

4958/2020

I-4713/2020

भारतीय गैर न्यायिक

पचास
रुपये
रु. 50



FIFTY
RUPEES
Rs. 50

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL



AA 696085

Certified that the Document is admitted to Registration. The Signature Sheet and the endorsement sheets attached to this document are the part of this Document.

Shash

800/353498/2020

10/10/2020

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Additional Registrar of Assurances-IV, Kolkata

Shash
Additional Registrar of Assurances-IV, Kolkata

Power Of Attorney According to
Development Agreement

14 OCT 2020

WE, (1) SRI DEBASISH BHUR (PAN-AEBPB6808G), son of Late Krishna Kishore Bhur, by Faith-Hindu, by Occupation-Retired, by Nationality - Indian, (2) SRI SUBHASISH BHUR (PAN-ADHPB8016D), son of Late Krishna Kishore Bhur, by Faith-Hindu, by Occupation- Service, by Nationality - Indian, both are residing at 24B, Shyampukur Street, P.S. Shyampukur, P.O. Shyambazar, Kolkata-700004 and (3) SRI RANENDRA NATH BHUR (PAN-ADVPB6301P), son of Late Phanindra Nath Bhur, by Faith-Hindu, by Occupation-Retired, by Nationality - Indian, residing at 24A, Shyampukur Street, P.S. Shyampukur, P.O. Shyambazar, Kolkata-

UNITE REALTOR

Anirjit Bhur Partner
Subhasish Bhur Partner

46348

Chaitali Chatterjee
Advocate
City Civil Court at Calcutta

NAME
ADD
R
14 OCT 2020
SURANJAN MUKHERJEE
E. C. S. H. S. Hoag Road, Kolkata

14 OCT 2020

14 OCT 2020



REGISTRAR OF ASSURANCES
KOLKATA
14 OCT 2020

700004, hereinafter referred to as the "PRINCIPALS" do hereby
SEND GREETINGS :-

WHEREAS the above named executants are the joint owners in respect of **ALL THAT** two storied brick built dwelling house together with land area 3 Cottah 13 sq. ft. more or less lying and situated at Premises No.24A, Shyampukur Street, Kolkata-700004, in KMC Ward No.10 described in the schedule hereunder written.

AND WHEREAS the above named executants approached the Developer **UNITE REALTOR** (PAN-AAFFU5029A), a Partnership Firm having its registered office at 25/B, Ganendra Mitra Lane, P.S. Shyampukur, Kolkata-700004, represented by (1) **SRI SUBHASH BARUA** (PAN-AXDPB1198C), son of Late Sudutta Barua, by faith - Hindu, by occupation - Business, by Nationality-Indian, residence at 32, Shyampukur Street, P.S. Shyampukur, Kolkata-700004, (2) **SRI ARIJIT BHAR** (PAN-APYPB0117N), son of Tarun Kumar Bhar, by faith - Hindu, by occupation - Business, by Nationality-Indian, residence at 25/B, Ganendra Mitra Lane, P.S. Shyampukur, Kolkata-700004 with a view to construct a multi storied building at the landed property at Developer's own cost and expenses and the Developer has also accepted the proposal of the owners.

AND WHEREAS the owners /executants entered into an Agreement with the said Developer on .14.10.2020. according to the terms and conditions mentioned therein, which was registered before A.R.A. - IV, Kolkata and recorded in Book No. 1, being no. 4699... for the year 2020.

UNITE REALTOR

Arijit Bhara
Partner

Subhash Barua
Partner

Arijit Bhara
Subhash Barua
Ramesh Kumar
Subhash Barua
Ramesh Kumar



ADDL REGISTRAR
OF ASSURANCES, KOLKATA
4 OCT 2020

AND WHEREAS in terms of the said Agreement dated 14.10.2020. the owners decided that the power of attorney be granted in favour of the said Developer.

It is expressly made clear and recorded that this power of attorney is the part and parcel of the Development Agreement no. 4699./2020.

NOW KNOW YE AND THESE PRESENTS that we do hereby nominate, constitute and appoint (1) **SRI SUBHASH BARUA** (PAN-AXDPB1198C), son of Late Sudutta Barua, by faith - Hindu, by occupation - Business, by Nationality-Indian, residence at 32, Shyampukur Street, P.S. Shyampukur, Kolkata-700004, (2) **SRI ARIJIT BHAR** (PAN-APYPB0117N), son of Tarun Kumar Bhar, by faith - Hindu, by occupation - Business, by Nationality-Indian, residence at 25/B, Ganendra Mitra Lane, P.S. Shyampukur, Kolkata-700004, being the partners of **UNITE REALTOR** (PAN-AAFFU5029A), a Partnership Firm having its registered office at 25/B, Ganendra Mitra Lane, P.S. Shyampukur, Kolkata-700004, as our **LAWFUL ATTORNEY** to perform on our behalf of the said firm for ourselves and on our behalf, to severally do, exercise, perform and execute all or any of the acts, deeds, matters and things concerning in respect of the said property that is to say :-

