

44938

No.
 Name :
 Address :
 Rs.
 Kolkata Collector
 11, Netaji Subhas Rd.
 Kolkata-1

DEBABRATA MANNA
 Advocate
 Alipore Judges Court,
 Kol-700027

29 AUG 2020

Amal Kr. Saha
 Licensed Stamp
 Vendor -



Debabrata Manna.
 Advocate.
 Glosri Utpal Manna
 Alipore Judges Court.
 P.S.+P.O.- Alipore,
 Kolkata-700027.

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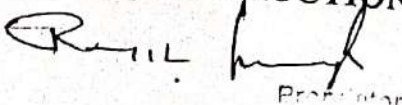
District Sub-Registrar-1
 Alipore, South 24 Parganas

17 DEC 2020

Aadhar No. 9483 2512 7542, Mobile No. 9163729877) wife of Bhaskar Saha, by faith - Hindu, by Occupation - Housewife, by Nationality - Indian, residing at P-245/1, Raja Rajendralal Mitra Road, Police Station and Post Office - Belegkata, ,Kolkata - 700010, hereinafter referred to as the "OWNERS" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their heirs, administrators, legal representatives and assigns) of the FIRST PART

WHEREAS We are the joint owners in respect of ALL THAT piece and parcel of Bastu land measuring about 11 (Eleven) cottah 9 (Nine) chittack more or less along with partly two storied residential Building standing thereon and on the ground floor measuring about 6656 sq. feet constructed area and on the first floor measuring about 5720 sq. feet constructed area at premises no. 10/2, Michael ^{Madhusudan} Dutta ^{Dutta} Street now known as Michael Madhusudan Sarani, P.S. Watgunge, P.O. Khidirpore, Kolkata-700023, District : South 24- Parganas, within the limits of Ward No. 76 under Borough - IX being Assessee No. 1107613000118 of K.M.C., fully and particularly mentioned in the Schedule of this deed, described herein below, and is/are well seized and possessed of the same as absolute owner by without any interruption from any corner whatsoever as free from all encumbrances, decided to develop the aforesaid and below

NIRKI CONSTRUCTION


Proprietor



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District Sub-Registrar-I
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mentioned Schedule property but due to insufficient of fund and other sufficient reasons and lack of technical expertise, We, could not construct building on the said plot,

AND WHEREAS We have entered into a Development Agreement dated 14.12.2020 with **NIKKI CONSTRUCTION**, represented by its Sole Proprietor **RANJIT SINGH** (PAN no- ALSPS1952N, Aadhaar no - 877043432075, Mobile no-9051097857), son of Late Chottu Singh, residing at 3/C, Gangadhar Banerjee Lane, Police Station Watgunge, Kolkata - 700023, P.S. Watgunge, Kolkata - 700023, District South 24 Parganas, which was duly registered on 17.12.2020 in the Office of the D.S.R. - 1, Alipore, South 24 Parganas and recorded as Deed No. 1761 for the year 2020, for development of the said land by constructing multi-storied building thereon on the terms and conditions and stipulations contained in the said Agreement.

AND WHEREAS one of the conditions contained in the said agreement is that we shall grant Development Power of Attorney in favour of the Developer to carry out the Development work and also for transfer the flats/garage/units to the intending Purchaser/s from the Developers' Allocation as mentioned in the said Development Agreement and also for execution and registration of the other registered Deeds and documents for

NIKKI CONSTRUCTION

Ranjit Singh

Proprietor

NIKKI CONSTRUCTION
Proprietor



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Alipore, South 24 Parganas

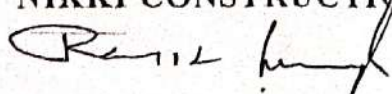
17 DEC 2020

completion of the development work. we, therefore, appoint the said Developer namely **RANJIT SINGH** (PAN no- ALSPS1952N, Aadhaar no - 877043432075, Mobile no-9051097857), son of Late Chottu Singh, residing at 3/C, Gangadhar Banerjee Lane, Police Station Watgunge, Kolkata - 700023, P.S. Watgunge, Kolkata - 700023, District : South 24 Parganas, as our true and lawful Attorneys for the purpose hereinafter mentioned and vesting them with the power and authorities to act and to perform as herein contained.

