

012818/24 VC-3394/24

I 12629/2021



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

2/10/24  
7.42  
C-2/249/1797

certified that the document is submitted to registration. The signature sheets and the endroement sheets attached with the document are the part of this document.

DECLARATION TO K.M.C (BOUNDARY)

AC-878153  
District Sub-Register-10  
Alipore South 24 Parganas  
01 NOV 2021  
0027/NOV 2021

Re: Premises No. 4C, PRINCE ANWAR SHAH ROAD, Ward No. 89, Br. No.X, P.S.CHARU MARKET, Kolkata – 7000 33.

I, **SANGEETA ROY (PAN:AIRPR3313A, Aadhar-2775 0512 3888)**, wife of **SRI MOHAN KUMAR ROY**, by faith- HINDU, by Occupation- BUSINESS, residing at D/621, LAKE GARDENS, P.S. – CHARU MARKET, Kolkata – 700 033, Proprietor of "RAMS NIKET" registered office at 599, Lake Gardens, PS-Lake, Kolkata-700045, Constituted Attorney of **Mrs. MANZILAT ARA BEGUM (alias Manjula Ara Begum alias Manjulat Ara Begum)** wife of **Anisur Rahaman (PAN:BDCPB4456P, AADHAR No.4030 6801 5097)** by nationality Indian, by religion Muslim, by occupation Housewife presently residing at 2, Prince Anwar Shah Road, Kolkata – 700033 P.O. TOLLYGUNGE P.S. CHARU MARKET, do hereby solemnly affirm and declare as follows:

23408

13 SEP 2021

No.....Rs.-50/- Date.....

Name:- B. C. LAHIRI  
Advocate

Address:- Alipore Judge's Court, Kol-27  
Alipore Collectorate, 24 Pgs. (S)

SUBHANKAR DAS  
STAMP VENDOR

Alipore Police Court, Kol-27

Vendor .....

*[Handwritten signature]*

Sangeeta Roy



10209

Sangeeta Roy



10211

Subrata Mondal  
Advocate  
Alipore Police Court  
Kolkata - 700027

District Sub-Registrar-III  
Alipore, South 24 Parganas

02 DEC 2021

1. That I am the absolute owner of Premises No. 4C, PRINCE ANWAR SHAH ROAD, Ward No.89., K.M.C. land measuring about (7) Cottahs (06) Chattacks 34 Sq.ft. i.e 496.470 sq.m. more or less of vacant land with R.T. shed and I, propose to construct a building in the aforesaid premises. The total boundary line of the property is fully mentioned in below and described in RED and I shall be liable for dispute, if arise, with our neighbours in respect of the said land in future. The K.M.C. shall not be liable for any litigation arises in future over the said land due to false statement and has liberty to revoke the plan in accordance with the law.
  
2. That I shall submit the plan for obtaining sanction for the construction of building in the said premises.
  
3. That I am the absolute owner of Premises No.4C, PRINCE ANWAR SHAH ROAD, P.S.CHARU MARKET KOLKATA-700033, Br. No.X, within the Municipal limit of the K.M.C. comprising land Area (07) Cottahs (06)Chittacks 34Sq.Ft. i.e. 496.470 sq.m.. be the same and little more or less with structure standing thereon more fully described and delineated in the plan annexed hereto and thereon coloured in RED verge line.
  
4. That there is no civil or criminal suit pending over the said land and the land is free from all encumbrances.
  
5. The boundaries on the four sides of the land of Premises No. 4C, PRINCE ANWAR SHAH ROAD Kolkata –700 033, Ward No.89, Br. No .X, P.S. CHARU MARKET, within my ownership are as follows:

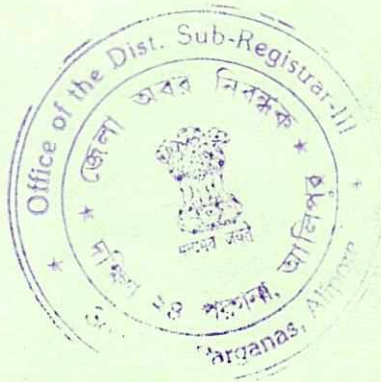
ON THE NORTH: CHILDRENS PARK / PLAY GROUND

ON THE SOUTH: WIDE KMC ROAD

ON THE EAST: Premises- 4A / 4 / 4B, PRINCE ANWAR SHAH ROAD

ON THE WEST: Premises no- 2, PRINCE ANWAR SHAH ROAD.