- (1) To sign and prepare plans for the development of the said landed property mentioned above and which has been described fully in the Schedule below and to submit the same to building department and /or other department of the Kolkata Municipal Corporation and other concerned

UNITE REALTOR

Arijit Bhara

Partner

Subhash Barua

Partner

Arijit Bhara
Subhash Barua

Pravesh Dhan
Subhasish Dhan
Ramesh Chandra Dhan



ADDL REGISTRAR
OF ASSURANCES-IV, KOLKATA
04 OCT 2020

authorities for obtaining approval to the same, and obtained the sanctioned plan from KMC, from time to time including for the amendments and/or modification plan, all completion and/ or any other type of Plans, applications and all other papers and documents as may necessary from concerned authorities for the purpose of obtaining approval to such amendment and to appear and represent me before all concerned authorities and parties as may be necessary in connection with the development of the said property as aforesaid.

(2) To enter into hold and defend possession of the said property as described in the Schedule hereunder written and every part thereof and also to manage and maintain the said premises and every part thereof.

(3) To look after and to control all the affairs for the development of the said Premises and construction of a new building thereon as per Building Plan at the cost of the **DEVELOPER**.

(4) To appoint and authorise from time to time Architect, Engineers, other Technical personals Consultants, Contractor, Sub- contractor and other personnel and/or experts and workmen for carrying out the development of the said property and also construction of building thereon and to pay their fees, consideration money, salaries and or wages.

UNITE REALTOR

Asijit Bhava
Partner

[Signature]
Partner

[Handwritten signature]
Asijit Bhava

[Handwritten signature]
Subhasish Bhava

[Handwritten signature]
Ramesh Chandra...



[Handwritten signature]

6.10.2011

UNITED STATES

- (5) To sign, execute and submit all type of Development Plans, completion plans, Documents, Statements, Papers, Undertakings, Declarations, may be required for necessary sanction, modification addition and/or alteration of sanctioned plans and collected all the copies from the appropriate authority or KMC.
- (6) To appear and represent and/or sign on behalf of the **PRINCIPALS/ OWNERS** on or before any necessary authorities including The Kolkata Municipal Corporation, The Kolkata Improvement Trust, Fire Brigade, Kolkata Police, necessary Departments of Government of West Bengal as well as Govt. of India, in connection with the said premises or obtaining necessary **"No objection"** certificate from the said concerned department and /or other observations /clearance and shall pay the necessary taxes to the Kolkata Municipal Corporation on our behalf.
- (7) To demolish and/or to remove and/or to take away all or any buildings and all other structures whatsoever including cleaning the land by cutting trees etc. at present lying erected and/or built on the said property and to receive tenders and/or estimates and/or estimates and to enter into any contract for demolitions and on such terms and conditions as may think fit and proper by the Attorney and to make all necessary expenditure and receive the full or part consideration sum for that purpose and expedite the same on our behalf in respect of the said property.

Arijit Bhava
Sudhakar Bhowmik

Debasish Bhowmik
Sudhasish Bhowmik

Raman Chandra Bhowmik

UNITE REALTOR
Arijit Bhava Partner
Sudhakar Bhowmik Partner



4 OCT 2020

(8) To develop the said premises by making construction of such type of building or buildings thereon as the said Attorney may deem fit and proper after removing any home, building and/or structure of whatsoever nature standing in the said Premises, as our said Attorney shall think fit and proper. To sign prepared and execute such registry in the form of boundary declaration, gift of strip of land, splayed corner to KMC, non-eviction of tenants and addition / modification thereof which are required to submit before competent, govt. /semi govt. authorities, autonomous body for getting necessary clearance/sanctioned plan from the competent authority.

(9) To apply for obtaining electricity, gas, water sewerage, drainage, telephone or other connections or obtaining electric meter or any other utility to the said premises and/or to make alteration therein and to disconnect the same and for that purpose to sign, execute and submit all papers, applications, documents and plans before the concerned authority/authorities and to do all such other acts, deeds and things as may be deemed fit and proper by the said Attorney.

(10) To negotiate with intending persons and/or buyers who desire to take possession in lieu of proper consideration for the flats/space including proportionate land share on said **DEVELOPER'S ALLOCATION** of the said proposed building along with the proportionate share of land at our said premises or any part thereof and for that purpose to

Arijit Bhara

Sushil Kumar

Delvish Bhu

Subhash Bhu.

Ramendra Nath Bhu.

UNITE REALTOR
Arijit Bhara
Partner

Sushil Kumar
Partner



6 4 001 2010

[Faint, illegible text and signature]

sign and execute all deeds, instruments and documents as our said Attorney shall think fit and proper as per said Development Agreement.

