

2283/21

I-3409/2021



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AG 636528

Registration is admitted
 to registration. The signature sheet/s and
 the enclosure sheet/s attached with this
 document are the part of this document.

Add. Dir. Sub-Registrar
 Adra, South 24 Parganas


15 DEC 2021

**GENERAL POWER OF ATTORNEY AFTER REGISTRATION OF
 DEVELOPMENT AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS, that we, 1) **RANU
 MONDAL** PAN -BEMPM4059Q, Aadhaar No. 3516 7086 4906, daughter
 of Sri Balai Chandra Mondal, by faith Hindu, by nationality Indian, by
 occupation Service, residing at B4, South Park, P.O. & P.S. Bansdrani,

15.12.2021
 13:40 hrs.
 800263/269/2021

18648 Date 29/11/2021
sent to BMASS Enterprise
P.L. NO. 418, Prayulla Nagar
Alipore 107 Kolkata-70


Samiran Das
Stamp Vendor
Alipore Police Court
South 24 Pgs. Kolkata



Identified by me
Ranjit Sarkar
Advocate
S/o - Sri Balaram Sarkar
of Alipore Police Court
P.O + P.S. - Alipore,
Kolkata - 700027

Addl. Dist. Sub-Registrar
Alipore
15 DEC 2021
South 24 Parganas
Kolkata-700027

Kolkata - 700 070, and 2) DIPA DEB MONDAL, PAN - BQAPD2682N, Aadhaar No. 2196 9941 8799, daughter of Sri Balai Chandra Mondal, wife of Subrata Deb Mandal, by faith Hindu, by nationality Indian, by occupation Housewife, residing at Baharu Station Road, P.O. Baharu, P.S. Baruipur, District. South 24-Parganas, Pin 743372. SEND GREETINGS :-

WHEREAS one Bijoy Krishna Mondal (since deceased) was the owner in respect of all that piece and parcel of land measuring more or less 21 Decimals out 27 decimals under R.S. Khatian No. 701 and R.S. Dag No. 1285, and Land measuring 28 decimals under Khatian No. 700, Khanda Khatian No. 1044, under Dag No. 1285 total land measuring more or less 49 Decimals, lying and situate at Mouza: Bansdroni, J.L. No. 45, Touzi No. 151, R.S. No. 381, under P.S. then Regent Park, now Bansdroni, District. South 24-Parganas, within the limits of the Kolkata Municipal Corporation under Ward No. 113.

AND WHEREAS said Bijoy Krishna Mondal gifted the aforesaid land in favour of his four sons namely Sri Balai Chandra Mondal, Kanai Lal Mondal, Nemai Chandra Mondal and Sannyashi Charan Mondal on 23.9.1960 which was duly registered at the office of the S.R. Alipore, duly recorded in Book No. I, volume No. 113, pages from 278 to 282, Being No. 7646 for the year 1960.

AND WHEREAS after getting the said property, the said Sri Balai Chandra Mondal, Kanai Lal Mondal, Nemai Chandra Mondal and Sannyashi Charan Mondal enjoying 1/4th each share thereof.

AND WHEREAS subsequently the said Kanai Lal Mondal sold his 1/4th respective portion to several persons and leave his right title and interest over the said land to his father.

AND WHEREAS due to avoid any future complication and dispute, the said Balai Chandra Mondal, Nemai Chandra Mondal and Sannyashi Charan Mondal had partitioned their portion of land by virtue of a Deed of partition on 11.8.1988 which was duly registered at the office of the DSR Alipore, duly recorded in Book No. I, being No. 9589 for the year 1988,

AND WHEREAS by way of said partition deed the said Balai Chandra Mondal got all that piece and parcel of Danga Land measuring more or less 7(seven) cottahs 1(one) chittaks, lying and situate at Mouza: Bansdroni, J.L. No. 45, Touzi No. 151, R.S. No. 381, R.S. Khatian No. 1044, under R.S. Dag No. 1285 under P.S. then Regent Park, now Bansdroni, District. South 24-Parganas, within the limits of the Kolkata Municipal Corporation under Ward No. 113.

