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I-2664/2020



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

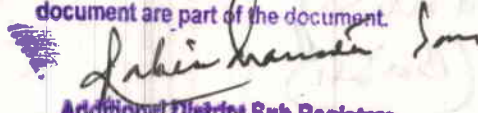
AD 107014

22-07-2020  
 6:00 PM  
 ✓ CM - 28/7/2020

Q. No. 8000847722/2020

(Basm)

ment is admitted to registration. The Signatu  
 et and the Endorsement sheet attached to this  
 document are part of the document.

  
 Additional District Sub Registrar

Sadar, Paschim Medinipur

18 AUG 2020

Krishna Roy Choudhury

**DEVELOPMENT POWER OF ATTORNEY AFTER**

**DEVELOPMENT AGREEMENT**

Being No. 2152 dt. 22.07.2020

MODERN BUILDERS  
  
 Proprietor



KNOW ALL MEN BY THIS PRESENT THAT I,

**SMT. KRISHNA ROY CHOWDHURY (BASU)**

W/o Sri Samir Basu, Resident of Tantigeria

P.O. – Vidyasagar University, P.S. – Kotwali,

Dist. – Paschim Medinipur, PAN No. AGRPB9627R

PAN No. AGRPB9627R, AADHAR No. 806292189211

By faith Hindu, By Occupation – House wife, By nationality - Indian

Hereinafter called the **PRINCIPAL** on one part

**AND**

**M/S Modern Builders**, a Proprietorship firm having office at Pragati Complex,

Opp Zilla Parishad, Midnapur, Dist. Paschim Medinipur, PAN No. ABYPL1796P

represented by its proprietor named-

*Krishna Roy Chowdhury (Basu)*

MODERN BUILDERS

*Samir Basu*  
Proprietor

**SRI ANKUR LODHA, S/o Late Kamal Kishore Lodha**

Of Salboni, P.O. – Salboni P.S. - Salboni, Dist. - Paschim Medinipur,

721147 Hereinafter called the **ATTORNEY** on the other part.

AADHAR NO- 516354993115, PAN- ABYPL1796P

**WITNESSETH**

That the **PRINCIPAL** is the owner of the land measuring 0.1253 Acre = 5461 Sq. ft. within Mouza – Tantigeria, J.L.No.- 151 as in schedule below hereinafter referred as '**Said Property**'. The '**Said Property**' along with other properties previously belonged to Joseph Alexandar Gajendra Nath Shankar and Pritilata Jana. They sold out and transferred '**Said Property**' in favour of mother of the **OWNER FIRST PARTY** namely Lila Roy Chowdhury by a registered sale Deed being No. 9705/1975 Dt. 01.11.1975. Mother of the **OWNER FIRST PARTY** transferred the '**Said Property**' in favour of the **OWNER/FIRST PARTY** by a registered Deed of Gift being No. 5893/1985 Dt.18.11.1985. The **OWNER/FIRST PARTY** has got her name mutated with the State of West Bengal and with the Municipality and has got the property converted to Bastu and has also got Land use compatibility Certificate issued by the MKDA and she is in exclusive possession of the same in assertion of her exclusive right, title and interest therein.

*Krishna Roy Chowdhury (Sash)*

MODERN BUILDERS  
*Chandrasekhar*  
Proprietor

AND

THAT the ATTORNEY is a skilled developer of multi-storied building for both commercial and residential and they are desirous to develop the property and the PRINCIPAL intended to make construction of a multi-storied building including both commercial and residential rooms and accordingly to develop their own land as mentioned in the Schedule- 'I' below through the Developer. The ATTORNEY on proper enquiry are satisfied about the ownership of the PRINCIPAL of the land in question and there is now no dispute in between the parties hereunto about the land in question and the PRINCIPAL on being satisfied about the genuineness of the qualitative activities of the ATTORNEY, have agreed to appoint the ATTORNEY for construction of the said multi-storied commercial / residential building on their land under the following terms and conditions. Accordingly we, the PRINCIPAL, have entered into a development agreement with the ATTORNEY thereby authorizing and allowing the ATTORNEY to develop, construct and build multi-storied building there with provisions for residential and commercial use. I have delivered possession of our property to my ATTORNEY and now I further authorise my ATTORNEY to do the following works:-