- (11) To apply for obtaining the building completion certificate for the said building from the KMC on our behalf and handover the same to the land owners at the time of possession.
- (12) To enter into ownership agreement for sale of Flat or Flats and to receive part or full consideration sum against the construction under **DEVELOPER'S ALLOCATION** excluding the owners' Allocation from the intending purchasers and acknowledge the receipt of the same and also to execute and sign conveyance, transfer or surrender in respect of the said portion and lodge the document or documents for registration and admit the execution of any such document or documents before the concerned Registrar or Sub-Registrar.
- (13) To dispose of the Allocation of the Developer or aforesaid with execution right to Transfer or otherwise deal with according to Development Agreement dated 14.10.2020.
- (14) To present any such conveyance for Registration, to admit execution and on receipt of consideration before the said Registrar or Registrars having authority for and to have the said conveyance registered and to do all acts, deeds and things which the said Authority shall consider necessary for conveying the said property to the said purchaser or purchasers as fully and effectively in all respect as well as we could do the same for ourselves.

Arijit Bhar
Sushil Kumar

Debasish Bhui
Sushish Bhui.
Rameshwar Nath Bhui.

UNITE REALTOR
Arijit Bhar Partner
Sushil Kumar Partner



[Handwritten signature]

ADDL REGISTRAR
OFFICE NO. 11, KOLKATA

4 OCT 2020

- (15) To attend before the Sub-Registrar or Registrar and or execute and present for registration and admit execution by me of any agreement, deed, conveyance, transfer, assignments, assurance, release, indemnify or other instrument or writing the registration of which is compulsory under the Registration Act and generally to do all things necessary or expedient for registering the said deed, instruments and writing or any of them as fully and effectually as we could do.
- (16) To file and defend suits, cases, appeals and applications before any Court of Law and/or authorities whatsoever nature for and on behalf of or to be institute preferred by or any person or persons in respect of the said Premises.
- (17) To sign, declare and/or affirm any complaints, written statements, petitions, affidavits, verifications, Vokatnamas, warrant of Attorney, Memo of Appeal or any other documents or papers in any proceedings or in any way construction therewith.
- (18) To advertise in different news papers and display, hording in different places, and also to engage agency or agencies for giving possession of the flats on **DEVELOPER'S ALLOCATION** along with the proportionate share of land in any name as the said Attorney shall think fit and proper and to sell the **DEVELOPER'S ALLOCATION** to any third party or parties at any consideration price to be fixed up only by the **DEVELOPER**.

UNITE REALTOR

Asijit Bhow
Partner

Subhash Bhow
Partner

Asijit Bhow
Subhash Bhow
Debarash Bhow
Subhash Bhow
Ramachandranauththor



ADDL. REGISTRAR
OF ASSURANCES-IV, KOLKATA
4 OCT 2020

UNITE REALTOR
Kolkata

(19) To negotiate with the Tenants for their shifting and/or the alternative accommodation/settlement with the Tenants and/or shall pay the charges arising thereto.

AND GENERALLY TO act as our Attorney in relation to all matters touching our said Premises and on our behalf to do all instruments, acts, nature, deeds and things as fully and effectually as we would do if we would be personally present.

AND we the **PRINCIPALS** herein hereby ratify and confirm and agree or undertake and whatsoever our said Attorney appointed under this Power of Attorney herein above contained shall lawfully do or came to be done in the right of or by virtue of these presents including such construction and other works as per Development Agreement dated 14.10.2020.

THE SCHEDULE REFERRED TO:

ALL THAT two storied brick built dwelling house together with land area 3 Cottah 13 sq. ft. more or less ^{with 2000 sq feet structure in each floor} lying and situated at Premises No.24A, Shyampukur Street, Kolkata-700004, in KMC Ward No.10, as is where is basis, which is butted and bounded in the manner following:-

- ON THE NORTH** : By 22, Shyampukur Street.
- ON THE SOUTH** : By 1, Naba Kumar Raha Lane.
- ON THE EAST** : By 24/1A, 24/1B & 24/1C, Shyampukur Street.
- ON THE WEST** : By 23, Shyampukur Street;

UNITE REALTOR

Arijit Bhara
Partner

[Signature]
Partner

Arijit Bhara
Subhasish Bhara
Ramanjanani Bhara



14 OCT 2020

IN WITNESS WHEREOF we have hereunto set and subscribed
our respective hands and signatures on this the 14th day of
~~October~~
September, 2020.
^

SIGNED AND DELIVERED AT
KOLKATA in presence of :

WITNESSES

1. Munmun Bhui.
w/o Debasis Bhui.
24.B, Shyam Pukur St.
KOL - 4.
2. Priya Bhui.
w/o Subhasish Bhui.
204, R.V. Gaha Road.
Block - A. Flat - 4B.
Kolkata - 700028.

Debasish Bhui.

Subhasish Bhui.

Ramendra Nath Bhui

PRINCIPALS/EXECUTANTS

UNITE REALTOR

Sulish Kumar
Partner Partner

UNITE REALTOR

Arijit Bhui
Partner Partner

CONSTITUTED ATTORNEY

We accept this Power

Drafted by me :

Chaitali Chatterjee

Chaitali Chatterjee

Advocate

City Civil Court, Calcutta.