AND WHEREAS out of love and affection the said Balai Chandra Mondal gifted the total Danga Land measuring more or less 7(seven) cottahs 1(one) chittaks, in favour of us namely Ranu Mondal and Dipa Mondal, the PRINCIPAL herein of these presents, by virtue of a Deed of Conveyance which was duly registered at the office of the ADSR Alipore, duly recorded in Book No. I, Volume No. 54, Pages from 231 to 238, Being No. 2751 for the year 1988.

AND WHEREAS after getting the said property, we have mutated their names in the Kolkata Municipal Corporation being premises No. 454, Pirpukur Road, Assessee No. 31-113-19-0454-3, under K.M.C. ward No. 113, paying taxes regularly to the concerned office in their names, and constructed a dwelling structure thereon.

AND WHEREAS due to better enjoyment of the said landed property, we have decided to construct a multi storied building thereon, but due to paucity of money, associated with other problems, we were decided to appoint a Developer to develop the said property.

AND WHEREAS knowing the such intentions of us the Developer namely BMASS ENTERPRISE PAN – AAYFB1398L, a Partnership firm, having its registered office at K.M.C. Premises 9, Prafulla Nagar, P.O. & P.S. Bansdroni, Kolkata – 700 070, and postal address : P.L. No. 418, Prafulla Nagar, P.O. & P.S. Bansdroni, Kolkata – 700 070, represented by its Partners namely (1) SUBHASH PAL, PAN – APBPP4723M, Aadhaar No. 6552 5430 3918, son of Late Manik Pal, by faith Hindu, by nationality Indian, by occupation Business, residing B-53, South Park, P.O. Bansdroni, P.S. Bansdroni, Kolkata - 700 070, (2) MANIK SARDAR, PAN – CSIPS4972D, Aadhaar No. 3053 7729 9587, son of Late Kochiram Sardar, by faith Hindu, by nationality Indian, by occupation Business, residing P-17, Pirpukur Road, P.O. Bansdroni, P.S. Bansdroni, Kolkata - 700 070, (3) ANATH SARDAR, PAN – BZEPS7486J, Aadhaar No. 2053 5159 5835, son of Late Dulal Chandra Sardar, by faith Hindu, by nationality Indian, by occupation Business, residing P-13, H.L. Sarkar Road, P.O. Bansdroni, P.S. Bansdroni, Kolkata - 700 070, (4) SWAPAN DEV, PAN – DCEPD7846A, Aadhaar No. 2505 8072 1679, son of Late Soumen Dev, by faith Hindu, by nationality Indian, by occupation Business, residing B/54, South Park, P.O. Bansdroni, P.S. Bansdroni, Kolkata - 700 070, and (5) BISWAJIT RAY, PAN – BXIPR7200K, Aadhaar No. 3290 3181 1791, son of Late Bijay Kumar Ray, by faith Hindu, by nationality Indian, by occupation Business, residing P.L. No. 418, Prafulla Nagar, P.O. Bansdroni, P.S. Bansdroni,

Kolkata - 700 070, agreed to develop the said property. And we hereby appoint the Developer as our true and lawful constituted ATTORNEY. And we have registered a Development Agreement on 15.12.2021 at ADSR Alipore, vide Deed No. 3401 for the year 2021.

MY SAID CONSTITUTED ATTORNEY WILL DO THE FOLLOWING ACTS, DEEDS AND THINGS :-

1. To put and/or affix sign board on the said premises and to publish notification in the newspaper for inviting applications for booking of the flats of the Developer's share and other spaces in the said premises.
2. To enter into the said premises with contractors, architects and other workmen for construction of the said proposed building and to do all necessary works in connection therewith.
3. To enter into the said premises with surveyor, architect and other workmen for preparation of the proposed plan and to do all other things including testing of soil which will be necessary for the said purpose.
4. To admit our signature and submit the proposed plan after preparation of the same before the authority concern after signing the same on our behalf and to sign all necessary forms and declarations swear affidavit and to deposit the necessary fees in this effect.
5. To build and/or construct new G+3 storied Building on the land in the said premises.