TERMS AND CONDITIONS OF DEVELOPMENT POWER :

1. To look after, manage, control, supervise and protect the said property in such manner as my said Attorneys shall think fit and proper.
2. To cause necessary drafting work, repairing building plan, site plan, floor plans, completion plan, amalgamation plan, specifications of structure, construction of multi-storied building in the said property as well as revised or new plans in respect of such construction and to sign all such building plans, site plan, floor plans, completion plan, specifications including revised or new plans or addition plan, alteration plan and to submit the same before the concerned Municipal Authority / K.M.C. / Municipal

NIKKI CONSTRUCTION





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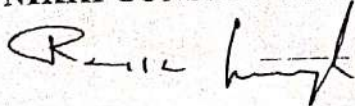
District Sub-Registrar-I
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Corporation / Panchayet for sanction and to observe and perform all the formalities and obligations in connection of the sanction of the said building plan, site plan, floor plans, completion plan, specifications, amalgamation plan and also to sign Deed of Rectification, Deed of Declaration, Deed of Amalgamation and also with regard to specification and to receive all plans including sanctioned building plan, addition plan, alteration plan, completion plan, completion certificate etc. from the concerned Municipal Authority / K.M.C. / Municipal Corporation / Panchayet upon giving proper acknowledgement and/or receipts for the same.

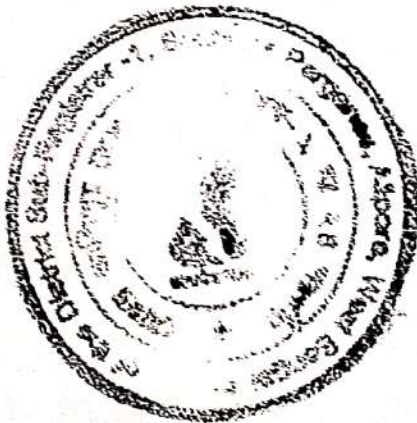
3. To appear before and represent us at the Office of the B.L.& L.R.O., S.D.L. R.O., A.D.M. (L.R.), District Collector, Revenue Inspector, Urban Land (Ceiling and Regulations) Authority, Service Tax and Income Tax Authority in respect of land and tax matter and all other acts, statutes, laws, rules and bye-laws in any way in connection with the development of the said property.
4. To negotiate for sale or disposal of the Developers' Allocation as specified in the reference Development Agreement and also for development work in respect of entire schedule property, described fully herein below, which includes the Owner's Allocation, and Developers'

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Proprietor





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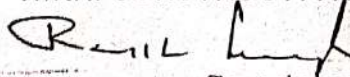
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Allocation, fully described in the reference Development Agreement and also in respect of the proportionate share in the land in the said property, on which the said multi-storied building will be constructed together with all easement and other rights and appurtenances therein with any person or persons at the choice of my said Attorney and/or in respect of the said multi-storied building to be constructed in the said property at such price and on such terms and conditions as our said Attorney shall think fit and proper and for that purpose, to sign, execute and perfect all easement and other rights and appurtenances therein with any person or persons at the choice of our said Attorney and/or in respect of the said multi-storied building to be constructed in the said property at such price and on such terms and conditions as our said Attorney shall think fit and proper and for that purpose, to sign, execute and perfect all agreement, contracts and other writings and papers relating to the sale, lease or disposal as aforesaid containing such covenants and conditions as our said Attorney shall think fit and proper.

5. To receive all moneys by way of earnest money or initial payment or payments or installments or full payment of consideration money in connection with sale, lease or disposal of flats or units or part of the said multi-storied

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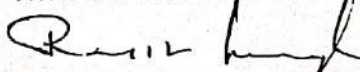
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building, which belongs to the Developers' Allocation as per said Development Agreement as well as proportionate share in the land in the said property and to grant valid and effectual receipts and discharges thereof.

