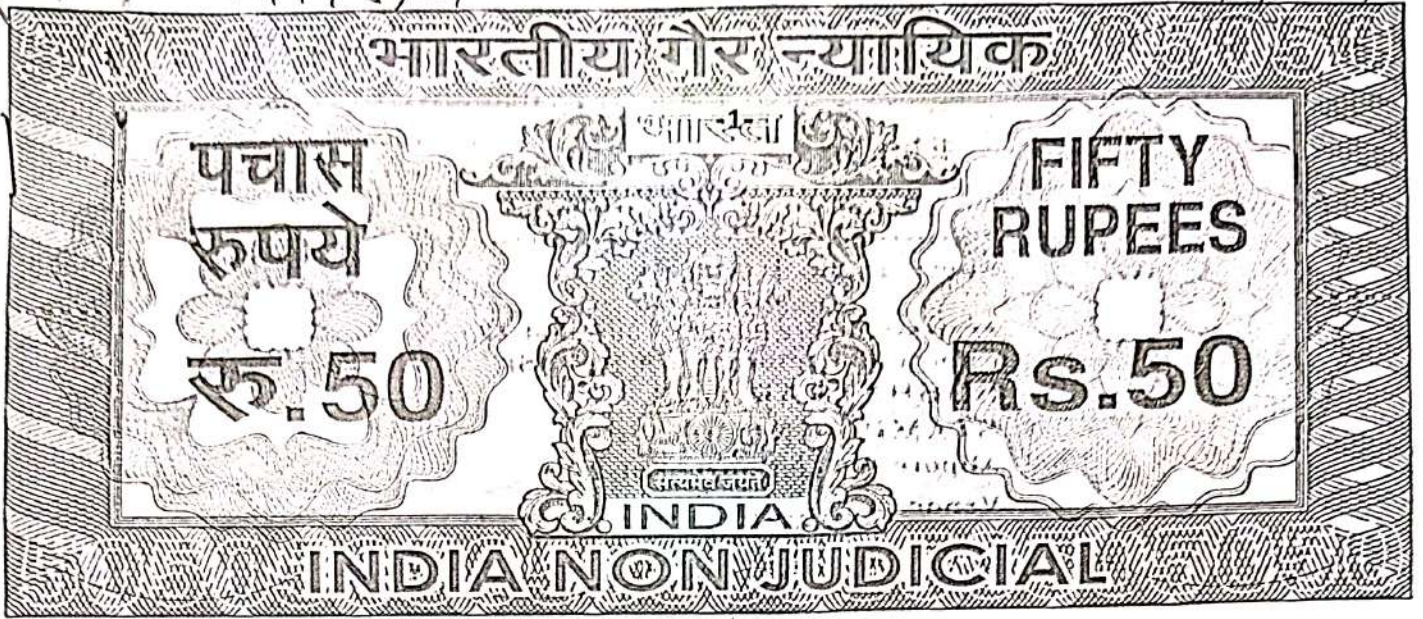


12948/24

R-12640/2024



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AM 359489

05/12/2024  
 Q-200-3077872/2024

Certified that the document is admitted for Registration. The signature stamp and the endorsements or sheets attached with the document are the part of this document

District Sub-Registrar IV  
 Registrar U/S 7 (2) of  
 Registration Act 1908  
 Alipore, South 24 Parganas  
 05 DEC 2024

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS That We, SRI SHYAM SUNDAR. DAS, Aadhaar No. 8629 6593 9432, son of Late Jiban Krishna Das and SMT LATILKA DAS, Aadhaar No.4103 0543 3433, wife of Sri Shyam Sundar Das, both are by faith-Hindu, Indian. Citizen, by occupation-Business, both are residing at 32, Dixon Lane, Post Office-Entaly, Police Station-Muchipara, Kolkata-700014, District-Kolkata do hereby SEND GFREETINGS, WHEREAS one Chandi Charan Chakraborty son of late Nemaï Charan. Chakraborty was the sole and absolute owner of ALL THAT piece and



parcel of shali land measuring about 4 Cottas be the same a little more or less which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47, within limits of Rajpur-Sonarapur Municipality being Ward No.11, Holding No.300, C-Gorkhara (C), under Police Station- Sonarapur, Kolkata-700150, together with other properties he got by virtue of inheritance from his father late Nema Charan Chakraborty and thereafter said Chandi charan Chakraborty recorded the same in his name before the Revision settlement Records of Right and started enjoying the same free from all encumbrances by paying rents taxes of the appropriate concern authority regularly.