Dopa Beel Mondal

6. To apply for and obtain permission for steel, cement, brick and other building materials to be required for construction of the proposed building on our behalf.
7. To apply for obtaining electricity, water, gas, telephone connections temporary permanent, lying under ground cables as well as obtaining sewerage and drainage connection to the said premises.
8. To issue no objection certificate on our behalf to the intending purchasers for taking house building/commercial loan from any bank, company, firm and any other financial institution after giving mortgage of the said flats of Developer's share and other spaces with undivided proportionate share or interest in the land in the said premises, intended by the intending purchasers.
9. To appear for and represent us in any court of civil, criminal, original, appellate, Revisional jurisdiction before settlement offices, revenue officer, junior land and land reforms office, municipal Income Tax, Wealth Tax, Urban Land ceiling authority or other authorities and/or to sign, verify, present, file and plaint, written statement, applications, affidavits, undertaking, declarations and all other documents, papers and to appoint and retain Advocates, pleaders and legal practitioners and to sign and execute Vokatnama as and when necessary and to accept all summons notices and other judicial process and to execute any order, decree or judgement and to deposit or withdraw money or documents in and from any court and/or other authorities and generally to act in any suits, proceedings or matters in which ourselves may be interested or concerned in connection with the said premises.

10. To Advertise, negotiate on terms for sale of the flats, of Developer's share of the proposed Building to be raised and/or constructed on our land in the jurisdiction of the Kolkata Municipal Corporation of above premises with proportionate undivided share in the land in the said premises save and except ^{our} ~~my~~ allocation of the said proposed construction more fully and [^] particularly described in the owner's allocation of the Development Agreement entered into by and between ourselves and our said Developer, which are reserved for us as per terms of the said agreements with the intending purchasers and to enter into any agreements for sale of the said flats, of the Attorney's share and/or other spaces with undivided proportionate share in the land in the said premises during and after the construction of the said proposes building.

11. To enter into agreements for sale of flats of Developer's share with the intending purchasers to this effect and to receive the earnest money from them and also the balance of consideration money and to give valid and effectual receipt and discharge for the same, save and except owners' allocated share.

12. Upon receipt of the balance of consideration money as our act and deed to sign and execute and any deed or deeds of conveyance in respect of the said flats of the said Developer's share and other spaces together with the undivided proportionate share in the land in the said premises in favour of the intending purchaser save and except our allocated share.

13. To apply for permission of the competent authority under the provision of the Urban Land (Ceiling & Regulation) Act, 1976 for sale

Sripa Deb Mondal

of the undivided proportionate share of the entire land and the constructed area in the said premises, if necessary and to execute, affirm and sign necessary declarations, forms and applications and swear affidavits for such purpose and to submit the same and appear before the competent authority.

14. To approve on our behalf the draft deeds of conveyance in respect of our Developer's share allotment in the proposed construction in the said premises as stated in the said development agreement.
15. To appear before the Income Tax authority and to apply for obtaining Income Tax Clearance Certificate under section 230(A)(i) of the Income Tax Act, 1961, for sale of the said flats of the said Developer's share and other spaces with undivided proportionate share in the land in the said premises and to do all other acts, deeds and things in connection therewith, save and except the our allocated share.
16. To execute, sign and present any such deeds of conveyance for registration and to admit their respective executions and acknowledge receipt of consideration thereof before the District Registrar, Sub-Registrar and Registrar of Assurance, Calcutta having authority for and to have the said deeds of conveyance registered and to do all acts, deeds and things which my said attorney shall consider necessary for conveying the said flats, of the said Developer's share and other spaces with proportionate undivided share in the land in the said premises to the intending purchasers fully and effectually in all respect as ^{we} could do the same myself save and except our allocated share.
17. To execute, affirm and sign all other declarations, papers, documents and/or instruments to be filed before any lawful authority which may be

Dipa Deb Mondal

required for registration of the said Deeds of conveyance, save and except our allocated share.

18. To deliver possession of the flats of the said Developer's share and other spaces in respect of the ^{Developer's} ~~Attorney's~~ allocation to the intending purchaser on or before the execution and registration of the Deeds of Conveyance in respect of the said flats of the Developer's share and other spaces as per terms of the said agreement save and except our allocated share.