Enrolment No. WB-706 of 2006

UNITE REALTOR
Arijit Bhui *Sulish Kumar*
Partner Partner



14 OCT 2020

UNITED RECTOR

SPECIMEN FORM FOR TEN FINGERPRINTS



<i>Debasish Bhowm.</i>	Left Hand	<i>Little Finger</i> 	<i>Ring Finger</i> 	<i>Middle Finger</i> 	<i>Fore Finger</i> 	<i>Thumb</i>
	Right Hand	<i>Thumb</i> 	<i>Fore Finger</i> 	<i>Middle Finger</i> 	<i>Ring Finger</i> 	<i>Little Finger</i>



<i>Subhasish Bhowm.</i>	Left Hand	<i>Little Finger</i> 	<i>Ring Finger</i> 	<i>Middle Finger</i> 	<i>Fore Finger</i> 	<i>Thumb</i>
	Right Hand	<i>Thumb</i> 	<i>Fore Finger</i> 	<i>Middle Finger</i> 	<i>Ring Finger</i> 	<i>Little Finger</i>



<i>Ramesh Chandra Bhowm.</i>	Left Hand	<i>Little Finger</i> 	<i>Ring Finger</i> 	<i>Middle Finger</i> 	<i>Fore Finger</i> 	<i>Thumb</i>
	Right Hand	<i>Thumb</i> 	<i>Fore Finger</i> 	<i>Middle Finger</i> 	<i>Ring Finger</i> 	<i>Little Finger</i>

UNITE REALTOR
Asijit Bhowm *Subhasish Bhowm*
 Partner Partner



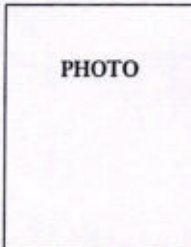
4 OCT 2020

SPECIMEN FORM FOR TEN FINGERPRINTS



		<i>Little Finger</i>	<i>Ring Finger</i>	<i>Middle Finger</i>	<i>Fore Finger</i>	<i>Thumb</i>
	<i>Left Hand</i>					
		<i>Thumb</i>	<i>Fore Finger</i>	<i>Middle Finger</i>	<i>Ring Finger</i>	<i>Little Finger</i>
	<i>Right Hand</i>					

		<i>Little Finger</i>	<i>Ring Finger</i>	<i>Middle Finger</i>	<i>Fore Finger</i>	<i>Thumb</i>
	<i>Left Hand</i>					
		<i>Thumb</i>	<i>Fore Finger</i>	<i>Middle Finger</i>	<i>Ring Finger</i>	<i>Little Finger</i>
	<i>Right Hand</i>					



		<i>Little Finger</i>	<i>Ring Finger</i>	<i>Middle Finger</i>	<i>Fore Finger</i>	<i>Thumb</i>
	<i>Left Hand</i>					
		<i>Thumb</i>	<i>Fore Finger</i>	<i>Middle Finger</i>	<i>Ring Finger</i>	<i>Little Finger</i>
	<i>Right Hand</i>					

UNITE REALTOR

Partner Partner



REGISTRAR
OF ASSURANCES-IV, KOLKATA,

4 OCT 2020

UNITED REALTOR

GOVERNMENT OF WEST BENGAL
INDIAN UNION DRIVING LICENCE

Driving Licence No: **WB-0120151055925**

Name: **CHAITANJANA ROY**

Address
12 BEADON ROAD BEADON ST
KOL 700006

S/D/W OF: **PRASENJIT SINGHA ROY**

Date of Issue	07/10/2015	Blood Group: U
Valid Till (NT)	06/11/2029	Date of Birth
Valid Till (T)	X	07/11/1979

Licensing Authority: P.V.D. Kolkata Licensing Authority Sign: 

UNITE REALTOR

Arijit Bhara *Arup Kumar*
Partner Partner



UNITED STATES
DEPARTMENT OF JUSTICE
FEDERAL BUREAU OF INVESTIGATION
WASHINGTON, D. C. 20535

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AAFFU5029A

नाम
UNITE REALTOR

निर्माण संस्थान का लोगो



UNITE REALTOR

Arijit Barua Partner

[Signature] Partner

UNITE REALTOR

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UNITE REALTOR

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ARIJIT BHAR

TARUN BHAR

22/12/1982
Permanent Account Number

APYPB0117N

Arijit Bhar
Signature



UNITE REALTOR

Arijit Bhar

Partner

Subhash Kumar

Partner

UNITED STATES



1912

1912

1912



রতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India
Government of India

ভালিকাতুক্তির আই ডি / Enrollment No.: 1040/21012/33620

পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।

পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা যাচাই
করুন।

To
অরিত্তি ভড়
Arijit Bhar
25/B GANENDRA MITRA LANE
Shyambazar Mail
Shyambazar Mail
Kolkata Kolkata
West Bengal 700004

30/11/2013
79283414



MN792834149FT



is proof of identity, not of citizenship.