6. To appoint engineers, architects, surveyors, supervisors, caretaker, masons, carpenters, electricians, plumbers, mistries, collies, labourers, durwans and all other persons required for the construction supervision and all other works in connection with the said multi-storied building in the said property at such wages, remuneration fees or other payments and no such terms and conditions as our said Attorneys shall think fit and proper and to dismiss and discharge all or any of them and to re-appoint any of them.
7. To apply to appropriate authorities for cement, iron, steel and other materials required for construction of the said multi-storied building and to purchase the same at such price and no such terms and conditions as my said Attorneys think fit and proper.
8. To apply to appropriate authorities for electric connections sanitary connections, water supply connections, drainage and sewerage connections, temporary or permanently for

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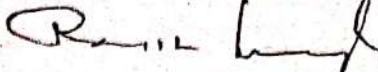
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the said multi-storied building in the said property.

9. To pay or cause to be paid all Municipal / K.M.C. rates, taxes and other outgoing and impositions payable in respect of the said property during the construction of the said multi-storied building.
10. In terms of the said reference Development Agreement and to sign and execute all conveyance, deeds or lease or any type of Deed of Transfer, Deed of Tenancy, and all other documents and writings, in respect of the newly constructed building or any portion thereof or the flats or units in the said multi-storied building, which relates to the Developers' Allocation as mentioned in the Development Agreement stated above as well as the proportionate share of the land in the said property, for sale, lease, mortgage, transfer or disposal of Developers' Allocation on such terms and conditions as our said Attorney shall think fit and proper to admit receipts of consideration and to execute and to register the same according to the provisions of law.
11. In case of acquisition or requisition either by State Government or Central Government of the said land in the said property as well as the multi-storied building therein

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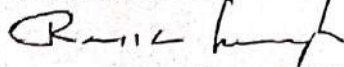
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or any portions thereof, to file objections and to apply for compensations and such authorities and to receive all compensation and statutory allowance and to grant proper receipts and for the said purpose, to appoint Advocates, Solicitors and Lawyers and to sign retainers warrants of Attorney and Vakalatnama.

12. To make representations to Government, Military, Railways, Public Bodies and any other bodies, authorities and persons concerned relating to the said property and/or the said multi-storied building and all matters relating thereto.
13. To ask, demand sue for recover and receive all moneys, securities for money and things of whatsoever in nature and description now belonging or hereafter to belong to use whether solely or jointly with any other person or persons in connection with the Developers' Allocation in the said property, fully described in reference development agreement, and to give valid and effectual receipts and discharges for the same.
14. To commence, prosecute, defend and continue all actions, suits, appeals and other legal proceeding or which may hereafter be commenced by or against us individual or joint capacity in and outside the union or India in any Court of justice, Civil, Criminal or Revenue, both Appellate

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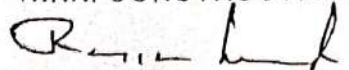
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and original, in respect of the said property and to appear before all Magistrates and other Officers for the recovery of any debt or other sum of money, right, title, interest property matter or thing whatsoever now due or payable or deliverable or in anywise belonging to us in respect of the said property by any means or on any means or any account whatsoever to prosecute, defend or discontinue or become non-suited therein to settle, compromise and refer to arbitration any suits, appeals, actions or proceeding to appoint solicitors, council, advocates, pleaders or other legal agents and to sign Vakalatnama and to sign and verify plaints, written statement, petitions and other pleadings and documents to prefer appeals and to apply for reviews and revisions, to apply for execution of decrees and orders to draw money from any Court, Accountant General, Official Receiver or other Authorities and to give effectual receipts and discharges for the same and to accept service of writs of summons and other legal process and generally to do and represent us before all Courts, Magistrates and other Judicial Criminal and Revenue Authorities in and outside the Union of India.

15. To adjust, settle, compromise all disputes, accounts or any other matter regarding my property building or documents, which may arise hereafter between us and any other

NIKKI CONSTRUCTION


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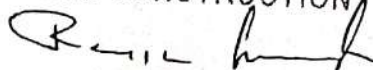
District Sub-Registrar-1
Alipore, South 24 Parganas

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person, firm or company on such terms as our said Attorneys may think fit and proper.