19. To settle, compromise, all actions, suits, accounts, claims and disputes between us and any other persons.

AND GENERALLY to do, execute and perform all other lawful acts, matters and things as our said Attorney shall consider necessary in connection with the said premises and I hereby agrees that all acts, deeds and things in respect of the said premises lawfully done by the said Attorney on our behalf shall be construed as acts, deeds and things, done by our and I undertake to ratify and confirm all and whatever the said Attorney shall lawfully do or cause to be done for construction of the said premises by virtue of this **POWER OF ATTORNEY**.

THE SCHEDULE "A" REFERRED TO ABOVE

ALL THAT piece and parcel of Danga land measuring more or less 7(seven) cottahs 1(one) chittaks, alongwith 1200 sft. asbestos shed structure lying and situate at Mouza: Bansdroni, J.L. No. 45, Touzi No. 151, R.S. No. 381, R.S. Khatian No. 1044, under R.S. Dag No. 1285 under P.S. then Regent Park, now Bansdroni, District. South 24-Parganas,

Dipa Debi Mondal

within the limits of the Kolkata Municipal Corporation being premises No. 454, Pirpukur Road, Assessee No. 31-113-19-0454-3, under K.M.C. ward No. 113, together with common part and facilities attached thereto, being butted and bounded by :

ON THE NORTH ; Land of Dag No. 1285,

ON THE SOUTH : Land of Dag No. 1285,

ON THE EAST : 12' wide K.M.C. Road,

ON THE WEST : Land of Dag No. 1285 & 1284.

THE SCHEDULE "B" REFERRED TO ABOVE

(Owner's Allocation)

ALL THAT shall mean that 45% of the constructed area said building i.e. one flat on the south west (2 BHK), another (1 BHK) Western side and one car parking space South east side on the ground floor, entire first floor, and one flat (2 BHK) on the north west side of the third floor, save and except the Developer's Allocation, together with all paths and passages attached thereto at the G + Three storied building.

THE SCHEDULE "C" REFERRED TO ABOVE

(Developer's Allocation)

ALL THAT balance 55% constructed area i.e. save and except the Owner's allocation, of the said G + Three storied building together with all paths and passages attached thereto.

Dipa Deb Mondal

IN WITNESS WHEREOF I the PRINCIPALS AND the EXECUTANT hereto have set and subscribed their respective hands on the day, month and year first above written, on this 15th day of December, Two Thousand Twenty One (2021)

WITNESSES:

1. Ranjan Sarkar
Advocate
Alipore Police Court
W-27
2. Kartick Mondal
B-4, South Park
P.O. - Bamsdroni
Kolkata - 700070

1. Ranu Mondal

2. Dipa Deb Mondal

PRINCIPALS

B MASS ENTERPRISE ENTERPRISE

1. Subhash Pal

2. Manik Saha

Partner

3. Ananta Saha

4. Subhash Pal

5. Biswajit Ray

Partner

ATTORNEY

DRAFTED BY:

Ranjan Sarkar
WB/1278/2012

RANJAN SARKAR
Advocate
Alipore Police Court
Kolkata 700027

COMPUTER PRINTED AT :

JOY MAI TARA COMPUTER,

BY: Arun Kumar Naskar
(ARUN KUMAR NASKAR)

Paharpur, P.S. Rabindra Nagar,
Kolkata 700 066.



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name... Ranu Mondal

Signature... Ranu Mondal



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name... Dipa Sel Mondal

Signature... Dipa Sel Mondal



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name... Subhash Pal

Signature... Subhash Pal

Thumb 1st finger middle finger ring finger small finger



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name..... *Biswajit Ray*

Signature..... *Biswajit Ray*

Thumb 1st finger middle finger ring finger small finger



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name.....

Signature.....

Thumb 1st finger middle finger ring finger small finger



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name.....

Signature.....