To establish identity, authenticate online.

আপনার সরকার সংখ্যা / Your Aadhaar No. :

5752 0852 9253

- সাধারণ মানুষের অধিকার

সারা দেশে সাল্য।
ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা
প্রাপ্তির সহায়ক হবে।
is valid throughout the country.
will be helpful in availing Government
and Non-Government services in future.



ভারত সরকার
Government of India

অরিত্তি ভড়
Arijit Bhar
পিতা : তরুন কুমার ভড়
Father : TARUN KUMAR BHAR
জন্মতারিখ / DOB : 22/12/1982
পুরুষ / Male



5752 0852 9253

- সাধারণ মানুষের অধিকার

ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
Unique Identification Authority of India

ঠিকানা:
25/বি, গনেন্দ্র মিত্র লেন,
শ্যামবাজার মিল, কোলকাতা,
শ্যামবাজার মেল, পশ্চিম বঙ্গ,
700004

Address:
25/B, GANENDRA MITRA LANE,
Shyambazar Mail, Kolkata,
Shyambazar Mail, West Bengal,
700004

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

UNITE REALTOR
Arijit Bhar Partner
Partner

UNITED STATES

[Handwritten signature]

UNITED STATES

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SUBHASH BARUA

SUDATTA BARUA

23/01/1983

Permanent Account Number
AXDPB1198C

Signature



23/01/2016

UNITE REALTOR

Arijit Bhar

Partner

Partner

THE
UNITED STATES
DEPARTMENT OF
THE ARMY
WASHINGTON, D. C.

UNITED STATES
DEPARTMENT OF
THE ARMY
WASHINGTON, D. C.



ভারত সরকার
Government of India



সুবহাষ বরুয়া
SUBHASH BARUA
পিতা : সুদত্ত বরুয়া
Father : Sudatta Barua
জন্মতারিখ / DOB : 23/01/1983
পুরুষ / Male



2104 3320 5078

আধার - সাধারণ মানুষের অধিকার



ভারতীয় বিশিষ্ট পরিচয়-প্রাধিকরণ
Unique Identification Authority of India

ঠিকানা:
৩২, শ্যামপুকুর স্ট্রীট, শ্যামবাজার
মিল, কোলকাতা, শ্যামবাজার
মেস, পশ্চিম বঙ্গ, 700004

Address:
32, SHYAMPUKUR STREET,
Shyambazar Mail, Kolkata,
Shyambazar Mail, West Bengal,
700004

2104 3320 5078

1947
1800 300 1947

help@uidai.gov.in

www.
www.uidai.gov.in

UNITE REALTOR

Arijit Bhar
Partner

Partner

UNITED STATES
DEPARTMENT OF JUSTICE
FEDERAL BUREAU OF INVESTIGATION
WASHINGTON, D. C. 20535



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India
Government of India

ভালিকাঙ্কির আই ডি/Enrollment No.: 1190/22516/01216

To
রনেন্দ্র নাথ ভর
Ranendra Nath Bhur
S/O Phanindra Nath Bhur
Near Ram Krishna Bati 24/A Shyampukur Street
Shyambazar Mail S.O
Shyambazar Mail Kolkata
West Bengal 700004

90489



UH000904893IN



আপনার আধার সংখ্যা/ Your Aadhaar No. :

7538 8813 5233

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার
GOVERNMENT OF INDIA

রনেন্দ্র নাথ ভর
Ranendra Nath Bhur
জন্ম মাস / Year of Birth : 1944
পুরুষ / Male



7538 8813 5233



আধার - সাধারণ মানুষের অধিকার

Ranendranath Bhur

UNITE REALTOR
Arijit Bhattacharya
Partner Partner



सत्यमेव जयते



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা প্রাপ্ত করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিসেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.

90489



ভারতীয় পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:
S/O ফনিন্দ্র নাথ ভূর, রাম কৃষ্ণ
বাটির লিকটে, ২৪/এ শ্যামপুর
স্ট্রীট, শ্যামবাজার মিল এম.ও,
কলকাতা, পশ্চিমবঙ্গ, 700004

Address:
S/O Phanindra Nath Bhur,
Near Ram Krishna Bati, 24/A
Shyampukur Street,
Shyambazar Mail S.O,
Shyambazar Mail, Kolkata,
West Bengal, 700004

1947
1800 180 1947

help@uidai.gov.in

www.uidai.gov.in

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

UNITE REALTOR

Partner

Partner

Ramendra Nath Bhur

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AEBPB6808G



नाम /NAME
DEBASISH BHUR

पिता का नाम /FATHER'S NAME
BHUR KISHORE KRISHNA

जन्म तिथि /DATE OF BIRTH
08-12-1962

हस्ताक्षर /SIGNATURE

Debasish Bhur

Debasish

आयकर आयुक्त, प.सं.-XI

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

Debasish Bhur

इस कार्ड के खो / मिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / यापत्त कर दें
संयुक्त आयकर आयुक्त(पद्धति एवं तकनीकी),
पी-7,
धीरंगी स्ववायर,
कलकत्ता - 700 069.