16. To execute and register necessary Deed of Conveyance in favour of the intending purchaser or purchasers on my behalf and to present any such conveyance or conveyances for registration to admit, execute before the registering authority for and to have the said Deed of Conveyance registered in respect of the Developers' Allocation in the said property as per Development Agreement stated above and to do all acts, deeds and things which our said Attorney shall consider necessary for conveying the said property or newly constructed multi-storied building and/or any part thereof on the basis of the aforesaid Development Agreement and other things, which our said Attorney shall consider necessary for conveying the said Developer's Allocation in favour of the intending purchaser or purchasers, fully and effectually in all respects as We could do the same by us personally and/or jointly.

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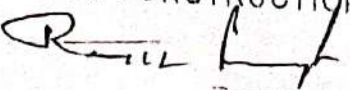


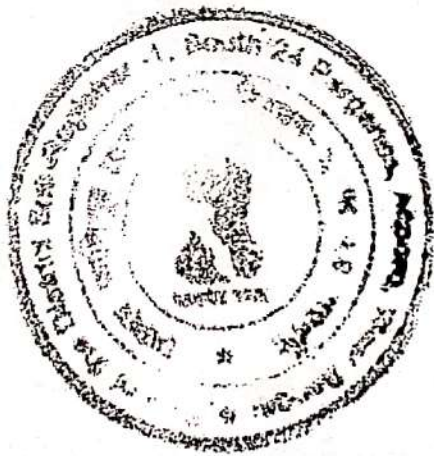
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17. Generally, to do all other acts, deeds, matters and things whatsoever in and about the said property and the affairs relating thereto as effectually as We, ourselves could do personally.
18. We do hereby ratify and confirm and agree and covenant with our said Attorney shall lawfully do or execute or purport to do or execute or about the premises by virtue hereof and hereby declare that every such act deed matter or things lawfully done or execute or purporting to be lawfully done or executed by our said Attorney.
19. We do hereby agree and confirm that our said Attorney in every respect if they wanted to do so and vice-versa in respect of every affair of the below mentioned scheduled property including having authority to sign solely as Developers.
20. The Attorney shall furnish necessary accounts to the Owners for the purpose of income tax during the tenure of Construction if necessary.

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Proprietor



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17 DEC 2021

THE SCHEDULE ABOVE REFERRED TO

(Description of the entire property)

ALL THAT piece and parcel of Bastu land measuring about 11 (Eleven) cottah 9 (Nine) chittack more or less along with partly two storied residential Building standing thereon and on the ground floor measuring about 6656 sq. feet constructed area and on the first floor measuring about 5720 sq. feet constructed area at premises no. 10/2, Michael ^{Madhusudan} Dutta Street now known as Michael Madhusudan ^{Dutta} Sarani, P.S. Watgunge, P.O. Khidirpore, Kolkata- 700023, District : South 24- Parganas, within the limits of Ward No. 76 under Borough - IX being Assessee No. 1107613000118 of K.M.C. and butted and bounded by :-

On the North : 2/1, Mohon Chand Road,

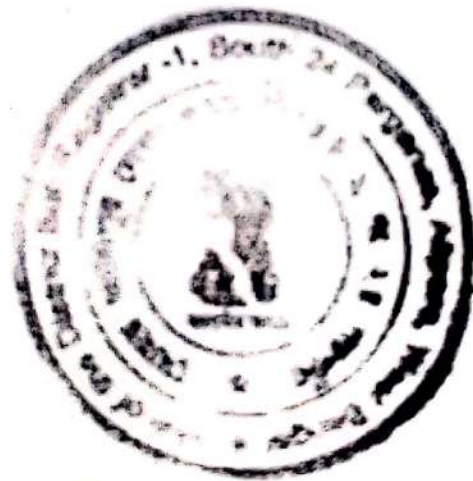
On the South : purchased land of Hooghly Imambara,

On the East : Michael Madhusudan Sarani,

On the West : 3/1, Mohon Chand Road.

NIKKI CONSTRUCTION

Ravi



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District Sub-Registrar-I
Alipore, South 24 Parganas

17 DEC 2020

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands and seals on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

IN THE PRESENCE OF

WITNESSES:

1. Devanand Vijay
S/O Late G. L. Vijay
100, D. H. Road
Kiddapur
Ker. 23

1. *Sridhar Saha*
2. *Arpit Saha*

2. Swapan B M
vill. Sahala, P.O. - Maxhna
P.S. - Falta
Dist. - South 24 Pgs.

**SIGNATURE OF THE OWNERS/
EXECUTANTS**

NIKKI CONSTRUCTION
Rishi K

SIGNATURE OF THE DEVELOPER

/ATTORNEY

Drafted by :

Debabrata Majumdar

Advocate F/1336/09.