The Enclosed site plan is also a part of this declaration.



District Sub-Registrar-III  
Alipore, South 24 Parganas

12 DEC 2024

That the above statements are true to my knowledge and belief.

Signed this 02 day of December, 2021.

WITNESSES:

1. Mishan Kir Roy  
S/O Lt. Janaki Roy  
621, Lake Gardens  
Kolkata - 700045

2.

Sangeeta Roy

SIGNATURE OF DECLARANT

Constituted Attorney of  
Manzilat Ara Begum

alias Manzula Ara Begum  
alias Manzulat Ara Begum.

Drafted by me As per K.M.C. Proforma.

Subrata Mondal  
Advocate  
P/1328/07

Alipore Police Court  
Kolkata - 700024



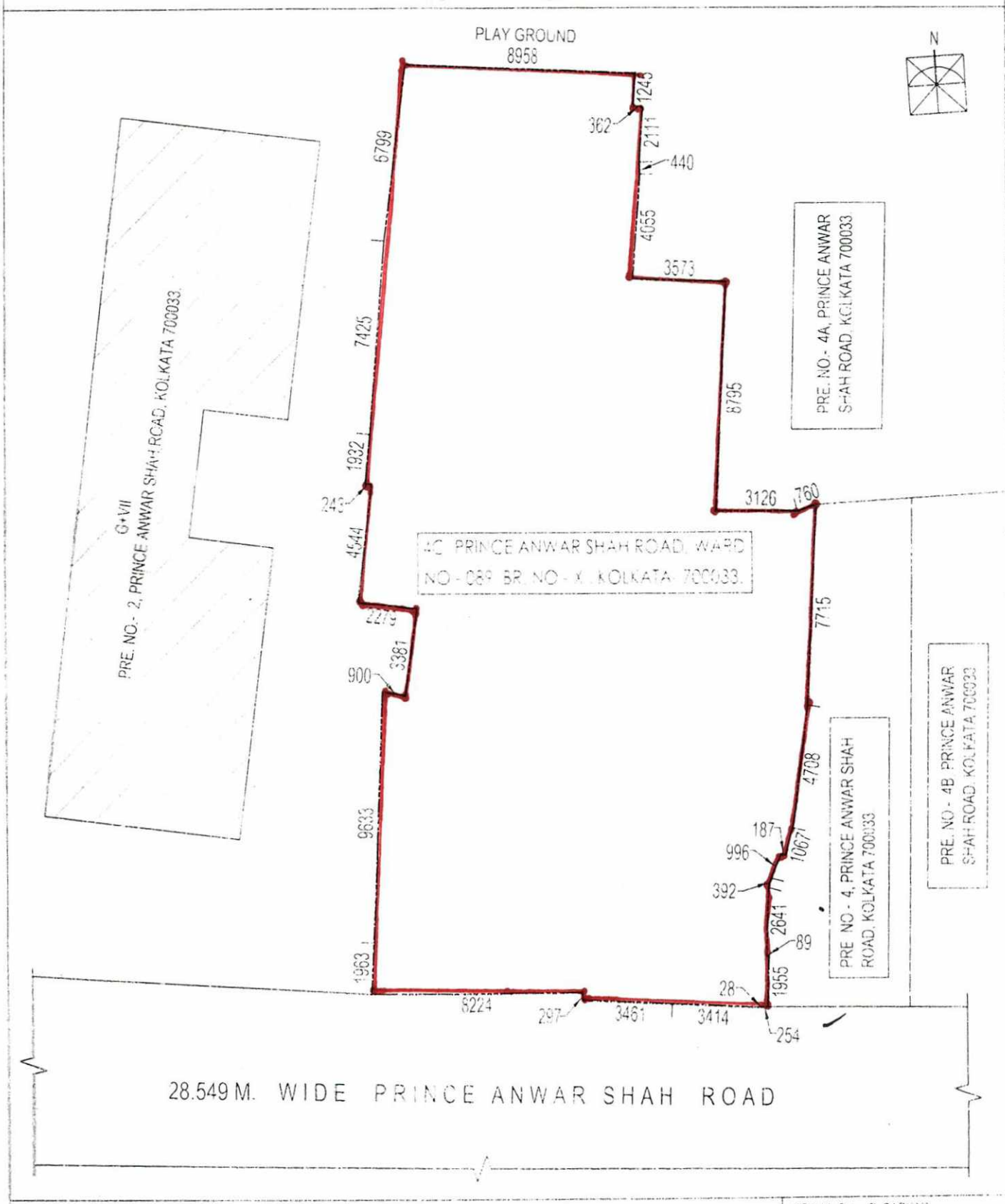
District Sub-Registrar-III  
Alipore, South 24 Parganas