**AND WHEREAS** being enjoying the aforesaid property said Chandi charan Chakraborty sold conveyed and transferred **ALL THAT** piece and parcel of shali land measuring about 2 Cottas be the same a little more or less out of 4 Cottas land which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47 under Police Station- Sonarapur, District- South 24 Parganas unto and in favour of Prabhati Das wife of Sourindra Mohan Das and Sourindra Mohan Das son of Uday Chandra Das by virtue a registered deed of sale dated on 14.07.1982, in the office of the Sub Register Sonarapur it noted and recorded in Book No.1, Volume No.77, Pages from 78 to 83, Being No.3839 for the year 1982.

**AND WHEREAS** being enjoying the aforesaid property said Chandi charan Chakraborty sold conveyed and transferred **ALL THAT** piece and parcel of

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shali land measuring about 2 Cottas be the same a little more or less out of 4 Cottas land which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47 under Police Station- Sonarpur, District-South 24 Parganas unto and in favour of Sourindra Mohan Das son of Uday Chandra Das by virtue a registered deed of sale dated on 14.07.1982, in the office of the Sub Register Sonarpur it noted and recorded in Book No.1, Volume No.77, Pages from 84 to 89, Being No.3840 for the year 1982.

**AND WHEREAS** the said Prabhati Das and Sourindra Mohan Das after purchased by separate deed they became the joint sole and absolute owners of the property **ALL THAT** piece and parcel of shali land measuring about 4 Cottas be the same a little more or less which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47 under Police Station- Sonarpur, District-South 24 Parganas they amalgamated their adjacent plot of land into a single plot by and under a deed of Declaration dated on 07.06.1986, registered in the office Sub Register Sonarpur it noted and recorded in Book No.1, Volume No.45, Pages from 417 to 422 (481 to 486) Being No.3484 for the year 1986.

**AND WHEREAS** after amalgamated the said two plots of land said Sourindra Mohan Das and Prabhati Das jointly mutated their name before the Panchayat office and constructed a single or one storied pucca (900 sq. ft.) building on the said land according to a building plan



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sanctioned by the Authority of the said Panchayat and thereafter said Sourindra Mohan Das and Prabhati Das jointly mutated their name before the Rajpur-Sonarpur Municipality under ward No.11, Holding No.300 and they also Recorded their name before the L.R. Settlement in respect of L.R Khatian Nos.3212 & 3213 and they paying rents or taxes regularly and they enjoyed peaceful khass possession with free from all encumbrances.

**AND WHEREAS** the said Prabhati Das and Sourindra Mohan Das jointly sold and transferred the property **ALL THAT** piece and parcel of shali land measuring about 4 Cottas be the same a little more or less together with 900 sq. ft. one storied pucca building standing thereon which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47, L.R. Khatian Nos.3212 & 3213; within limits Rajpur Sonarpur Municipality, Ward No.11, Holding No.300 under Police Station- Sonarpur, District-South 24 Parganas unto and in favour of Sri Shyam Sundar Das and Smt. Latika Das the principal herein by virtue a registered deed of Bengali Saff Bikray Kobala, on date of presentation 15.06.2012 and registration dated on 18.06. 2012, registered in the office Sub Register Sonarpur it noted and recorded in Book No.1, Volume No.22, Pages from 2905 to 2918, Being No. 8133 for the year 2012.

**AND WHEREAS** said Shyam Sundar Das and Latika Das the principal herein, became the sole and absolute joint owners of the aforesaid area of land measuring about 4 Cottas land be the same a little more or less together with a single storied building standing thereon lying and situated

at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47, L.R Khatian Nos. 4788 & 4786 within limits of Rajpur Sonarpur Municipality, Ward No.11, Holding No.300, C-Gorkhara (C) under Police Station- Sonarpur, District-South 24 Parganas hereinafter called and referred to as the "said property/premises" more fully and particularly described in the schedule hereunder written and started enjoined with peaceful vacant khass possession the same free from all encumbrances by paying rents or taxes regularly with concerned authority without any interruption, claim or demand whatsoever.