In case this card is lost/sound, kindly inform/return to the Issuing authority :
Joint Commissioner of Income-tax(Systems & Technical),
P-7,
Chowringhee Square,

UNITE REALTOR

Arijit Bhargava

Partner

Arijit Bhargava

Partner

UNITED REACTOR


ভারত সরকার
 Government of India



 দেবশীষ ভূট
 Debasish Bhur
 জন্মতারিখ/DOB: 08/12/1962
 পুরুষ/ MALE



4200 2210 4759

আপনার আধার, আপনার পরিচয়



Debasish Bhur.


ভারতীয় জাতীয় পরিচয়-প্রাধিকরণ
 Unique Identification Authority of India


Address:
 24 B, SHYAMPUKUR STREET,
 Shyambazar Mail S.O, Kolkata,
 West Bengal - 700004

ঠিকানা:
 24বি, শ্যামপুকুর স্ট্রিট, শ্যামবাজার,
 কোলকাতা,
 পশ্চিমবঙ্গ - 700004

4200 2210 4759

100%

Free to use


Debasish Bhur

UNITE REALTOR
 Arigit Bhur Partner  Partner

UNIVERSITY OF
MICHIGAN
LIBRARY

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ADHPB8016D



नाम /NAME
SUBHASISH BHUR

पिता का नाम /FATHER'S NAME
KRISHNA KISHORE BHUR

जन्म तिथि /DATE OF BIRTH
12-04-1964

हस्ताक्षर /SIGNATURE

आयकर आयुक्त, प.सं.-II

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

Subhasish Bhur

इस कार्ड के खो / मिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें
सहायक आयकर आयुक्त,
पी-7,
चीरंगी स्क्वायर,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :
Assistant Commissioner of Income-tax,
P-7,
Chowringhee Square,
Calcutta- 700 069.

Subhasish Bhur

UNITE REALTOR

Arijit Bhur

Partner

Partner

UNITED REALTOR

56-17-11-13





ভারত সরকার
Unique Identification Authority of India

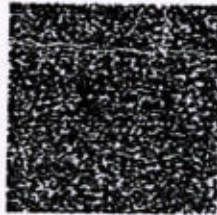
তালিকাভুক্তির নম্বর/ Enrolment No.: 0635/10106/03421

Download Date: 23/07/2018

To
সুবাসিশ ভট্ট
Subhasish Bhur
S/O Krishna Kishore Bhur
FLAT-4B, TEEN KANYA COMPLEX, 204 R.N.GUHA ROAD
OPP- ANANDA BAZAR GODOWN
Dumdum S.O
Kolkata West Bengal - 700028
9433642930

Generation Date: 02/04/2018

Signature Not Verified



QR Code with Photograph

আপনার আধার সংখ্যা / Your Aadhaar No. :

4415 3619 6381

VID : 9159 9553 0446 1333

আমার আধার, আমার পরিচয়



ভারত সরকার
Government of India



সুবাসিশ ভট্ট
Subhasish Bhur
জন্মতারিখ/DOB: 12/04/1964
পুরুষ/ MALE

4415 3619 6381

VID : 9159 9553 0446 1333

আমার আধার, আমার পরিচয়



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা লাভ করুন
- এটি এক ইলেক্ট্রনিক প্রক্রিয়ায় তৈরী পরে

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

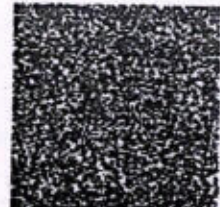
- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .



ভারত সরকার
Unique Identification Authority of India

ঠিকানা:
S/O কৃষ্ণা কিশোর ভট্ট, আনন্দ বাজার গোড়াডাঙার
নিপতিতে, ট্যান্ট-এবি, টিন কন্যা কমপ্লেক্স, ২০৪
আর.এন.এছ রোড, ডামডুম, কলকাতা,
পশ্চিমবঙ্গ - 700028

Address:
S/O Krishna Kishore Bhur, OPP- ANANDA
BAZAR GODOWN, FLAT-4B, TEEN KANYA
COMPLEX, 204 R.N.GUHA ROAD,
Dumdum S.O, Kolkata,
West Bengal - 700028



QR Code with Photograph

4415 3619 6381

VID : 9159 9553 0446 1333

আমার আধার, আমার পরিচয়

Subhasish Bhur. *Amijit Bhara* *Subhasish Bhur*
Partner Partner

UNITE REALTOR

NAME	ADDRESS
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]
[Faint Name]	[Faint Address]


 PASTOR

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ADVPB6301P



नाम /NAME

RANENDRA NATH BHUR

पिता का नाम /FATHER'S NAME

PHANINDRA NATH BHUR

जन्म तिथि /DATE OF BIRTH

12-11-1944

हस्ताक्षर /SIGNATURE

Ranendra Nath Bhur

R. N. Bhur

आयकर आयुक्त, प.सं.-XI

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

Ranendra Nath Bhur

इस कार्ड के खो / मिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें
संयुक्त आयकर आयुक्त(पदाधि एवं तकनीकी),
पी-7,
घोरेंगी चौराहा,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to
the issuing authority :
Joint Commissioner of Income-tax(Systems & Technical),
P-7,
Chowringhee Square,
Calcutta- 700 069.