02 DEC 2021

SITE PLAN OF PRE. NO. 4C, PRINCE ANWAR SHAH ROAD, WARD NO.- 089, BR. NO.- X, KOLKATA- 700033.

AREA OF LAND :- 07 K - 06 CH. - 34 SQ.FT. = 496 470 SQ.M.

SCALE = 1 : 200



NOTE: ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE MENTIONED.

DRAWN BY P. SARKAR

*Sangeeta Roy*  
Constituted Attorney of  
MANZILAT ARA BEGUM alias Manjula Ara Begum alias Manjulee  
Ara Begum



District Sub-Registrar-III  
Alipore, South 24 Parganas

02 DEC 2021



Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name .....

Signature .....












Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name .....

Signature .....

Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

	left hand					
	right hand					

Name SANGEETA Roy

Signature Sangeeta Roy

Thumb 1<sup>st</sup> finger Middle Finger Ring Finger Small Finger

	left hand					
	right hand					

Name Subrata Mondal

Signature Subrata Mondal



District Sub-Registrar-III  
Alipore, South 24 Parganas

02 DEC 2021

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SANGEETA ROY  
RAJENDRA KUMAR ROY  
16/12/1980

Permanent Account Number

AIRPR3313A

Sangeeta Roy  
Signature



*In case this card is lost / found, kindly inform / return to :*  
Income Tax PAN Services Unit, UTTISL  
Plot No. 3, Sector 11, CBD Belapur,  
Navi Mumbai - 400 614

यह कार्ड खो जाने पर कृपया सूचित करें/ लौटाएं :  
आयकर पैन सेवा यूनिट, UTTISL  
प्लॉट नं. ३, सेक्टर ११, सी.बी.डी. बेलपुर,  
नवी मुंबई-४०० ६१४





ভারত সরকার

Government of India



সঙ্গীতা রায়

Sangeeta Roy

পিতা : রাজেন্দ্র কুমার রায়

Father : Rajendra Kumar Roy

জন্মতারিখ/DOB: 16/12/1980

মহিলা / Female



2775 0512 3888

আধার - সাধারণ মানুষের অধিকার



আধার

ঠিকানা: ডি/ লেক গার্ডেন  
লেক গার্ডেন, লেক গার্ডেন, কোলকাতা  
পশ্চিম বঙ্গ,

ভারতীয় বিশেষ পরিচয় প্রাধিকরণ

Unique Identification Authority of India

Address: D/621, LAKE  
GARDENS, Lake Gardens,  
Kolkata, Lake Gardens, West  
Bengal, 700045

2775 0512 3888

1947  
1800 300 1947

help@uidai.gov.in

www  
www.uidai.gov.in





ভারত সরকার  
Government of India



সুব্রত মন্ডল  
Subrata Mondal

জন্মতারিখ / DOB: 24/11/1983

পুরুষ / Male

6873 8964 9115



আমার আধার, আমার পরিচয়



ভারতীয় বিশেষ পরিচয় প্রাধিকরণ  
Unique Identification Authority of India

ঠিকানা: এম/ও: গোবিন্দ মন্ডল, 140  
প্রিন্স আনওয়ার শাহ রোড, লেক  
গার্ডেন, কোলকাতা, পশ্চিম বার্ভেন্স,  
৭০০০৪৫

Address: S/O: Gobinda Mondal,  
140 PRINCE ANWAR SHAH  
ROAD, Lake Gardens, Kolkata,  
Lake Gardens, West Bengal,  
700045

6873 8964 9115



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भारत सरकार  
GOVERNMENT OF INDIA