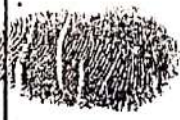









Alipore Judges' Court,

Kolkata - 700027.












Computer print by:

Raja Bose
(Raja Bose)


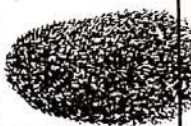









Alipore Judges' Court, Kolkata - 700027.

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	left hand					
	right hand					

Name.....
 Signature *S. S. S. S. S.*

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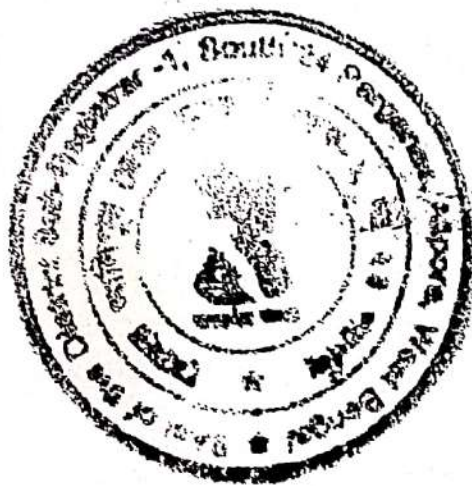
Name.....
 Signature *S. S. S. S. S.*

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

Name.....
 Signature *S. S. S. S. S.*

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

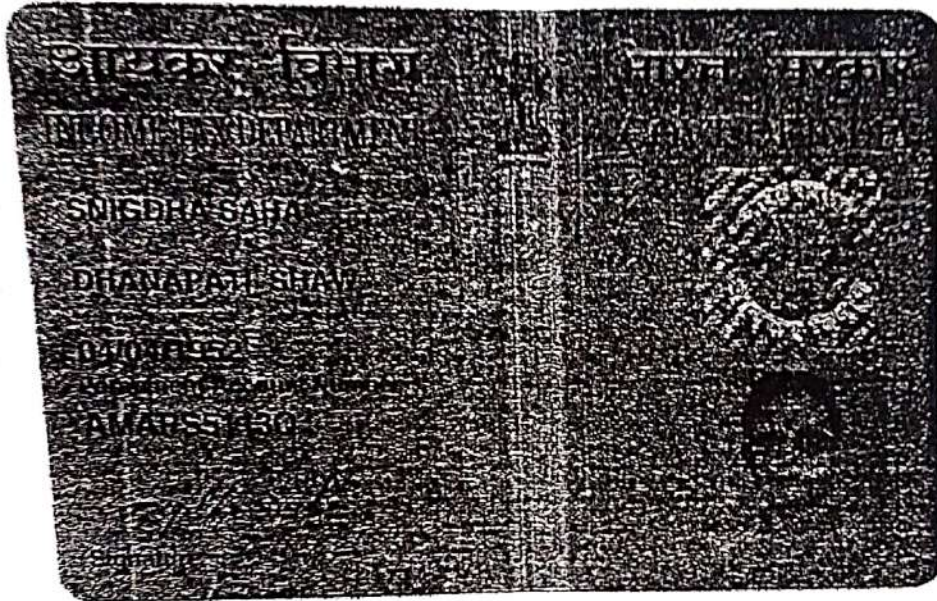
Name.....
 Signature.....



