitally signed.



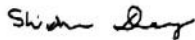





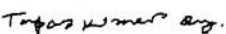
District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)) , Mouza: Asansol , 01 Mohisila Clony Pin Code : 713303



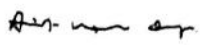





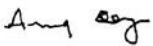


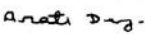
Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L11	LR-340	LR-6321	Bastu	Bastu	0.01 Acre		5,15,454/-	Width of Approach Road: 30 Ft., Adjacent to Metal Road, , Project Name :
Grand Total :					25Dec	0 /-	128,86,356 /-	

Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Shri SUBHANKAR SOM Son of Late CHITTARANJAN SOM Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	 21/02/2024
01 NO. MOHISHILA COLONY,, Block/Sector: SIMULTALA, KAROSIN BYE LANE,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BBxxxxxx0P,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	Smt SIBANI DEY Daughter of SAILESH CHANDRA DUTTA ALIAS SAILAN DUTTA Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	 21/02/2024
SCHOOL ROAD,, Block/Sector: PURANAHAT,, Flat No: BURNPUR,, City:- Not Specified, P.O:- BURNPUR, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AYxxxxxx5L,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				



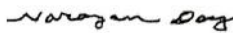
01/03/2024 ,Query No:-23058000490345 / 2024 Deed No :I-01526/2024.
 Document is digitally signed.

3	Name	Photo	Finger Print	Signature
	Smt SHIKHA DEY Daughter of JAGANNATH PAUL WIFE OF LATE BISWAJIT DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
SCHOOL ROAD,, Block/Sector: PURANAHAT,, City:- Not Specified, P.O:- BURNPUR, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BDxxxxxx3B,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
4	Name	Photo	Finger Print	Signature
	Shri MANAS KUMAR DEY Son of Late ASHOK KUMAR DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
SCHOOL ROAD,, Block/Sector: PURANAHAT,, City:- Not Specified, P.O:- BURNPUR, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BDxxxxxx2N,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
5	Name	Photo	Finger Print	Signature
	Shri TAPAS KUMAR DEY Son of Late ASHOK KUMAR DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
SCHOOL ROAD,, Block/Sector: PURANAHAT,, City:- Not Specified, P.O:- BURNPUR, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BDxxxxxx4R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				



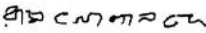
6	Name	Photo	Finger Print	Signature
	Shri AMIT KUMAR DEY Son of Late ASHOK KUMAR DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
SCHOOL ROAD,, Block/Sector: PURANAHAT,, City:- Not Specified, P.O:- BURNPUR, P.S:-Hirapur, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713325 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AQxxxxxx6A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
7	Name	Photo	Finger Print	Signature
	Smt BITHIKA DEY Daughter of PRAFULLA CHANDRA MITRA WIFE OF ALOKE KUMAR DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
ATACHAKI BYE LANE GOLI,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: CCxxxxxx6P,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
8	Name	Photo	Finger Print	Signature
	Shri ANUP DEY Son of Late ALOK KUMAR DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	
ATACHAKI BYE LANE GOLI,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AOxxxxxx7D,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
9	Name	Photo	Finger Print	Signature
	Miss ARATI DEY Daughter of KALIPADA DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	

01/03/2024 ,Query No:-23058000490345 / 2024 Deed No :I-01526/2024.
 Document is digitally signed.



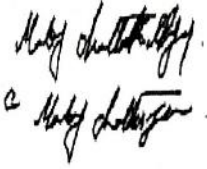
ATACHAKI BYE LANE GOLI,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BNxxxxxx4R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office

10	Name	Photo	Finger Print	Signature
	Shri NARAYAN DEY Son of Late KALIPADA DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	






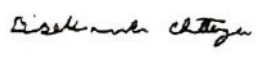


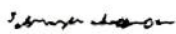
ATACHAKI BYE LANE GOLI,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BKxxxxxx8E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office

11	Name	Photo	Finger Print	Signature
	Shri RAMGOPAL DEY Son of Late KALIPADA DEY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	



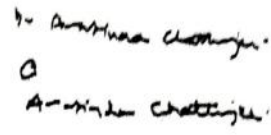
SIMULTALA,, Block/Sector: SANGHATI NAGAR,, Flat No: PURNIMA HOUSING, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: CTxxxxxx3C,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office