1. Enter into the property, measure the same, demarcate the same by putting pillars and posts.

Koushina Ray Choudhury (Owner)

MODERN BUILDERS  
Anuska  
Proprietor

2. Take away all the rubbish & remove the dilapidated structure, other structures and temple at their own cost.
3. To construct the multi-storied building both commercial and residential by taking delivery of the land in question into their possession with all rights of making permanent construction therein at their own expenses exclusively.
4. Apply for getting compatibility certificate from development authority & for that purpose deposit fees, prepare plans and maps, apply, sign & comply all formalities,
5. That my ATTORNEY will get development plan and building plan sanctioned by the Municipality and development authority and if in future there is any change or increase or decrease in the floor area ratio our ATTORNEY shall do the same as per their convenience.
6. That for the purpose of such construction they will appoint architect for the purpose of drawing and preparing plans, designs, drains and elevations of the intended building complex with the specifications of the works to be done and of the materials to be provided for the said building complex of good quality of ISI standard.

Krishna Roy Choudhury (s.enr.)

MODERN BUILDERS  
Khyasee  
Proprietor

7. That our ATTORNEY shall submit the building plan prepared by the said architect to the Municipality and development authority and other authorities in the name of the Builder/ATTORNEY.
8. To appoint engineer and to have surveyed and the soil tested of the said land/premises and for that to make all correspondence with them and do all other acts, deeds & things.
9. To prepare site plan by engaging qualified engineer approved from Municipality.
10. To Prepare and get approved the plan for construction of multistoried commercial cum residential complex from appropriate authorities.
11. To sign, execute and submit all papers, documents, statement, undertaking, declarations and plans as may be required to have the sanctioned plan modified and/or altered by the appropriate authority for construction of building or buildings on the said premises.
12. To appear and represent the owner before the appropriate authorities in connection with the sanction, modification and/or alteration of the plans.

*Krishna Roy Choudhury (Sasni)*

MODERN BUILDERS  
*Aditya*  
Proprietor

13. To pay fees, obtain such orders & permissions from the necessary authorities as be expedient for modification and/or alteration of plans and also to submit and take delivery of the title deeds concerning the said premises and other papers and documents as be required by the appropriate authorities.
14. To receive the refund of the excess amount of fees, if any paid for the purpose of modification and/or alteration of the plan to any authority or authorities.
15. To develop the said premises by making construction of such type of building/flats thereon in accordance with the sanctioned plan and as per specified materials mentioned in the development agreement.
16. Apply for getting finance from any Bank and for the purpose of creation of security take the original deeds and documents of title from me and after verification by lawyer and evaluation by valuer deposit the same with the bank for the purpose of mortgage as per provisions of law in force for the time being for me and on my behalf and tender and deposit thus made by them shall be treated as made by me with all legal incidents and commitments and the bank as the case may be shall hold the documents as duly mortgaged for satisfaction of their dues to the extent as agreed between myself and my Attorney as per

Krishna Roy Choudhury (Saver)

MODERN BUILDERS  
Ajay Singh  
Proprietor

development agreement and after repayment of bank loans shall hold the original documents.

17. To enter into any agreement with bank or private persons regarding sale of the flats, shops etc., take advance, deposit the same in bank account, constructing the flats and shops allocate those for sale.
18. The power hereby given includes the authority to the ATTORNEY to sell, transfer, lease rent and/or enter into agreement for sale and transfer on lease rent of various constructed units viz. apartments, shops, garage etc., and to execute deeds, documents, present the same for registration, fix up valuation, receive consideration money, grant receipt in respect **only for developer allocation Sale.**
19. That the said ATTORNEY shall be able to appear before Municipal Authority, development authority, Fire Service, Local Police, B.L. & L.R.O. Office and all concerned offices for the purpose of deposit fees, make application, arrange for inspection of the site and all other necessary work for completing the project.
20. To apply for and obtain electricity, gas, water, sewerage, drainage, telephone or that connections of any other utility in the said premises and/or to make alterations therein and to close down and/or have disconnected the same and for that to sign, execute and submit all

Koushina Roy Choudhury (B.A.M.)

MODERN BUILDERS  
Koushina  
Proprietor



papers, application, documents and plans and do all other deeds and things as may be deemed fit and proper by the said attorney.