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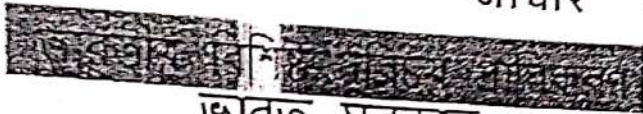
District Sub-Registrar-I
Alipore, South 24 Parganas

17 DEC 2020



Enigolke Sate





ভারত সরকার

Unique Identification Authority of India



ভালিকাকৃত্তির আই ডি / Enrollment No.: 1040/20001/49648

To
শিখা সহা
Snigcha Saha
14/03/2013
4A PADMAPUKUR SQUARE
Khiddirpore S.O
Khiddirpore
Kolkata
101042
West Bengal 700023



MN001818428FT



আপনার আধার সংখ্যা / Your Aadhaar No. :



4408 1796 9929

আধার - সাধারণ মানুষের অধিকার

ভারত সরকার

শিখা সহা
Snigcha Saha
পিতা : ধনপতি শাহ
Father : DHANAPATI SHAW
জন্ম সাল : Year of Birth : 1952
লিঙ্গ : Female

4408 1796 9929

আধার - সাধারণ মানুষের অধিকার

Snigcha Saha



स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

APLPS9807B



नाम /NAME

ARPITA SAHA

पिता का नाम /FATHER'S NAME

BANSHI BADAN SAHA

जन्म तिथि /DATE OF BIRTH

14-01-1977

हस्ताक्षर /SIGNATURE

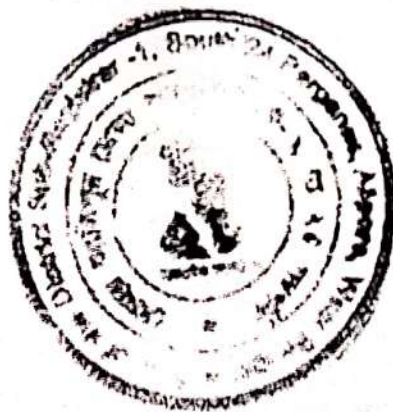
Arpita Saha

B. Das

आयकर अधिकारी, प.ब. III

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

Arpita Saha





भारत सरकार
GOVERNMENT OF INDIA

আর্পিতা সাহা
ARPITA SAHA
পিতা : বঙ্গশী বদন সাহা
Father : BANGSHI BADAN SAHA
জন্ম সাল / Year of Birth : 1977
মহিলা / Female



9483 2512 7542

- সাধারণ মানুষের অধিকার

Arpita Saha

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:
অ২৪৫/১, রাজা. রাজেন্দ্র. নাল.
মিত্র. রোড, বেলেঘাটা, কোলকাতা,
পশ্চিমবঙ্গ, ৭০০০১০

Address:
P245/1, RAJA.RAJENDRA.
LAL. MITRA. ROAD,
Beleghata H.O, Beleghata,
Kolkata, West Bengal,
700010

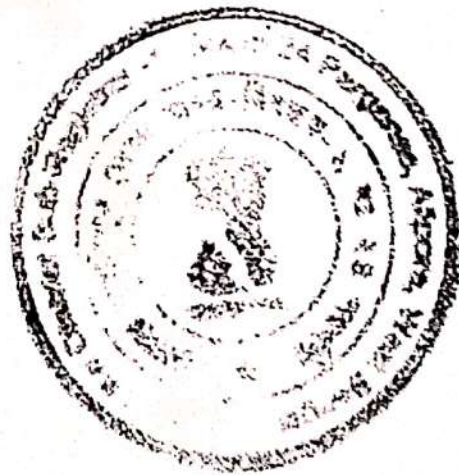
Arpita Saha

1947
1800 180 1947

help@uidai.gov.in

www.uidai.gov.in

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



स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER

ALSPS1952N



नाम / NAME
RANJIT SINGH

पिता का नाम / FATHER'S NAME
CHHOTU SINGH

जन्म तिथि / DATE OF BIRTH
02-07-1968

हस्ताक्षर / SIGNATURE
Ranjit Singh

CBTas

आयकर अधीक्षक, प.व. - XI

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

Ranjit Singh







ভারত সরকার
Government of India



রঞ্জিত সিং
Ranjit Singh
পিতা : চহু সিং
Father : CHHOTU SINGH
জন্ম সাল / Year of Birth : 1968
পুরুষ / Male



8770 4343 2075

আধার - সাধারণ মানুষের অধিকার

Ranjit Singh



ভারত সরকার
Unique Identification Authority of India

ঠিকানা:
3সি, গঙ্গাধর বানার্জী লেন,
খিদ্দীপুর এস.ও, কোলকাতা,
পশ্চিমবঙ্গ, 700023

Address:
3C, GANGADHAR BANARJEE
LANE, Khiddirpore S.O,
Khiddirpore, Kolkata, West
Bengal, 700023