Major Information of the Deed

Deed No :	I-1605-03409/2021	Date of Registration	15/12/2021
Query No / Year	1605-8002631269/2021	Office where deed is registered	
Query Date	15/12/2021 1:49:32 PM	1605-8002631269/2021	
Applicant Name, Address & Other Details	RANJU SARKAR ALIPORE POLICE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 8617261745, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 2/-	Rs. 53,84,696/-		
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]:- 160503401/2021 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Pir Pukur Road, , Premises No: 454, , Ward No: 113 Pin Code : 700070



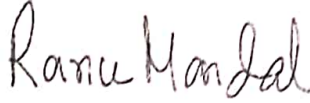
Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	7 Katha 1 Chatak	1/-	50,60,696/-	Width of Approach Road: 12 Ft., , Project Name :
Grand Total :				11.6531Dec	1 /-	50,60,696 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1200 Sq Ft.	1/-	3,24,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 1200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		1200 sq ft	1 /-	3,24,000 /-	

Details :

Name,Address,Photo,Finger print and Signature

Name	Photo	Finger Print	Signature
Smt Ranu Mondal Daughter of Mr Balai Chandra Mondal Executed by: Self, Date of Execution: 15/12/2021 , Admitted by: Self, Date of Admission: 15/12/2021 ,Place : Office			
15/12/2021	LTI 15/12/2021	15/12/2021	

B4, South Park, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BExxxxxx9Q, Aadhaar No: 35xxxxxxxx4906, Status :Individual, Executed by: Self, Date of Execution: 15/12/2021
 , Admitted by: Self, Date of Admission: 15/12/2021 ,Place : Office

2	Name	Photo	Finger Print	Signature
	Dipa Deb Mondal Daughter of Mr Balai Chandra Mondal Executed by: Self, Date of Execution: 15/12/2021 , Admitted by: Self, Date of Admission: 15/12/2021 ,Place : Office			
	15/12/2021	LTI 15/12/2021	15/12/2021	

Baharu Station Road, City:- , P.O:- Baharu, P.S:-Baruipur, District:-South 24-Parganas, West Bengal, India, PIN:- 743372 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BQxxxxxx2N, Aadhaar No: 21xxxxxxxx8799, Status :Individual, Executed by: Self, Date of Execution: 15/12/2021
 , Admitted by: Self, Date of Admission: 15/12/2021 ,Place : Office



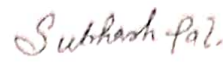
Attorney Details :

SI No Name,Address,Photo,Finger print and Signature




1	Bmass Enterprise 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372 , PAN No.:: AAxxxxxx8L,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative
---	--

Representative Details :



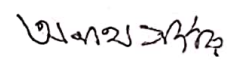
Name, Address, Photo, Finger print and Signature

Name	Photo	Finger Print	Signature
Mr Subhash Pal (Presentant) Son of Late Manik Pal Date of Execution - 15/12/2021, , Admitted by: Self, Date of Admission: 15/12/2021, Place of Admission of Execution: Office	 Dec 15 2021 3:58PM	 LTI 15/12/2021	 15/12/2021


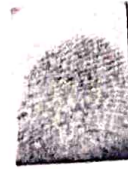
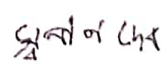
B-53, South Park, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: APxxxxxx3M, Aadhaar No: 65xxxxxxxx3918 Status : Representative, Representative of : Bmass Enterprise (as partners)

Name	Photo	Finger Print	Signature
Mr Manik Sardar Son of Late Kochiram Sardar Date of Execution - 15/12/2021, , Admitted by: Self, Date of Admission: 15/12/2021, Place of Admission of Execution: Office	 Dec 15 2021 3:59PM	 LTI 15/12/2021	 15/12/2021




P-17, Pirpukur Road, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: CSxxxxxx2D, Aadhaar No: 30xxxxxxxx9587 Status : Representative, Representative of : Bmass Enterprise (as partners)

Name	Photo	Finger Print	Signature
Mr Anath Sardar Son of Late Dulal Chandra Sardar Date of Execution - 15/12/2021, , Admitted by: Self, Date of Admission: 15/12/2021, Place of Admission of Execution: Office	 Dec 15 2021 4:00PM	 LTI 15/12/2021	 15/12/2021

P-13, H L Sarkar Road, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BZxxxxxx6J, Aadhaar No: 20xxxxxxxx5835 Status : Representative, Representative of : Bmass Enterprise (as partners)




Name	Photo	Finger Print	Signature
Mr Swapan Dev Son of Late Soumen Dev Date of Execution - 15/12/2021, , Admitted by: Self, Date of Admission: 15/12/2021, Place of Admission of Execution: Office	 Dec 15 2021 4:00PM	 LTI 15/12/2021	 15/12/2021

