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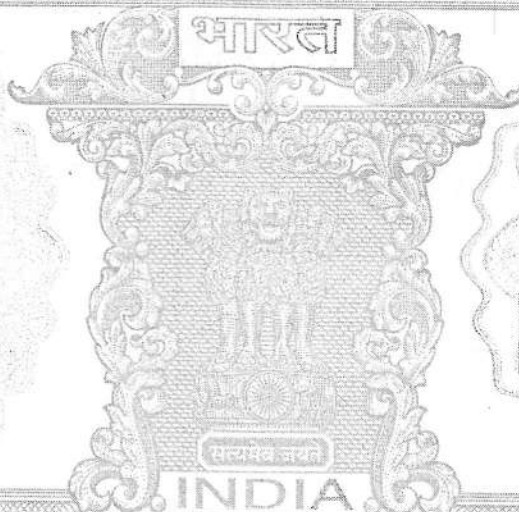
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10303/23

भारतीय गैर न्यायिक

पचास
रुपये

₹.50



FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL

AH 693257

Handwritten signature and date: 5-8/30/23

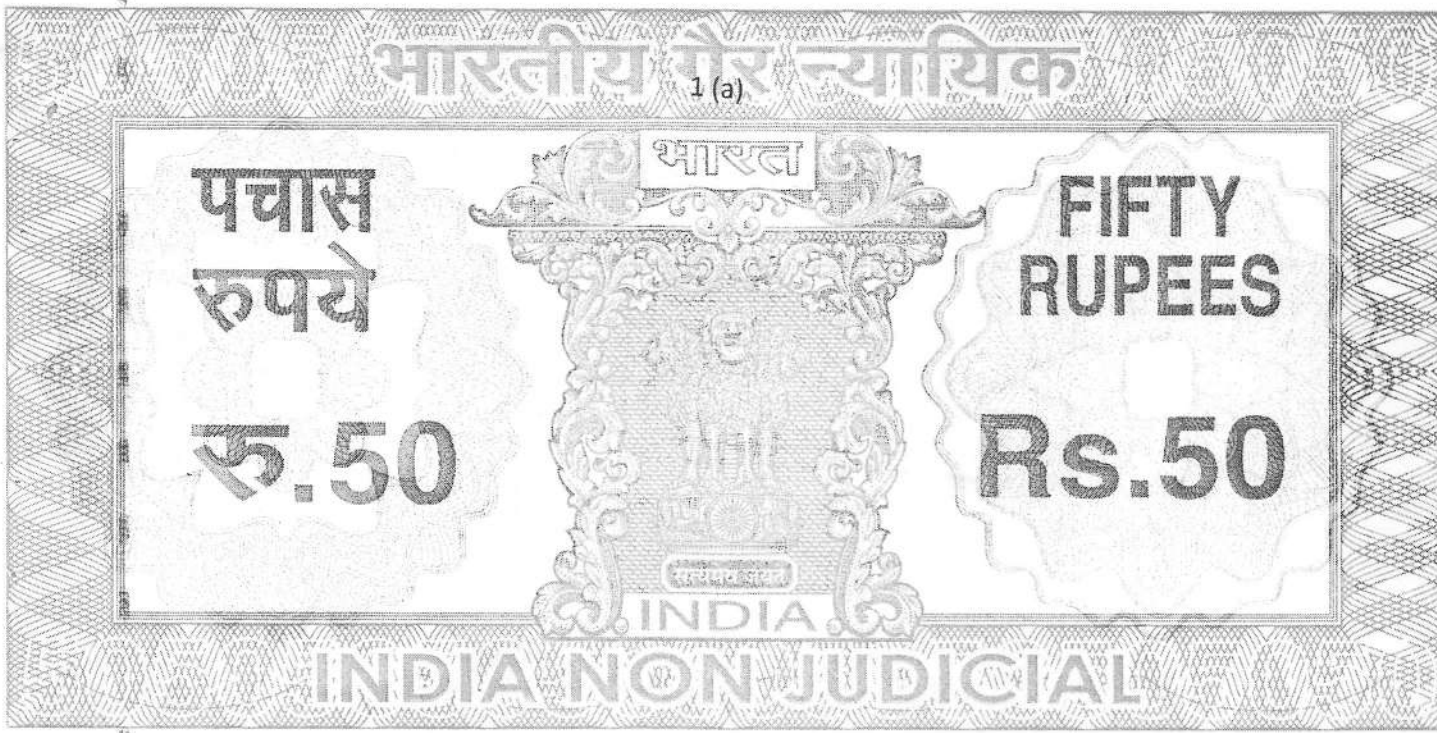
Notarized that the document is admitted to registration. The Signature Sheet and the endorsement sheet attached to this document are the part of this Deed.