8770 4343 2075

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in



IDENTITY CARD

W.B. BAR COUNCIL ASSOCIATION

AFFILIATED UNDER THE COURT OF WEST BENGAL

KOLKATA - 700 021

PHONE : CIVIL : 2674-4150/738, COMMERCIAL : 2674-707

Card No. WCB/13

Name DEBABRATA MANNA Advocate

Father's/husband's name Sri Utpal Manna

Address 33/ 1, A, Balaram Bose Ghat Road,

P.S. - Kalighat, Kolkata- 700 025

Ph. No. 98042 49236

W.B. Bar Council Enrollment No. F/1307/1336/2009

[Signature]
SECRETARY



Major Information of the Deed

Deed No :	I-1601-01765/2020	
Query No / Year	1601-8001710854/2020	Date of Registration
Query Date	17/12/2020 12:59:10 PM	17/12/2020
Applicant Name, Address & Other Details	DEBABRATA MANNA ALIPORE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9804249236, Status : Advocate	
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement	
Set Forth value	Rs. 2/-	
Stamp duty Paid(SD)	Rs. 100/- (Article:48(g))	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160101761/2020 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)	

Land Details :






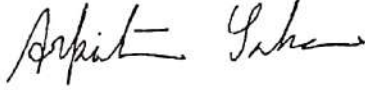
District: South 24-Parganas, P.S:- Wattgunge, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Michael Madhusudan Dutta Sarani, , Premises No: 10/2, , Ward No: 076 Pin Code : 700023

Sch No	Plot Number	Khatian Number	Land Use Proposed	Area of Land ROR	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	11 Katha 9 Chatak	1/-	1,55,41,736/-	Property is on Road , Project Name :
Grand Total :				19.0781Dec	1/-	155,41,736 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	12376 Sq Ft.	1/-	92,82,000/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 6656 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 5720 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		12376 sq ft	1/-	92,82,000 /-	



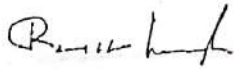


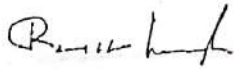


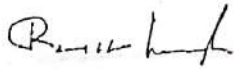
Principal Details :

S. No	Name, Address, Photo, Finger print and Signature			
1	Name Smt SNIGDHA SAHA Wife of Mr BASSHI BADAN SAHA Executed by: Self, Date of Execution: 17/12/2020 , Admitted by: Self, Date of Admission: 17/12/2020 ,Place : Office	Photo 	Finger Print 	Signature 
	17/12/2020	LTI 17/12/2020	17/12/2020	
4A, Padma Pukur Square, P.O:- KHIDDERPORE, P.S:- Wattgunge, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700023 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AMxxxxxx3Q, Aadhaar No: 44xxxxxxxx9929, Status :Individual, Executed by: Self, Date of Execution: 17/12/2020 , Admitted by: Self, Date of Admission: 17/12/2020 ,Place : Office				
2	Name Mrs ARPITA SAHA Wife of Mr BHASKAR SAHA Executed by: Self, Date of Execution: 17/12/2020 , Admitted by: Self, Date of Admission: 17/12/2020 ,Place : Office	Photo 	Finger Print 	Signature 
	17/12/2020	LTI 17/12/2020	17/12/2020	
P-245/1, RAJA RAJENDRALAL MITRA ROAD, P.O:- BELIAGHATA, P.S:- Beliaghata, Kolkata, District:- South 24-Parganas, West Bengal, India, PIN - 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: APxxxxxx7B, Aadhaar No: 94xxxxxxxx7542, Status :Individual, Executed by: Self, Date of Execution: 17/12/2020 , Admitted by: Self, Date of Admission: 17/12/2020 ,Place : Office				




Attorney Details :

Sl No	Name, Address, Photo, Finger print and Signature			
1	NIKKI CONSTRUCTION 3C, GANGADHAR BANERJEE LANE, P.O:- KHIDDERPORE, P.S:- Wattgunge, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700023 , PAN No.:: ALxxxxxx2N, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative			

Representative Details :