21. To appear and represent the owners before all authorities for fixation and/or finalization of the annual valuation of the said premises and for that to sign, execute and submit all papers and documents and all other acts, deeds things as the said ATTORNEY may deem fit and proper.
22. To file and submit declaration, statements, applications, and/or returns to the necessary authorities in connection with the matters therein contained.
23. To appear and represent the owner before Notary Public, Registrar of Assurances, Magistrate and other officer or officers of authority or authorities having jurisdiction and to present for registration and to acknowledge and register or have registered and perfect all deeds, instruments and writings executed and signed by the said attorney in any manner concerning the various flats / apartments / shops / garage / units of the entire constructed area forming both the Owner's and developer's allocation.

MODERN BUILDERS  
Proprietor

Koushima Roy Choudhury (Sasr)

24. To commence, prosecute, enforce, defend, answer and oppose all actions and other legal proceedings and demands touching any of these matters concerning the said premises or any part thereof including acquisition and/or requisition in respect of the said premises or any part thereof by any state or central authority and if thought fit to compromise, settle, refer to arbitration, abandon submit to judgment or become non-suited in any action or proceedings as aforesaid before any Court, Civil / Criminal / Revenue / Land Acquisition Department.
25. To appear in any Suit or Appeal or Misc. Case or any case either Civil or Criminal if filed against us by anybody and to contest the same by appointing Lawyer, Advocate or Law Clerks and to file any Civil or Criminal Cases or Appeal or Revision or Review or J. Misc. Case in my name.
26. For all or any purpose hereinbefore stated to appear and represent the owners before all authorities having jurisdiction and to sign all papers, documents, affidavits, etc. to give meaningful effect to the development agreement.

Krishna Roy Choudhury (Basu)

MODERN BUILDERS  
Anurag  
Director

27. To appoint and to empower, substitutes and to delegate such of the powers or authorities as the said attorney in his absolute discretion shall think fit and proper and upon such substitution and/or delegation of such powers of authorities to such substitute shall be deemed to have given by the owner to that effect in favour of such delegate or delegates or substitute or substitutes as the case may be.

AND

To do all acts, deeds, things concerning the authorities hereby granted in respect of the said premises which I the owner could have done lawfully under my own hands and seal personally.

AND

To do all other acts necessary for regular and peaceful construction of multi-storied building.

AND

I do hereby ratify and confirm and agree to ratify and confirm all and whatever my said ATTORNEY or his substitute or substitutes and/or delegate or delegates shall lawfully do or cause to be done in or about the premises aforesaid;

MODERN BUILDERS  
*Amrissa*  
Proprietor

*Krishna Roy Choudhury (Basu)*

12

AND

ALL such things, acts and deeds so to be done by my ATTORNEY shall be construed to be my own act;

AND

I promise to ratify the same in future.

That by this Power of Attorney the Attorney shall keep and maintain the rights and liabilities provided to him in the development agreement.

In witness whereof I, the PRINCIPAL, do hereby subscribe my hand and seal on the 22<sup>nd</sup> day of July, 2020 in physically fit and mentally alert condition.

**SCHEDULE- '1'**

**Total Land of the OWNER FIRST PARTY which is handed over to the DEVELOPER SECOND PARTY as mentioned above**

Within Dist.- Paschim Medinipur, P.S.- Kotwali, Mouza-Tantigeria, J.L. No. 151  
Khatian No. – 554 (Old), 1879 (L.R.)

- Plot No. – 233(Old), 271 (L.R.) measuring 11 Dec.
- Plot No. – 234(Old), 270 (L.R.) measuring 01 Dec.

Total Measuring = 0.1253 Acre equal to 5461 Sq.ft more or less.

Shown specifically in the map annexed

MODERN BUILDERS  
*Amrinder*  
Proprietor

*Koushona Roy Choudhury (Sasu?)*

**Measurement of Arms**

North – 51 feet.

South – 35 feet

East – 127 feet.

West – 127 feet

**Butted and bounded: –**

To the North – Manik Tabadar

To the South – Vidyasagar University Road

To the East – Sri Krishna Oil Mill

To the West – Road

MODERN BUILDERS

  
Proprietor

**Signature of Constituted ATTORNEY**

Krishna Roy Choudhury  
(Basu)

**Signature of PRINCIPAL**

**Drafted by me:**

Shankha Roy (Deed writer)  
 Mirzabazar, Midnapore,  
 Lieno- 1434 (Sadar)

**Witnesses**

1) Shankha Roy  
 s/o Late Golok Behari Roy  
 Mirzabazar,  
 Midnapore.