12	Name	Photo	Finger Print	Signature
	Shri MALAY CHATTOPADHYAY, (Alias: Shri MALAY CHATTERJEE) Son of Late TARAPADA CHATTERJEE ALIAS TARAPADA CHATTOPADHYAY Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
	21/02/2024	LTI 21/02/2024	21/02/2024	

01 NO. MOHISHILA COLONY,, Block/Sector: KEROSHIN BY LANE GOLI,, City:- Asansol, P.O:- ASANSOL, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ANxxxxxx9E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office

13	Name Shri SUJOY KUMAR CHATTERJEE Son of Late TARAPADA CHATTERJEE Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office	Photo  21/02/2024	Finger Print  LTI 21/02/2024 Captured	Signature  21/02/2024
HOUSE NO. 181,, Block/Sector: KEROSHIN BY LANE GOLI,, City:- Asansol, P.O:- ASANSOL, P.S:- Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AJxxxxxx6M,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
14	Name Shri BIBEKANANDA CHATTERJEE Son of Late KRISHNA PADA CHATTERJEE Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office	Photo  21/02/2024	Finger Print  LTI 21/02/2024 Captured	Signature  21/02/2024
01 NO. MOHISHILA COLONY,, Block/Sector: BATTALA BAZAAR,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ACxxxxxx4F,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				
15	Name Shri SUBHASH CHATTERJEE Son of Late KRISHNA PADA CHATTERJEE Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office	Photo  21/02/2024	Finger Print  LTI 21/02/2024 Captured	Signature  21/02/2024
01 NO. MOHISHILA COLONY,, Block/Sector: BATTALA BAZAAR,, City:- Asansol, P.O:- USHAGRAM, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: BLxxxxxx8A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office				



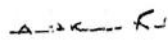


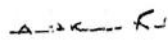


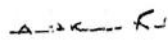
01/03/2024 ,Query No:-23058000490345 / 2024 Deed No :I-01526/2024.
 Document is digitally signed.

Name	Photo	Finger Print	Signature
16 Dr ARABINDA CHATTERJEE, (Alias: ARABINDA CHATTERJEE) (Presentant) Son of Late KRISHAN PADA CHATTERJEE Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office		 Captured	
21/02/2024		LTI 21/02/2024	21/02/2024
13F MAYADASI ROAD,, Block/Sector: PARNASREE PALLY S.O.,, City:- Not Specified, P.O:- KOLKATA, P.S:-Amharst Street, District:-Kolkata, West Bengal, India, PIN:- 700060 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AExxxxxx2M,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 21/02/2024 , Admitted by: Self, Date of Admission: 21/02/2024 ,Place : Office			



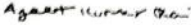
Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	UNIVERSAL CONSTRUCTION CO C/o Kabita Enterprise, Block/Sector: Sb Gorai Rd Near Ram Sayer Maidan, Flat No: Asansol, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713301 , PAN No.:: AAxxxxxx0F,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature												
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr AMIT KUMAR RAI Son of Mr KAILASH RAI Date of Execution - 21/02/2024, , Admitted by: Self, Date of Admission: 21/02/2024, Place of Admission of Execution: Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>Feb 21 2024 4:48PM</td> <td></td> <td>LTI 21/02/2024</td> <td>21/02/2024</td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr AMIT KUMAR RAI Son of Mr KAILASH RAI Date of Execution - 21/02/2024, , Admitted by: Self, Date of Admission: 21/02/2024, Place of Admission of Execution: Office		 Captured		Feb 21 2024 4:48PM		LTI 21/02/2024	21/02/2024
Name	Photo	Finger Print	Signature										
Mr AMIT KUMAR RAI Son of Mr KAILASH RAI Date of Execution - 21/02/2024, , Admitted by: Self, Date of Admission: 21/02/2024, Place of Admission of Execution: Office		 Captured											
Feb 21 2024 4:48PM		LTI 21/02/2024	21/02/2024										
3F03 3RD FLOOR, Block/Sector: RADHIKA APPT, Flat No: SIMULTALA, City:- Asansol, P.O:- ASANSOL, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ARxxxxxx8F,Aadhaar No Not Provided Status : Representative, Representative of : UNIVERSAL CONSTRUCTION CO (as PARTNER) .													