**AND WHEREAS** said Shyam Sundar Das and Latika Das the principal herein sanctioned a building plan from Authority of Rajpur Sonarpur Municipality vide building permit No. SWS-OBPAS/2207/2022/0222 dated 21.06.2022 valid up to 20.06.2025, for construction of a straight three storied residential building upon their said land.

**AND WHEREAS** said Shyam Sundar Das and Latika Das the principal herein with a view to develop their aforesaid land measuring about 4 Cottas more or less together with a 900 sq. ft. more or less single storied building standing thereon which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47, L.R Khatian Nos. 4788 & 4786 within limits of Rajpur Sonarpur Municipality, Ward No.11, Holding No.300, C-Gorkhara (C) under Police Station- Sonarpur, Kolkata-700150, District-South 24 Parganas more fully and particularly described in the schedule



ereunder written there will be make at new straight three storied building upon the said land per sanctioned plan sanctioned by Rajpur-Sonarpur Municipality so we have engaged SL ENTERPRISES, PAN- AXGPD9693K, proprietorship firm, having its registered office at 300, C-Gorkhara-C, Post office and Police Station-Sonarpur. Kolkaut-700150, District-South 24 Nrganas dully represented by it,s sole Proprietor namely PIYALI DAS, PAN-AXGPD9693K Aadhaar No.6864 2324 2694, daughter of Sri Shyam Sundar Das, by faith-Hindu, Nationality-Indian, by occupation-Business, residing at 32, Dixon Lane, Post Office-Entaly, Police Station-Muchipara, Kolkata-700014, Dis.et-Kolkata as a ATTORNEY to erect and complete the construction of a multi storied building., in our .said land which was mentioned and described in the Development Agreement, registered on 18.01.2023 in the office of the District Sub Register-IV, Alipore, .South 24 parganas ride Se.8 No.160400539 between the PRINCIPAL herein and said SL ENTERPRISES represented by its sole Proprietor namely PIYALI DAS. the power holder herein.

AND WHREEAS as per the said Development Agreement dated / 8.01.2023 we the principal herein we have engaged the said SL ENTERPRISES at the cost Developer as more fully and particularly mentioned and described in the said Development Agreement as aforesaid and for the said purpose we the principals herein do hereby appoint the said SL ENTERPRISES as our lawful Attorney to do the all acts, deeds and things in the following manners:-

1. To ehter into hold and defend possession of the said property as described in the schedule hereunder written and

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every part thereof and also to manage and maintain the said holding and every part hereof.

2. To look after and to control all the affairs for the development of the said holding and construction of a multi-storied building thereon at the cost of the Developer.

3. To execute and submit all Development plans, documents, statements, papers, undertaking, declaration may be required for necessary sanction, modification and/or alteration of sanctioned plans by the appropriate authority and other appropriate authorities.

4. To appear and represent on behalf of the land lord or principals on or before any necessary authorities including the Rajpur-Sonarpur Municipality, Fire Brigade, West Bengal Police, necessary Departments of Government of West Bengal, Rajpur-Sonarpur, Municipality in connection with the sanction, modification and/or alteration of Development plans for the above mentioned property.

5. To pay fees obtain sanction, modification and such other orders and permission from the necessary authorities on behalf of landlord/principal as required for sanction, modification and/or alteration of Development plans for the above mentioned property and also take other papers and documents as may be required by the necessary authorities and appoint engineers, Architects and other Agents and Sub-contractor for the aforesaid purposes as the said Attorney shall think fit and proper.

6. To receive the excess amount of fees, if any, paid for the purpose of sanction, modification and/or alteration of the sanctioned plans to any authority or authorities.



7. To develop the said holding by making construction of such type of building or buildings thereon as the said Attorney may deem fit and proper and for that purpose to demolish and/or remove any house, building and/or structure of whatsoever nature standing in the said premises, as our said Attorney shall think fit and proper after taking sanction of the building plan from the Rajpur-Sonarpur Municipality.
8. 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 acts, deeds and things as may be deemed fit and proper by the said Attorney.
9. To apply for and obtain building materials from the concerned authorities for consumption of the building on the said premises as aforesaid and the attorney shall remain financially liable for such purpose.
10. To pay all rate, taxes, charges, expenses and other outgoings whatsoever payable for and on account of the said premises, or any part thereof.
11. To appear and represent our before all authorities of fixation and/or finalisation of the annual valuation of the said premises and for that purpose to sign that purpose to sign, execute and submit necessary papers and documents and to do all other acts, deeds and things as the said Attorney may deem fit and proper.