2) Mainak Basu  
 s/o Samir Kr Basu  
 Tantiguria  
 Midnapore.

**Typed by:**

~~Pradip Sen~~  
 (Pradip Sen). M/s. Medini Infotech, Old LIC More, Midnapore

This Development Power of Attorney contained in 14 pages including one stamp paper. And one extra page for finger prints of Attorney and Principal. This page treated as one part of this deed.

MODERN BUILDERS

*Pradip Sen*  
 Proprietor

MODERN BUILDERS  
*Pradip Sen*  
 Proprietor

Krishna Roy Choudhury (Basu).

Krishna Roy Choudhury (Basu),

: :

*Left Hand finger Impression*



*Right Hand finger Impression*



*[Handwritten Signature]*  
Signature

*Left Hand finger Impression*



*Right Hand finger Impression*



*Krishna Roychowdhury (Basu)*  
Signature









Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. MIDNAPORE, District Name :Paschim Midnapore

Signature / LTI Sheet of Query No/Year 10038000847722/2020

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Smt Krishna Roy Chowdhury Basu Tantigeria, P.O:- Vidyasagar University, P.S:- Medinipur, District:- Paschim Midnapore, West Bengal, India, PIN - 721102	Principal			<i>Krishna Roy Chowdhury (Basu) 22-7-20</i>
SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Shri Ankur Lodha Salboni, P.O:- Salboni, P.S:- Salboni, District:- Paschim Midnapore, West Bengal, India, PIN - 721147	Representative of Attorney [Ms Modern Builders ]			<i>Ankur Lodha 22-7-2020</i>
SI No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Shri Shankha Roy Son of Late Golok Behari Roy Mirzabazar, P.O:- Midnapore, P.S:- Medinipur, District:- Paschim Midnapore, West Bengal, India, PIN - 721101	Smt Krishna Roy Chowdhury Basu, Shri Ankur Lodha			<i>Shankha Roy 22/7/20</i>

(RABINDRANATH SAU)  
ADDITIONAL DISTRICT  
SUB-REGISTRAR



OFFICE OF THE A.D.S.R.  
MIDNAPORE  
Paschim Midnapore, West  
Bengal

સરકાર વિભાગ  
 INCOME DEPARTMENT  
 ગાંધી ભાંડાર  
 GOVT OF GUJ

ANKUR LODHA  
 KAMAL KISHORE LODHA  
 19/04/1983  
 Permanent Account Number  
**ABYPL1796P**

Signature

*Signature*

In case this card is used for any purpose other than the one mentioned above, it shall be void.

આ કાર્ડનો ઉપયોગ માત્ર ઉપરોક્ત હેતુઓ માટે જ કરવો જોઈએ. અન્ય કોઈપણ હેતુઓ માટે તે અવિધિ છે.

આ કાર્ડનો ઉપયોગ માત્ર ઉપરોક્ત હેતુઓ માટે જ કરવો જોઈએ. અન્ય કોઈપણ હેતુઓ માટે તે અવિધિ છે.

આ કાર્ડનો ઉપયોગ માત્ર ઉપરોક્ત હેતુઓ માટે જ કરવો જોઈએ. અન્ય કોઈપણ હેતુઓ માટે તે અવિધિ છે.

ভারত সরকার

Unique Identification Authority of India  
Government of India

ভূমিকৃত্তির আই ডি / Enrollment No 1058/5032/23379

To,

অনুর লোহা

Ankur Lohia

Saiboni

Saiboni

Shalboni Saiboni Paschim Medinipur

West Bengal 721147

10/03/2015

Ref: 12368 / 13C / 3835289 / 3835652 / P



SE554495878FT



আপনার ভূমিকৃত্তির সংখ্যা / Your Aadhaar No. :