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Ajeet Kumar Rai Son of Mr Kailash Tai Radhika Apartment Mohishila Colony, City:- Asansol, P.O:- Asansol, P.S:- Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713303		 Captured	
	21/02/2024	21/02/2024	21/02/2024
Identifier Of Mr AMIT KUMAR RAI, Shri SUBHANKAR SOM, Smt SIBANI DEY, Smt SHIKHA DEY, Shri MANAS KUMAR DEY, Shri TAPAS KUMAR DEY, Shri AMIT KUMAR DEY, Smt BITHIKA DEY, Shri ANUP DEY, Miss ARATI DEY, Shri NARAYAN DEY, Shri RAMGOPAL DEY, Shri MALAY CHATTOPADHYAY, Shri SUJOY KUMAR CHATTERJEE, Shri BIBEKANANDA CHATTERJEE, Shri SUBHASH CHATTERJEE, Dr ARABINDA CHATTERJEE			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Shri SUBHANKAR SOM	UNIVERSAL CONSTRUCTION CO-0.05 Acre
Transfer of property for L10		
Sl.No	From	To. with area (Name-Area)
1	Shri NARAYAN DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L11		
Sl.No	From	To. with area (Name-Area)
1	Shri RAMGOPAL DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L12		
Sl.No	From	To. with area (Name-Area)
1	Shri MALAY CHATTOPADHYAY	UNIVERSAL CONSTRUCTION CO-0.02 Acre
Transfer of property for L13		
Sl.No	From	To. with area (Name-Area)
1	Shri SUJOY KUMAR CHATTERJEE	UNIVERSAL CONSTRUCTION CO-0.02 Acre
Transfer of property for L14		
Sl.No	From	To. with area (Name-Area)
1	Shri BIBEKANANDA CHATTERJEE	UNIVERSAL CONSTRUCTION CO-0.02 Acre
Transfer of property for L15		
Sl.No	From	To. with area (Name-Area)
1	Shri SUBHASH CHATTERJEE	UNIVERSAL CONSTRUCTION CO-0.02 Acre
Transfer of property for L16		
Sl.No	From	To. with area (Name-Area)
1	Dr ARABINDA CHATTERJEE	UNIVERSAL CONSTRUCTION CO-0.02 Acre
Transfer of property for L2		
Sl.No	From	To. with area (Name-Area)
1	Smt SIBANI DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre

01/03/2024 , Query No:-23058000490345 / 2024 Deed No :I-01526/2024.
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Transfer of property for L3		
Sl.No	From	To. with area (Name-Area)
1	Smt SHIKHA DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L4		
Sl.No	From	To. with area (Name-Area)
1	Shri MANAS KUMAR DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L5		
Sl.No	From	To. with area (Name-Area)
1	Shri TAPAS KUMAR DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L6		
Sl.No	From	To. with area (Name-Area)
1	Shri AMIT KUMAR DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L7		
Sl.No	From	To. with area (Name-Area)
1	Smt BITHIKA DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L8		
Sl.No	From	To. with area (Name-Area)
1	Shri ANUP DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre
Transfer of property for L9		
Sl.No	From	To. with area (Name-Area)
1	Miss ARATI DEY	UNIVERSAL CONSTRUCTION CO-0.01 Acre

Land Details as per Land Record

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)), Mouza: Asansol, , 01 Mohisila Colony Pin Code : 713303

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 340, LR Khatian No:- 6505	Owner:শুভঙ্কর দাস, Gurdian:চিত্তরঞ্জন দাস, Address:নিজ, Classification:ভাঙ্গা, Area:0.05000000 Acre,	Owner Name not selected by applicant.

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)), Mouza: Asansol, , 01 Mohisila Colony Pin Code : 713303

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L2	LR Plot No:- 340, LR Khatian No:- 6312	Owner:শীতালী দে, Gurdian:অশোক দে, Address:নিজ, Classification:ভাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L3	LR Plot No:- 340, LR Khatian No:- 6313	Owner:শীমা দে, Gurdian:বিষ্ণুজিৎ দে, Address:নিজ, Classification:ভাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L4	LR Plot No:- 340, LR Khatian No:- 6314	Owner:মালস দে, Gurdian:অশোক দে, Address:নিজ, Classification:ভাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.