12. To negotiate with others for giving possession of the flats in lieu of proper considerations sum strictly on the Developer's Allocation excluding the Owner's Allocation in the proposed building on the said holding along with proportionate share of land at any terms and conditions as our said Attorney shall think fit and proper as per said Development Agreement.

13. To collect or part payment of consideration from the intending purchaser/purchasers of flats along with the proportionate share of land on our behalf as per said Development Agreement only on the Developer's allocation excluding the Owner's Allocation as mentioned therein immediate after completing the owner's allocation and hand over the owner's allocation and grant receipt in favour of the interested person/persons/purchaser/purchasers who are interested to take peaceful possession of the flat/flats etc. in lieu of satisfactory consideration.

14. To advertise in different newspapers and display, hording in different places and also to engage agency or agencies for giving possession of the Flat only Developer's allocation excluding land owner's allocation along with the proportionate share of land in any name as the said Attorney shall think fit and proper and to sell-out the Developer's Allocation to any Third party or parties at any consideration price to be fixed up only by the Developer.

15. To negotiate with intending person/persons/purchaser/purchasers who desire to take possession in lieu of proper consideration for the flats/space including proportionate share of land on said Developer's

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

16. To file and submit declaration, statements, application and/or returns to the competent authority or other necessary authority or authorities in connection with the matters herein contained.

17. To receive part or full consideration or sum of rupees against the entire Developer's Allocation only from the intending purchaser/purchasers and acknowledge the receipt of the same on our behalf immediate after completion of the building of Owner's Block and handover the same to the owner.

18. To file and defend suits, cases, appeals and applications of whatsoever nature for and on behalf of or to be institute preferred by or any person or persons in respect of the said Premises.

19. To comprise suits, appears, or other legal proceedings in any Courts, Tribunals or other authority whatsoever and to sign and verify applications thereof.

20. To sign declare and/or affirm any complaints, written statements petitions, affidavits, verifications, vakalanamas, warrant of Attorney Memo of Appeal or any other documents or papers in any proceedings or in any way construction therewith.

21. To deposit and withdraw free, documents and moneys in and from any court or courts and /or other person/persons or authority and given valid receipts and discharged thereof.



22. Immediate after completion of Owner's Allocation of the proposed building and the Developer will be handover the such allocation to the owner within the stipulate period as mentioned in the said Development Agreement and thereafter the developer shall sell out its allocation to any third party or parties and execute and register the such Deed of Conveyance to any third party/parties in exchange of reasonable money of consideration for which the Owner shall not remain liable in any means.

**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 could do if could personally present.

**AND** we hereby ratify and confirm and agree or undertake and whatsoever our said Attorney appointed under this power herein above contained shall lawfully do or cause to be done in the right of or by virtue at these presents including such confirming and other works till the completion of the whole deal/transaction as per Development Agreement dated 18.01.2023 vide Being No.539 for the year 2023.

**SCHEDULE ABOVE REFERRED TO:**

**ALL THAT** piece and parcel of shali land measuring about 4 Cottas be the same a little more or less together with 900 sq. ft. one storied pucca building standing thereon which is lying and situated at Mouza-Gorkhara, J.L.No.22, R.S. No.53, Touzi No.250, Pargana-Medanmollah, comprised in C.S Dag No.39, R.S & L.R. Dag Nos.43 corresponding C.S Khatian No.18/1, R.S Khatian No.47, L.R. Khatian Nos.4788 & 4786, within limits

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Rajpur Sonarpur Municipality, Ward No.11, Holding No.300 C, Gokhara-C, under Police Station- Sonarpur, Kolkata-700150 in the Jurisdiction of District Sub Register-Alipore and Additional District Sub Register-Sonarpur District-South 24 Parganas, which is butted and bounded as follows:-

- On the North: R.S Dag No.44.  
On the South: R.S Dag No.41  
On the East: 11.5 feet wide Municipal Road.  
On the West: R.S Dag No.42.