**5163 5499 3115**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Government of India



অনুর লোহা

Ankur Lohia

পিতা : কানাই কিশোর লোহা

Father : Kanai Kishore Lohia

জন্মতারিখ : 09/05 / 1983

লিঙ্গ : পুরুষ / Male



5163 5499 3115

আধার - সাধারণ মানুষের অধিকার

*Atan Dine*

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER  
AGRPB9627R



नाम / NAME  
KKRISHNA BASU

पिता का नाम / FATHER'S NAME  
ABINASH CHANDRA  
ROYCHOWDHURY

जन्म तिथि / DATE OF BIRTH  
03-08-1961

हस्ताक्षर / SIGNATURE  
Krishna  
Basu

आयकर आयुक्त, प.व. III  
COMMISSIONER OF INCOME TAX (C.O.), KOLKATA

05/07/2012

Krishna Ray Choudhury (Basu)



ভারত সরকার  
Unique Identification Authority of India  
Government of India

আইডি/এনরোলমেন্ট নং : 1058/14099/02829

To  
KRISHNA BASU  
কৃষ্ণা বসু  
W/O Samir Basu  
TANTIGERIA  
VIDYASAGAR UNIVERSITY  
Midnapore  
Vidyasagar University, West Midnapore  
West Bengal - 721102  
9126449626

05/02/2014



KL757189634FT

75718963



আপনার আধার সংখ্যা / Your Aadhaar No. :

**8062 9218 9211**

আধার - সাধারণ মানুষের অধিকার

ভারত সরকার  
Government of India  
কৃষ্ণা বসু  
KRISHNA BASU  
জন্মতারিখ/DOB: 03/08/1961  
মহিলা / Female  
8062 9218 9211



আধার - সাধারণ মানুষের অধিকার

Krishna Roy Choudhury (Basu)



2664/2020

Government of West Bengal  
Directorate of Registration & Stamp Revenue  
FORM-1564

Miscellaneous Receipt

Visit Commission Case No / Year	1003000282/2020	Date of Application	22/07/2020
Query No / Year	10038000847722/2020		
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Applicant Name of QueryNo	Mr S Roy		
Stampduty Payable	Rs.50/-		
Registration Fees Payable	Rs.7/-		
Applicant Name of the Visit Commission	Mr S Roy		
Applicant Address	Deedwriter Midnapur		
Place of Commission	Rabindranagar Midnapur		
Expected Date and Time of Commission	22/07/2020 9:00 PM		
Fee Details	J1: 250/-, J2: 200/-, PTA-J(2): 60/-, Total Fees Paid: 510/-		
Remarks			

### Major Information of the Deed

Deed No :	I-1003-02664/2020	Date of Registration	18/08/2020
Query No / Year	1003-8000847722/2020	Office where deed is registered	
Query Date	22/07/2020 5:08:16 PM		1003-8000847722/2020
Applicant Name, Address & Other Details	S Roy Midnapore, Thana : Medinipur, District : Paschim Midnapore, WEST BENGAL, Mobile No. : 9733566036, Status : Deed Writer		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 10,00,000/-	Rs. 99,11,472/-		
Stamp duty 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]:- 100302152/2020 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: Paschim Midnapore, P.S:- Midnapore, Municipality: MIDNAPORE, Road: Tantigeria Municipal Road, Mouza: Tantigeriya, Pin Code : 721102

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-271	LR-1879	Commercial	Danga	11 Dec	9,00,000/-	90,85,516/-	Width of Approach Road: 40 Ft., Adjacent to Metal Road, , Project Name :
L2	LR-270	LR-1879	Commercial	Vastu	1 Dec	1,00,000/-	8,25,956/-	Width of Approach Road: 40 Ft., Adjacent to Metal Road, , Project Name :
		<b>TOTAL :</b>			<b>12Dec</b>	<b>10,00,000 /-</b>	<b>99,11,472 /-</b>	
		<b>Grand Total :</b>			<b>12Dec</b>	<b>10,00,000 /-</b>	<b>99,11,472 /-</b>	

### Principal Details :

SI No	Name,Address,Photo,Finger print and Signature
1	<p><b>Smt Krishna Roy Chowdhury Basu (Presentant )</b>                      Wife of Shri Samir Kumar Basu Tantigeria, P.O:- Vidyasagar University, P.S:- Medinipur, District:-Paschim Midnapore, West Bengal, India, PiN - 721102 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AGxxxxx7R,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/07/2020                      , Admitted by: Self, Date of Admission: 22/07/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 22/07/2020                      , Admitted by: Self, Date of Admission: 22/07/2020 ,Place : Pvt. Residence</p>