UNITE REALTOR

Arijit Bhaur
Partner

Santosh Kumar
Partner

UNITED REACTORS

4-1-1954

1954

Major Information of the Deed

Deed No :	I-1904-04713/2020	Date of Registration	14/10/2020
Query No / Year	1904-8001353498/2020	Office where deed is registered	
Query Date	14/10/2020 1:27:35 PM	1904-8001353498/2020	
Applicant Name, Address & Other Details	CHAITALI CHATTERJEE CITY CIVIL COURT, CALCUTTA, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9836118227, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 1,30,84,720/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(g))	Rs. 11/- (Article:E, M(b))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190404699/2020 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Kolkata, P.S:- Shyampukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Shyam Pukur Street, Premises No: 24A, , Ward No: 010 Pin Code : 700004

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	3 Katha 13 Sq Ft		1,20,72,220/-	Property is on Road , Project Name :
Grand Total :				4.9798Dec	0 /-	120,72,220 /-	



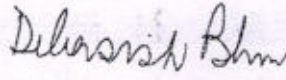


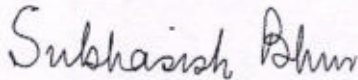


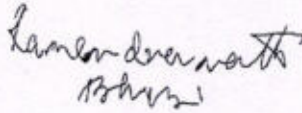
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	2000 Sq Ft.	0/-	10,12,500/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 1000 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 1000 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		2000 sq ft	0 /-	10,12,500 /-	

UNITE REALTOR
Arijit Bhar Partner
Sudip Kumar Partner

UNIT REACTOR
UNIT REACTOR
UNIT REACTOR

Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Shri Debasish Bhur Son of Late Krishna Kishore Bhur Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office	Photo 	Finger Print 	Signature 
	14/10/2020	LTI 14/10/2020	14/10/2020	
24B, Shyampukur Street, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AExxxxxx8G, Aadhaar No: 42xxxxxxxx4759, Status :Individual, Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office				
2	Name Shri Subhasish Bhur Son of Late Krishna Kishore Bhur Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office	Photo 	Finger Print 	Signature 
	14/10/2020	LTI 14/10/2020	14/10/2020	
24B, Shyampukur Street, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: ADxxxxxx6D, Aadhaar No: 44xxxxxxxx6381, Status :Individual, Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office				
3	Name Shri Ranendra Nath Bhur Son of Late Phanindra Nath Bhur Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office	Photo 	Finger Print 	Signature 
	14/10/2020	LTI 14/10/2020	14/10/2020	
24A, Shyampukur Street, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ADxxxxxx1P, Aadhaar No: 75xxxxxxxx5233, Status :Individual, Executed by: Self, Date of Execution: 14/10/2020 , Admitted by: Self, Date of Admission: 14/10/2020 ,Place : Office				

UNITE REALTOR
 
Partner **Partner**

UNITED STATES












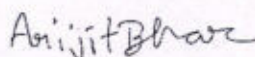


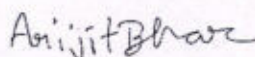


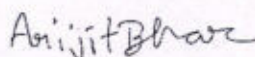
[Handwritten signature]

UNITED STATES



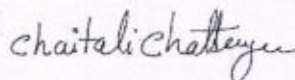
Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	UNITE REALTOR 25/B, Ganendra Mitra Lane, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004 , PAN No.:: AAxxxxxx9A,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