01/03/2024 ,Query No:-23058000490345 / 2024 Deed No :I-01526/2024.
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L5	LR Plot No:- 340, LR Khatian No:- 6315	Owner:জাপদ দে , Gurdian:অশোক দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L6	LR Plot No:- 340, LR Khatian No:- 6316	Owner:অমিত দে , Gurdian:অশোক দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L7	LR Plot No:- 340, LR Khatian No:- 6317	Owner:বিধিকা দে , Gurdian:অশোক দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L8	LR Plot No:- 340, LR Khatian No:- 6318	Owner:অনুপ দে , Gurdian:অশোক দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L9	LR Plot No:- 340, LR Khatian No:- 6319	Owner:আরতী দে , Gurdian:কালীন্দ দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L10	LR Plot No:- 340, LR Khatian No:- 6320	Owner:নারায়ন দে , Gurdian:কালীন্দ দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.
L12	LR Plot No:- 340, LR Khatian No:- 6384	Owner:মলয় চাটাজী , Gurdian:ভরগদ চাটাজী, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Owner Name not selected by applicant.
L13	LR Plot No:- 340, LR Khatian No:- 6385	Owner:সুজয় কুমার চাটাজী , Gurdian:ভরগদ চাটাজী, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Owner Name not selected by applicant.
L14	LR Plot No:- 340, LR Khatian No:- 6386	Owner:বিলেকানন্দ চাটাজী , Gurdian:কৃষ্ণদ চাটাজী, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Owner Name not selected by applicant.
L15	LR Plot No:- 340, LR Khatian No:- 6388	Owner:সুভাষ চাটাজী , Gurdian:কৃষ্ণদ চাটাজী, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Owner Name not selected by applicant.
L16	LR Plot No:- 340, LR Khatian No:- 6387	Owner:অরবিন্দ চাটাজী , Gurdian:কৃষ্ণদ চাটাজী, Address:নিজ , Classification:ডাঙ্গা, Area:0.02000000 Acre,	Owner Name not selected by applicant.

District: Paschim Bardhaman, P.S:- Asansol, Municipality: ASANSOL MC, Road: Mohisila Colony No 1, Road Zone : (Road Width (20-30) -- Road Width (20-30)) , Mouza: Asansol , 01 Mohisila Clony Pin Code : 713303

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L11	LR Plot No:- 340, LR Khatian No:- 6321	Owner:রাম গোপাল দে , Gurdian:কালীন্দ দে, Address:নিজ , Classification:ডাঙ্গা, Area:0.01000000 Acre,	Owner Name not selected by applicant.

Endorsement For Deed Number : I - 230501526 / 2024

On 21-02-2024

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

Presented for registration at 16:45 hrs on 21-02-2024, at the Office of the A.D.S.R. ASANSOL by Dr ARABINDA CHATTERJEE Alias ARABINDA CHATTERJEE, one of the Executants.