IN WITNESS WHEREOF We, the Principals and the Attorney, have set and subscribed our respective hands on this the 5<sup>th</sup> day of December, 2024 at Kolkata.

Signed and delivered

in presence of:

1. Pasupate Mondal  
Shasiana Sonarpur  
kat 150.

*Latika Das*  
Latika Das

SIGNATURE OF PRINCIPAL

2. Samay Ray  
Garia .kol.152.

**SL Enterprises**

*Piyali Das*  
Proprietor

SIGNATURE OF ATTORNEY

Drafted by

*Pasupate Mondal*  
Adv.  
Mr. Pasupati Mondal W B 11253/11  
Advocate,  
Alipore Judges Court,  
Kolkata - 700027.



PHOTO

THUMB

FIRST FINGER

MIDDLE FINGER

RING FINGER

INDEX FINGER



LEFT					
RIGHT					

NAME SRI SHYAM SUNDAR DAS

SIGNATURE *Sri Shyam Sundar Das*



LEFT					
RIGHT					

NAME SMT LATIKA DAS

SIGNATURE *Latika Das*



LEFT					
RIGHT					

NAME PIYALI DAS

SIGNATURE *Piyali Das*

	LEFT					
	RIGHT					

NAME

SIGNATURE





Government of West Bengal  
Directorate of Registration & Stamp Revenue  
e-Assessment Slip

Query No / Year	2003077672/2024	Office where deed will be registered
Query Date	04/12/2024 3:07:52 PM	Deed can be registered in any of the offices mentioned on Note: 11
Applicant Name, Address & Other Details	P MONDAL Allipore Judges Court, Thana : Allipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9903888355, Status : Advocate	
Transaction	Additional Transaction:	
[1401] Power of Attorney related to immovable properties, General Power of Attorney related to immovable properties		
Set Forth value	Market Value	
	Rs. 48,33,000/-	
Total Stamp Duty Payable(SD)	Total Registration Fee Payable	
Rs. 50/- (Article:48(d))	Rs. 7/- (Article:E)	
Mutation Fee Payable	Expected date of Presentation of Deed	Amount of Stamp Duty to be Paid by Non Judicial Stamp
		Rs. 100/-
Remarks		

**Land Details :**

District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Road: GORKHARA C, Mouza: Gorkhara-(022), , Ward No: 011 JI No: 22, , Pin Code : 700150

Sch No	Plot Number	Khatian Number	Land Use ROR Proposed	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-43 (RS :-)	LR-4788	Bastu Shali	2 Katha		20,79,000/-	Width of Approach Road: 12 Ft.,
L2	LR-43 (RS :-)	LR-4786	Bastu Shali	2 Katha		20,79,000/-	Width of Approach Road: 12 Ft.,
		<b>TOTAL :</b>		6.6Dec	0 /-	41,58,000 /-	
		<b>Grand Total :</b>		6.6Dec	0 /-	41,58,000 /-	

**Structure Details :**

Sch No	Structure Details	Area of Structure	Set forth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2	900 Sq Ft.	0/-	6,75,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete					
	<b>Total :</b>	900 sq ft	0 /-	6,75,000 /-	



Query No. 2003077672 of 2024, Printed On : Dec 4 2024 3:08PM, Generated from wbregristration.gov.in



Name & address		Status	Execution Admission Details :
1	SHYAM SUNDAR DAS Wife of Late JIBAN KRISHNA DAS, 32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , Aadhaar No.: 86xxxxxxxx9432, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self
2	Smt LATIKA DAS Wife of Mr SHYAM SUNDAR DAS, 32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , Aadhaar No.: 41xxxxxxxx3433, Status :Individual, Executed by: Self To be Admitted by: Self	Individual	Executed by: Self To be Admitted by: Self

#### Attorney Details :

SI No	Name & address	Status	Execution Admission Details :
1	SL ENTERPRISE 300 GORKHARA C, City:- , P.O:- SONARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700150 , Aadhaar No Not Provided by UIDAI Status :Organization, Executed by: Representative	Organization	Executed by: Representative

#### Representative Details :

SI No	Name & Address	Representative of
1	PIYALI DAS Daughter of Mr SHYAM SUNDAR DAS 32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014 , Aadhaar No.: 68xxxxxxxx2694	SL ENTERPRISE (as SOLE PROPRIETOR)