মনজিলাত আরা বেগম  
Manzilat Ara Begum  
পিতা : মুনীর আলম  
Father : MUNIR ALAM  
জন্ম সাল / Year of Birth : 1940  
মহিলা / Female



4030 6801 5097

आधार - সাধারণ মানুষের অধিকার



भारतीय विशिष्ट परिचय प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:  
২, প্রিন্স আলোয়ার শাহ রোড,  
টলিগঞ্জ, টলিগঞ্জ, কোলকাতা,  
পশ্চিমবঙ্গ, 700033

Address:  
2, PRINCE ANWAR SHAH  
ROAD, TOLLYGUNGE,  
Tollygunge H.O, Tollygunge,  
Kolkata, West Bengal,  
700033

1947  
1800 180 1947

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P.O. Box No.1947,  
Bengaluru-560 001



आयकर विभाग

INCOME TAX DEPARTMENT

MANZILAT ARA BEGUM

SYED MUNIR ALAM

05/06/1939

Permanent Account Number

BDCPB4456P

*Manzilata Ara Begum*

Signature



भारत सरकार

GOVT. OF INDIA





## Major Information of the Deed

Deed No :	I-1603-12629/2021	Date of Registration	07/12/2021
Query No / Year	1603-2002491797/2021	Office where deed is registered	
Query Date	30/11/2021 6:07:18 PM	1603-2002491797/2021	
Applicant Name, Address & Other Details	Subrata Mondal Alipore Police Court,Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9231662184, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 5,00,000/-	Rs. 3,37,75,079/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:4)	Rs. 53/- (Article:E, E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Charu Market, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Pr Anwar Shah Road, , Premises No: 4C, , Ward No: 089 Pin Code : 700033

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :- )		Bastu	7 Katha 6 Chatak 34 Sq Ft	5,00,000/-	3,37,75,079/-	Property is on Road
<b>Grand Total :</b>				<b>12.2467Dec</b>	<b>5,00,000 /-</b>	<b>337,75,079 /-</b>	

### Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p><b>Mrs Sangeeta Roy (Presentant )</b>                      Wife of Mr Mohan Kumar Roy D 621 Lake Gardens, City:- Not Specified, P.O:- LAKE GARDENS, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700045 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: Alxxxxxx3A, Aadhaar No: 27xxxxxxxx3888, Status :Individual, Executed by: Self, Date of Execution: 02/12/2021                      , Admitted by: Self, Date of Admission: 02/12/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 02/12/2021                      , Admitted by: Self, Date of Admission: 02/12/2021 ,Place : Pvt. Residence</p>



**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Subrata Mondal</b> Son of Mr Gobinda Mondal Alipore Police Court, City:- Not Specified, P.O:- Alipore, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			
Identifier Of Mrs Sangeeta Roy			





On 02-12-2021

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

Presented for registration at 19:42 hrs on 02-12-2021, at the Private residence by Mrs Sangeeta Roy ,Executant.

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

Execution is admitted on 02/12/2021 by Mrs Sangeeta Roy, Wife of Mr Mohan Kumar Roy, D 621 Lake Gardens, P.O: LAKE GARDENS, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700045, by caste Hindu, by Profession Business

Indetified by Mr Subrata Mondal, , , Son of Mr Gobinda Mondal, Alipore Police Court, P.O: Alipore, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate



**Debasish Dhar**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - III SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**

On 07-12-2021

**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 : 4 of Indian Stamp Act 1899.

**Payment of Fees**

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

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 30/- and Stamp Duty paid by Stamp Rs 50/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no AC8153, Amount: Rs.50/-, Date of Purchase: 13/09/2021, Vendor name: SUBHANKAR DAS



**Debasish Dhar**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - III SOUTH 24-**  
**PARGANAS**  
**South 24-Parganas, West Bengal**









**Certificate of Registration under section 60 and Rule 69.**

**Registered in Book - I**

**Volume number 1603-2021, Page from 369978 to 369993**

**being No 160312629 for the year 2021.**



*Dhar*

Digitally signed by DEBASISH DHAR  
Date: 2021.12.09 19:31:30 +05:30  
Reason: Digital Signing of Deed.

**(Debasish Dhar) 2021/12/09 07:31:30 PM**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS**  
**West Bengal.**

**(This document is digitally signed.)**