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 1,28,86,356/-

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

Execution is admitted on 21/02/2024 by 1. Shri SUBHANKAR SOM, Son of Late CHITTARANJAN SOM, 01 NO. MOHISHILA COLONY,, Sector: SIMULTALA, KAROSIN BYE LANE,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 2. Smt SIBANI DEY, Daughter of SAILESH CHANDRA DUTTA ALIAS SAILAN DUTTA, SCHOOL ROAD,, Sector: PURANAHAT,, Flat No: BURNPUR,, P.O: BURNPUR, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by Profession House wife, 3. Smt SHIKHA DEY, Daughter of JAGANNATH PAUL WIFE OF LATE BISWAJIT DEY, SCHOOL ROAD,, Sector: PURANAHAT,, P.O: BURNPUR, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by Profession House wife, 4. Shri MANAS KUMAR DEY, Son of Late ASHOK KUMAR DEY, SCHOOL ROAD,, Sector: PURANAHAT,, P.O: BURNPUR, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by Profession Others, 5. Shri TAPAS KUMAR DEY, Son of Late ASHOK KUMAR DEY, SCHOOL ROAD,, Sector: PURANAHAT,, P.O: BURNPUR, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by Profession Others, 6. Shri AMIT KUMAR DEY, Son of Late ASHOK KUMAR DEY, SCHOOL ROAD,, Sector: PURANAHAT,, P.O: BURNPUR, Thana: Hirapur, , Paschim Bardhaman, WEST BENGAL, India, PIN - 713325, by caste Hindu, by Profession Others, 7. Smt BITHIKA DEY, Daughter of PRAFULLA CHANDRA MITRA WIFE OF ALOKE KUMAR DEY, ATACHAKI BYE LANE GOLI,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession House wife, 8. Shri ANUP DEY, Son of Late ALOK KUMAR DEY, ATACHAKI BYE LANE GOLI,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 9. Miss ARATI DEY, Daughter of KALIPADA DEY, ATACHAKI BYE LANE GOLI,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 10. Shri NARAYAN DEY, Son of Late KALIPADA DEY, ATACHAKI BYE LANE GOLI,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 11. Shri RAMGOPAL DEY, Son of Late KALIPADA DEY, SIMULTALA,, Sector: SANGHATI NAGAR,, Flat No: PURNIMA HOUSING, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 12. Shri MALAY CHATTOPADHYAY, Alias Shri MALAY CHATTERJEE, Son of Late TARAPADA CHATTERJEE ALIAS TARAPADA CHATTOPADHYAY, 01 NO. MOHISHILA COLONY,, Sector: KEROSHIN BY LANE GOLI,, P.O: ASANSOL, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 13. Shri SUJOY KUMAR CHATTERJEE, Son of Late TARAPADA CHATTERJEE, HOUSE NO. 181,, Sector: KEROSHIN BY LANE GOLI,, P.O: ASANSOL, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 14. Shri BIBEKANANDA CHATTERJEE, Son of Late KRISHNA PADA CHATTERJEE, 01 NO. MOHISHILA COLONY,, Sector: BATTALA BAZAAR,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 15. Shri SUBHASH CHATTERJEE, Son of Late KRISHNA PADA CHATTERJEE, 01 NO. MOHISHILA COLONY,, Sector: BATTALA BAZAAR,, P.O: USHAGRAM, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others, 16. Dr ARABINDA CHATTERJEE, Alias ARABINDA CHATTERJEE, Son of Late KRISHAN PADA CHATTERJEE, 13F MAYADASI ROAD,, Sector: PARNASREE PALLY S.O.,, P.O: KOLKATA, Thana: Amharst Street, , Kolkata, WEST BENGAL, India, PIN - 700060, by caste Hindu, by Profession Others

Indetified by Mr Ajeet Kumar Rai, , Son of Mr Kailash Tai, Radhika Apartment Mohishila Colony, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession Business

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

Execution is admitted on 21-02-2024 by Mr AMIT KUMAR RAI, PARTNER, UNIVERSAL CONSTRUCTION CO, C/o Kabita Enterprise, Block/Sector: Sb Goral Rd Near Ram Sayer Maidan, Flat No: Asansol, City:- Asansol, P.O:- Asansol, P.S:-Asansol, District:-Paschim Bardhaman, West Bengal, India, PIN:- 713301

Indetified by Mr Ajeet Kumar Rai, , Son of Mr Kailash Tai, Radhika Apartment Mohishila Colony, P.O: Asansol, Thana: Asansol, , City/Town: ASANSOL, Paschim Bardhaman, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession Business



Manoj Kumar Mandal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Paschim Bardhaman, West Bengal

On 27-02-2024

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

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

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fees paid by Cash Rs 7.00/-

Payment of Stamp Duty

Certified 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 599, Amount: Rs.100.00/-, Date of Purchase: 06/02/2024, Vendor name: P GHANTY



Manoj Kumar Mandal
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Paschim Bardhaman, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 2305-2024, Page from 31604 to 31636
being No 230501526 for the year 2024.



Digitally signed by MANOJ KUMAR MANDAL
Date: 2024.03.01 11:56:05 +05:30
Reason: Digital Signing of Deed.

(Manoj Kumar Mandal) 01/03/2024
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
West Bengal.