#### Land Details as per Land Record

District: South 24-Parganas, Thana: Sonarpur, Municipality: RAJPUR-SONARPUR, Road: GORKHARA C, Mouza: Gorkhara-(022), , Ward No: 011 JI No: 22, , Pin Code : 700150

Sc No	Plot & Khatian Number	Details Of Land	Owner Name in English as Selected by Applicant
L1	LR Plot No:- 43, LR Khatian No:- 4788	Owner: শ্যাম সুন্দর দাস, Gurdian: জীবন কৃষ্ণ, Address: নিজ , Classification: শালি, Area: 0.03 Acre,	Mr SHYAM SUNDAR DAS
L2	LR Plot No:- 43, LR Khatian No:- 4786	Owner: লতিকা দাস, Gurdian: শ্যামসুন্দর , Address: নিজ , Classification: শালি, Area: 0.03 Acre,	Smt LATIKA DAS

#### Identifier Details :

Name & address
Mr BIBHAS MONDAL Son of Mr MAHADEV MONDAL 182 R N C ROAD SUBHASGRAM, City:- , P.O:- SUBHASGRAM, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700147, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , Identifier Of Mr SHYAM SUNDAR DAS, Smt LATIKA DAS, PIYALI DAS





### Major Information of the Dood

Deed No :	I-1604-12640/2024	Date of Registration	05/12/2024
Query No / Year	1604-2003077672/2024	Office where deed is registered	
Query Date	04/12/2024 3:07:52 PM	D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	P MONDAL Alipore Judges Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9903888355, Status : Advocate		
Transaction	Additional Transaction		
[1401] Power of Attorney related to Immovable properties, General Power of Attorney related to Immovable properties			
Set Forth value	Market Value		
	Rs. 48,33,000/-		
Stamp duty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(d))	Rs. 39/- (Article:E)		
Remarks	Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

#### Land Details :

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: GORKHARA C, Mouza: Gorkhara-(022), , Ward No: 011 JI No: 22, Pin Code : 700150



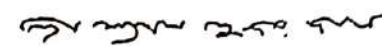


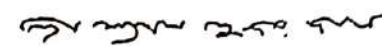


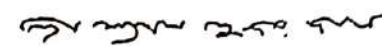


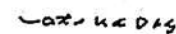


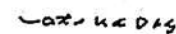


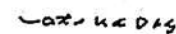
Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-43 (RS :-)	LR-4788	Bastu	Shali	2 Katha		20,79,000/-	Width of Approach Road: 12 Ft.,
L2	LR-43 (RS :-)	LR-4786	Bastu	Shali	2 Katha		20,79,000/-	Width of Approach Road: 12 Ft.,
		<b>TOTAL :</b>			6.6Dec	0 /-	41,58,000 /-	
		<b>Grand Total :</b>			6.6Dec	0 /-	41,58,000 /-	

#### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2	900 Sq Ft.	0/-	6,75,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete					
	<b>Total :</b>	900 sq ft	0 /-	6,75,000 /-	





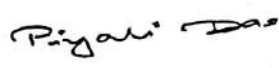
**Principal Details :**

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> <b>Mr SHYAM SUNDAR DAS</b>                      Son of Late JIBAN KRISHNA DAS                      Executed by: Self, Date of Execution: 05/12/2024 , Admitted by: Self, Date of Admission: 05/12/2024 ,Place : Office                 </td> <td>                       05/12/2024                 </td> <td>                       LTI                      05/12/2024                      Captured                 </td> <td>                       05/12/2024                 </td> </tr> <tr> <td colspan="4">                     32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India , Aadhaar No: 86xxxxxxxx9432, Status :Individual, Executed by: Self, Date of Execution: 05/12/2024 , Admitted by: Self, Date of Admission: 05/12/2024 ,Place : Office                 </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	<b>Mr SHYAM SUNDAR DAS</b> Son of Late JIBAN KRISHNA DAS Executed by: Self, Date of Execution: 05/12/2024 , Admitted by: Self, Date of Admission: 05/12/2024 ,Place : Office	 05/12/2024	 LTI 05/12/2024 Captured	 05/12/2024	32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India , Aadhaar No: 86xxxxxxxx9432, Status :Individual, Executed by: Self, Date of Execution: 05/12/2024 , Admitted by: Self, Date of Admission: 05/12/2024 ,Place : Office			
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**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>SL ENTERPRISE</b> 300 GORKHARA C, City:- , P.O:- SONARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700150 ,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