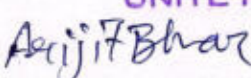

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature															
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Shri Subhash Barua Son of Late Sudutta Barua Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office </td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td>Oct 14 2020 2:36PM</td> <td>LTI 14/10/2020</td> <td>14/10/2020</td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Shri Subhash Barua Son of Late Sudutta Barua Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office					Oct 14 2020 2:36PM	LTI 14/10/2020	14/10/2020	32, Shyampukur Street, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AXxxxxxx8C, Aadhaar No: 21xxxxxxxx5078 Status : Representative, Representative of : UNITE REALTOR (as Partner)		
Name	Photo	Finger Print	Signature													
Shri Subhash Barua Son of Late Sudutta Barua Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office																
	Oct 14 2020 2:36PM	LTI 14/10/2020	14/10/2020													
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Shri Arijit Bhar (Presentant) Son of Tarun Kumar Bhar Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office </td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td>Oct 14 2020 2:37PM</td> <td>LTI 14/10/2020</td> <td>14/10/2020</td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Shri Arijit Bhar (Presentant) Son of Tarun Kumar Bhar Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office					Oct 14 2020 2:37PM	LTI 14/10/2020	14/10/2020	25/B, Ganendra Mitra Lane, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: APxxxxxx7N, Aadhaar No: 57xxxxxxxx9253 Status : Representative, Representative of : UNITE REALTOR (as Partner)		
Name	Photo	Finger Print	Signature													
Shri Arijit Bhar (Presentant) Son of Tarun Kumar Bhar Date of Execution - 14/10/2020, , Admitted by: Self, Date of Admission: 14/10/2020, Place of Admission of Execution: Office																
	Oct 14 2020 2:37PM	LTI 14/10/2020	14/10/2020													

Identifier Details :

Name	Photo	Finger Print	Signature
Mrs CHAITALI CHATTERJEE Wife of Mr P S Roy , City Civil Court, Calcutta, P.O:- G P O, P.S:- Hare Street, Kolkata, District:- Kolkata, West Bengal, India, PIN - 700001			
	14/10/2020	14/10/2020	14/10/2020

Identifier Of Shri Debasish Bhur, Shri Subhasish Bhur, Shri Ranendra Nath Bhur, Shri Subhash Barua, Shri Arijit Bhar

UNITE REALTOR
 
 Partner Partner

UNITED REALTOR

[Handwritten signature]

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Shri Debasish Bhur	UNITE REALTOR-1.65993 Dec
2	Shri Subhasish Bhur	UNITE REALTOR-1.65993 Dec
3	Shri Ranendra Nath Bhur	UNITE REALTOR-1.65993 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Shri Debasish Bhur	UNITE REALTOR-666.66666700 Sq Ft
2	Shri Subhasish Bhur	UNITE REALTOR-666.66666700 Sq Ft
3	Shri Ranendra Nath Bhur	UNITE REALTOR-666.66666700 Sq Ft

UNITE REALTOR
Arijit Bhur
 Partner

Subhasish Bhur
 Partner

UNITED STATES
DEPARTMENT OF JUSTICE
FEDERAL BUREAU OF INVESTIGATION
WASHINGTON, D. C. 20535

On 14-10-2020

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 14:26 hrs on 14-10-2020, at the Office of the A.R.A. - IV KOLKATA by Shri Arijit Bhar .

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,30,84,720/-

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

Execution is admitted on 14/10/2020 by 1. Shri Debasish Bhur, Son of Late Krishna Kishore Bhur, 24B, Shyampukur Street, P.O: Shyambazar, Thana: Shyampukur, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700004, by caste Hindu, by Profession Retired Person, 2. Shri Subhasish Bhur, Son of Late Krishna Kishore Bhur, 24B, Shyampukur Street, P.O: Shyambazar, Thana: Shyampukur, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700004, by caste Hindu, by Profession Service, 3. Shri Ranendra Nath Bhur, Son of Late Phanindra Nath Bhur, 24A, Shyampukur Street, P.O: Shyambazar, Thana: Shyampukur, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700004, by caste Hindu, by Profession Retired Person

Indetified by Mrs CHAITALI CHATTERJEE, , , Wife of Mr P S Roy, , City Civil Court, Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

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

Execution is admitted on 14-10-2020 by Shri Subhash Barua, Partner, UNITE REALTOR, 25/B, Ganendra Mitra Lane, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004

Indetified by Mrs CHAITALI CHATTERJEE, , , Wife of Mr P S Roy, , City Civil Court, Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 14-10-2020 by Shri Arijit Bhar, Partner, UNITE REALTOR, 25/B, Ganendra Mitra Lane, P.O:- Shyambazar, P.S:- Shyampukur, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700004

Indetified by Mrs CHAITALI CHATTERJEE, , , Wife of Mr P S Roy, , City Civil Court, Calcutta, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 11/- (E = Rs 7/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 11/-

Payment of Stamp Duty

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

1. Stamp: Type: Impressed, Serial no 46348, Amount: Rs.50/-, Date of Purchase: 14/10/2020, Vendor name: S Mukherjee

Srijani Ghosh
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

UNITE REALTOR
Arijit Bhar Partner
Subhasish Bhur Partner

UNITED STATES DEPARTMENT OF JUSTICE

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UNITED STATES DEPARTMENT OF JUSTICE

[Handwritten signature]

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2020, Page from 274687 to 274721
being No 190404713 for the year 2020.



Digitally signed by SRIJANI GHOSH
Date: 2020.10.20 16:30:31 +05:30
Reason: Digital Signing of Deed.

(Srijani Ghosh) 2020/10/20 04:30:31 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

UNITE REALTOR
Arijit Bhava Partner
Sudhakar Banerjee Partner

(This document is digitally signed.)