**Attorney Details :**

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Ms Modern Builders</b> Pragati Complex, Kshudiramnagar, P.O:- Midnapore, P.S:- Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN - 721101 , PAN No.:: ABxxxxxx6P,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

**Representative Details :**

SI No	Name,Address,Photo,Finger print and Signature
1	<b>Shri Ankur Lodha</b> Son of Late Kamal Kishore Lodha Salboni, P.O:- Salboni, P.S:- Salbani, District:-Paschim Midnapore, West Bengal, India, PIN - 721147, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ABxxxxxx6P,Aadhaar No Not Provided Status : Representative, Representative of : Ms Modern Builders

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Shri Shankha Roy</b> Son of Late Golok Behari Roy Mirzabazar, P.O:- Midnapore, P.S:- Medinipur, District:-Paschim Midnapore, West Bengal, India, PIN - 721101			

Identifier Of Smt Krishna Roy Chowdhury Basu, Shri Ankur Lodha

**Transfer of property for L1**

SI.No	From	To. with area (Name-Area)
1	Smt Krishna Roy Chowdhury Basu	Ms Modern Builders-11 Dec

**Transfer of property for L2**

SI.No	From	To. with area (Name-Area)
1	Smt Krishna Roy Chowdhury Basu	Ms Modern Builders-1 Dec

**Land Details as per Land Record**

District: Paschim Midnapore, P.S:- Midnapore, Municipality: MIDNAPORE, Road: Tantigeria Municipal Road, Mouza: Tantigeriya, Pin Code : 721102

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 271, LR Khatian No:- 1879	Owner:কৃষ্ণা রায় চৌধুরী (বসু), Gurdian:অবিনাশ , Address:নিজ , Classification:ডাঙ্গা, Area:0.11000000 Acre,	Owner Name not selected by applicant.



L2	LR Plot No:- 270, LR Khatian No:- 1879	Owner: কৃষ্ণা রায় চৌধুরী (বসু), Gurdian: অবিলাশ , Address: নিজ , Classification: বাস্তু, Area: 0.01000000 Acre,	Owner Name not selected by applicant.
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**Endorsement For Deed Number : I - 100302664 / 2020**

**On 22-07-2020**

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

Presented for registration at 18:00 hrs on 22-07-2020, at the Private residence by Smt Krishna Roy Chowdhury Basu ,Executant.

**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 99,11,472/-

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

Execution is admitted on 22/07/2020 by Smt Krishna Roy Chowdhury Basu, Wife of Shri Samir Kumar Basu, Tantigeria, P.O: Vidyasagar University, Thana: Medinipur, Paschim Midnapore, WEST BENGAL, India, PIN - 721102, by caste Hindu, by Profession House wife

Indetified by Shri Shankha Roy, , Son of Late Golok Behari Roy, Mirzabazar, P.O: Midnapore, Thana: Medinipur, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by profession Deed Writer

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

Execution is admitted on 22-07-2020 by Shri Ankur Lodha,

Indetified by Shri Shankha Roy, , Son of Late Golok Behari Roy, Mirzabazar, P.O: Midnapore, Thana: Medinipur, Paschim Midnapore, WEST BENGAL, India, PIN - 721101, by caste Hindu, by profession Deed Writer

*Rabindranath Sau*

**RABINDRANATH SAU  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. MIDNAPORE  
Paschim Midnapore, West Bengal**

**On 18-08-2020**

**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.

**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/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 3369, Amount: Rs.100/-, Date of Purchase: 20/07/2020, Vendor name: Shri Satya Charan Ghosh

*Rabindranath Sau*

**RABINDRANATH SAU  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. MIDNAPORE  
Paschim Midnapore, West Bengal**

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1003-2020, Page from 69416 to 69443

being No 100302664 for the year 2020.



Digitally signed by RABINDRANATH SAU  
Date: 2020.09.10 19:13:14 +05:30  
Reason: Digital Signing of Deed.

*Rabindranath Sau*

**(RABINDRANATH SAU) 2020/09/10 07:13:14 PM**  
**ADDITIONAL DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE A.D.S.R. MIDNAPORE**  
**West Bengal.**

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