**Representative Details :**

Name,Address,Photo,Finger print and Signature				
Sl No	Name	Photo	Finger Print	Signature
1	<b>PIYALI DAS (Presentant)</b> Daughter of Mr SHYAM SUNDAR DAS Date of Execution - 05/12/2024, , Admitted by: Self, Date of Admission: 05/12/2024, Place of Admission of Execution: Office		 Captured LTI 05/12/2024	 05/12/2024
32 DIXON LANE, City:- , P.O:- ENTALLY, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700014, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , Aadhaar No: 68xxxxxxx2694 Status : Representative, Representative of : SL ENTERPRISE (as SOLE PROPRIETOR)				

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>PASUPATI MONDAL</b> Son of S C MONDAL GHASIARA, City:- , P.O:- SONARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700150		 Captured 05/12/2024	 05/12/2024
Identifier Of Mr SHYAM SUNDAR DAS, Smt LATIKA DAS, PIYALI DAS			

**Land Details as per Land Record**

District: South 24-Parganas, P.S:- Sonarpur, Municipality: RAJPUR-SONARPUR, Road: GORKHARA C, Mouza: Gorkhara-(022), , Ward No: 011 JI No: 22, Pin Code : 700150

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 43, LR Khatian No:- 4788	Owner:শ্যাম সূন্দর দাস, Gurdian:সীবন কৃষ্ণ, Address:দিজ , Classification:শাদি, Area:0.03000000 Acre,	Mr SHYAM SUNDAR DAS
L2	LR Plot No:- 43, LR Khatian No:- 4786	Owner:লতিকা দাস, Gurdian:শ্যামসূন্দর , Address:দিজ , Classification:শাদি, Area:0.03000000 Acre,	Smt LATIKA DAS



Endorsement For Deed Number : I - 160412640 / 2024

05-12-2024

**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  
(d) of Indian Stamp Act 1899.

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

Presented for registration at 13:32 hrs on 05-12-2024, at the Office of the D.S.R. - IV SOUTH 24-PARGANAS by  
PIYALI DAS ,.

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

Execution is admitted on 05/12/2024 by 1. Mr SHYAM SUNDAR DAS, Son of Late JIBAN KRISHNA DAS, 32 DIXON

LANE, P.O: ENTALLY, Thana: Muchipara, , Kolkata, WEST BENGAL, India, PIN - 700014, by caste Hindu, by  
Profession Business, 2. Smt LATIKA DAS, Wife of Mr SHYAM SUNDAR DAS, 32 DIXON LANE, P.O: ENTALLY,  
Thana: Muchipara, , Kolkata, WEST BENGAL, India, PIN - 700014, by caste Hindu, by Profession Business

Indetified by PASUPATI MONDAL, , , Son of S C MONDAL, GHASIARA, P.O: SONARPUR, Thana: Sonarpur, , South  
24-Parganas, WEST BENGAL, India, PIN - 700150, by caste Hindu, by profession Advocate

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

Execution is admitted on 05-12-2024 by PIYALI DAS, SOLE PROPRIETOR, SL ENTERPRISE, 300 GORKHARA C,  
City:- , P.O:- SONARPUR, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700150

Indetified by PASUPATI MONDAL, , , Son of S C MONDAL, GHASIARA, P.O: SONARPUR, Thana: Sonarpur, , South  
24-Parganas, WEST BENGAL, India, PIN - 700150, by caste Hindu, by profession Advocate

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 39.00/- ( E = Rs 7.00/- ,H = Rs 28.00/- ,M(b) =  
Rs 4.00/- ) and Registration Fees paid by Cash Rs 39.00/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 6312, Amount: Rs.50.00/-, Date of Purchase: 05/12/2024, Vendor name:  
Subhankar Das

*(Signature)*

Anupam Halder  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1604-2024, Page from 362558 to 362578

being No 160412640 for the year 2024.



*(Handwritten signature)*

Digitally signed by Anupam Halder  
Date: 2024.12.05 15:55:19 +05:30  
Reason: Digital Signing of Deed.

(Anupam Halder) 05/12/2024  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-PARGANAS  
West Bengal.