Sl. 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 RANJIT SINGH (Presentant) Son of Late CHOOTU SINGH Date of Execution - 17/12/2020, , Admitted by: Self, Date of Admission: 17/12/2020, Place of Admission of Execution: Office </td> <td>  </td> <td>  </td> <td>  </td> </tr> <tr> <td>Dec 17 2020 1:17PM</td> <td>LTI 17/12/2020</td> <td>17/12/2020</td> <td></td> </tr> </tbody> </table> <p>3C, GANGADHAR BANERJEE LANE, P.O:- KHIDDERPORE, P.S:- Wattgunge, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700023, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ALxxxxxx2N, Aadhaar No: 87xxxxxxx2075 Status : Representative, Representative of : NIKKI CONSTRUCTION (as PROPRIETOR)</p>	Name	Photo	Finger Print	Signature	Mr RANJIT SINGH (Presentant) Son of Late CHOOTU SINGH Date of Execution - 17/12/2020, , Admitted by: Self, Date of Admission: 17/12/2020, Place of Admission of Execution: Office				Dec 17 2020 1:17PM	LTI 17/12/2020	17/12/2020	
Name	Photo	Finger Print	Signature										
Mr RANJIT SINGH (Presentant) Son of Late CHOOTU SINGH Date of Execution - 17/12/2020, , Admitted by: Self, Date of Admission: 17/12/2020, Place of Admission of Execution: Office													
Dec 17 2020 1:17PM	LTI 17/12/2020	17/12/2020											

Identifier Details :

Name	Photo	Finger Print	Signature
Mr DEBABRATA MANNA Son of Mr UTPAL MANNA ALIPORE COURT, P.O:- ALIPORE, P.S:- Alipore, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700027			
	17/12/2020	17/12/2020	17/12/2020

Identifier Of Smt SNIGDHA SAHA, Mrs ARPITA SAHA, Mr RANJIT SINGH

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Smt SNIGDHA SAHA	NIKKI CONSTRUCTION-9.53906 Dec
2	Mrs ARPITA SAHA	NIKKI CONSTRUCTION-9.53906 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Smt SNIGDHA SAHA	NIKKI CONSTRUCTION-6188.00000000 Sq Ft
2	Mrs ARPITA SAHA	NIKKI CONSTRUCTION-6188.00000000 Sq Ft

17-12-2020

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.

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

Presented for registration at 13:14 hrs on 17-12-2020, at the Office of the D.S.R. - I SOUTH 24-PARGANAS by Mr RANJIT SINGH .

Certificate on Market Value (WB RUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 2,48,23,736/-

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

Execution is admitted on 17/12/2020 by 1. Smt SNIGDHA SAHA, Wife of Mr BASSHI BADAN SAHA, 4A, Road: Padma Pukur Square, , P.O: KHIDDERPORE, Thana: Waltgunge, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by Profession House wife, 2. Mrs ARPITA SAHA, Wife of Mr BHASKAR SAHA, P-245/1, RAJA RAJENDRALAL MITRA ROAD, P.O: BELIAGHATA, Thana: Beliaghata, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife

Indetified by Mr DEBABRATA MANNA, , , Son of Mr UTPAL MANNA, ALIPORE 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 17-12-2020 by Mr RANJIT SINGH, PROPRIETOR, NIKKI CONSTRUCTION, 3C, GANGADHAR BANERJEE LANE, P.O:- KHIDDERPORE, P.S:- Waltgunge, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700023

Indetified by Mr DEBABRATA MANNA, , , Son of Mr UTPAL MANNA, ALIPORE 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 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. 70/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 44938, Amount: Rs.100/-, Date of Purchase: 29/08/2020, Vendor name: Amal Kr Saha

Maitreyee Ghosh

Maitreyee Ghosh
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1601-2020, Page from 83639 to 83668

being No 160101765 for the year 2020.



Digitally signed by MAITREYEE GHOSH
Date: 2020.12.23 15:20:34 +05:30
Reason: Digital Signing of Deed.

Maitreyee Ghosh

(Maitreyee Ghosh) 2020/12/23 03:20:34 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)

23/12/2020 Query No.-16018001710854 / 2020 Deed No :I - 160101765 / 2020. Document is digitally signed.

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