South Park, City:- , P.O:- Bansdroni, P.S:-Bansdroni, District:-South 24-Parganas, West Bengal,
 PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.::
 XXXXXX6A, Aadhaar No: 25xxxxxxxx1679 Status : Representative, Representative of : Bmass
 Enterprise (as partners)

Name	Photo	Finger Print	Signature
5 Mr Biswajit Ray Son of Late Bijay Kumar Ray Date of Execution - 15/12/2021, , Admitted by: Self, Date of Admission: 15/12/2021, Place of Admission of Execution: Office			
	Dec 15 2021 4.01PM	LTI 15/12/2021	15/12/2021

418, Prafulla Nagar, City:- , P.O:- Bansdroni, P.S:-Bansdroni, District:-South 24-Parganas, West Bengal,
 India, PIN:- 700070, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.::
 BXxxxxxx0K, Aadhaar No: 32xxxxxxxx1791 Status : Representative, Representative of : Bmass
 Enterprise (as partners)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr RANJU SARKAR Son of Mr BALARAM SARKAR ALIPORE POLICE COURT, City:- Kolkata, P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			
	15/12/2021	15/12/2021	15/12/2021

Identifier Of Smt Ranu Mondal, Dipa Deb Mondal, Mr Subhash Pal, Mr Manik Sardar, Mr Anath Sardar, Mr Swapan
 Dev, Mr Biswajit Ray

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Smt Ranu Mondal	Bmass Enterprise-5.82656 Dec
2	Dipa Deb Mondal	Bmass Enterprise-5.82656 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Smt Ranu Mondal	Bmass Enterprise-600.00000000 Sq Ft
2	Dipa Deb Mondal	Bmass Enterprise-600.00000000 Sq Ft

12-2021

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (9) of Indian Stamp Act 1899.

Presentation (Under Section 52 & Rule 22A(3) 40(1), W.B. Registration Rules, 1962)

Presented for registration at 13:40 hrs on 15-12-2021, at the Office of the A.D.S.R. ALIPORE by Mr Subhash Pal ..

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 53,84,696/-

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

Execution is admitted on 15/12/2021 by 1. Smt Ranu Mondal, Daughter of Mr Balai Chandra Mondal, B4, South Park, P.O: Bansdrani, Thana: Bansdrani, , South 24-Parganas, WEST BENGAL, India, PIN - 700070, by caste Hindu, by Profession Service, 2. Dipa Deb Mondal, Daughter of Mr Balai Chandra Mondal, Baharu Station Road, P.O: Baharu, Thana: Baruipur, , South 24-Parganas, WEST BENGAL, India, PIN - 743372, by caste Hindu, by Profession House wife

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

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

Execution is admitted on 15-12-2021 by Mr Subhash Pal, partners, Bmass Enterprise, 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 15-12-2021 by Mr Manik Sardar, partners, Bmass Enterprise, 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 15-12-2021 by Mr Anath Sardar, partners, Bmass Enterprise, 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 15-12-2021 by Mr Swapan Dev, partners, Bmass Enterprise, 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 15-12-2021 by Mr Biswajit Ray, partners, Bmass Enterprise, 9, Prafulla Nagar, City:- , P.O:- Bansdrani, P.S:-Bansdrani, District:-South 24-Parganas, West Bengal, India, PIN:- 743372

Indetified by Mr RANJU SARKAR, , Son of Mr BALARAM SARKAR, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

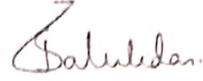
Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by Cash Rs 7/-

Stamp Duty

Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-

Type of Stamp

Stamp: Type: Impressed, Serial no 18648, Amount: Rs.100/-, Date of Purchase: 29/11/2021, Vendor name: Samiran



Sukanya Talukdar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69,
Registered in Book - I
Volume number 1605-2021, Page from 142242 to 142279
being No 160503409 for the year 2021.



Sukanya Talukdar.

Digitally signed by SUKANYA
TALUKDAR
Date: 2021.12.22 13:19:54 +05:30
Reason: Digital Signing of Deed.

(Sukanya Talukdar) 2021/12/22 01:19:54 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
West Bengal.

(This document is digitally signed.)