Additional Registrar
of Assurances-I, Kolkata

14 DEC 2023

DEVELOPMENT POWER OF ATTORNEY



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AH 693258

TO ALL TO WHOM THESE PRESENT SHALL COME We, 1. **SRI ABHIJIT AGARWAL**, son of Late Om Prakash Agarwal, (being Pan Card No. **AJZPA1342H**) and (being **AADHAR CARD** No: 4926-4459-8267), by faith Hindu, by occupation Service, 2. **SMT TARA DEBI AGARWAL**, wife of Om Prakash Agarwal and daughter of Late Paliram Agarwal, (being Pan Card No. **AFRPA1195C**) and (Being **AADHAR CARD NO** 3935-3911-1256), by faith Hindu, by occupation Housewife,

and No. 1 and 2 are residing at AB-131, Sector 1. Salt Lake City, Hari Bus Stop, P.S Bidhannagar North, P.O. Bidhannagar, Kolkata 64, 3. **SRI BISWANATH DEB**, son of Sri Sukhen Deb, (being Pan Card No. **AIPPD4848N**) and (Being **AADHAR CARD NO:-** 9144- 3773-0159), by faith Hindu, by occupation Business, residing at 41/B, Kalianibas Main Road, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata 700122, 4. **SMT SOMA DEB**, wife of Sri Biswanath Deb, (being Pan Card No. **AKTPD2838A**) and (Being **AADHAR CARD NO:-** 6572-3045-8383), by faith Hindu, by occupation Business, residing at 1240 Rajdanga Main Road, PS Kasba, P.O: E.K.T Kolkata-700107, 5. **SRI RAHUL JAISWAL**, (bearing Pan Card No. **AXZPJ2142C**) and (Being **AADHAR CARD NO:** 7605-3604-1452), 6. **SRI RAUNAK JAISWAL**, (bearing Pan Card No. BBHPJ33230) and (Being **AADHAR CARD NO:-** 8268- 0948-8117), both are sons of Sri Govind Shaw, by caste Hindu, by occupation Business, both are residing at 8, Ghoshpara Road, P.O. Barrackpore, P.S. Titagarh, District North 24 Parganas, Kolkata 700120, hereinafter referred to as the **OWNERS/LANDLORDS**, Hereinafter jointly referred to as the **LANDOWNER EXECUTANT** whereof.

WHEREAS one Ramgopal Siddhanta was the owner in respect of a plot of land measuring about 0.99 satak equivalent to 3 Bighas or a little

more or less lying and situates at Mouza: Chandanpukur, C.S. Khatain No. 627, C.S Dag No. 1232, 1233, 1234, 1235, J.L. No. 2, Re Sa No. 15, Touzi Nos. 340, 108 and 182, corresponding to R.S. Dag No. 1232, 1233 and 1235, R.S. Khatain No. 1280, A.D.S.R. Barrackpore, within the then ward No. 1 at present ward No. 2, under Barrackpore Municipality, P.S. Titagarh, District North 24 Parganas.

AND WHEREAS one Maheswar Mukhopadhyay was the owner and Dakhalkar Basal Proja in respect of the aforesaid plot of land and after his demise the aforesaid land was inherited by his wife Sova Rani Debi and two sons Bireswar Mukhopadhaya and Dilip Kumar Mukhopadhaya as his only legal heirs and successors.

AND WHEREAS in R.S. Record of Rights the aforesaid. 99 satak of land has been recorded in two parts Le. 62 satak of land was recorded in R S Dag No. 1232, 1233 and 1235 under Khatian No. 1280 and the reat land Le, 37 Satak was recorded in RS Dag No. 1234, under Khatian No 1281 in the name of aforesaid Sova Rani Dehi, Bireswar Mukhopadhya and Dilip Kumar Mukhopadhya.

AND WHEREAS One Makhanlal Dasgupta for his own use and occupation purchased the aforesaid. 99 satak of land vide a registered Deed of Sale being Deed No 4673 dated 25.04.1956 registered at

ADSR, Barrackpore, from Sova Rani Debi & Others en payment of valuable consideration, although due to certain bonafide reason the Said Deeb No 4673 was registered in the name of his elder brother Akshay Kumar Dasgupta and said Akshay Kumar Dasgupta was benamder in respect of the said 99 satak of land.

AND WHEREAS as the aforesaid transfer was simply a benami transaction in the name of Akshay Kumar Dasgupta and the consideration amount was paid by Makhanlal Dasgupta and accordingly by dint of execution of a deed of release on 07/06/1963 registered at ADSR, Barrackpore, being Deed no 3125 the Aforesaid Akshay Kumar Dasgupta transferred the aforesaid land in favour of Makhanlal Dasgupta and since then Makhanlal Dasgupta had been possessing the aforesaid land by way of exercising his absolute right, title and interest over the said landed property.

AND WHEREAS the aforesaid Makhanlal Dasgupta due to urgent need of money declared to transfer a piece of a danga land measuring about 3 cottahs out of the aforesaid 0.99 satak of land lying and situated at Mouza: Chandan Pukur, J.L. No. 2, Re Sa No. 15. Touzi Nos. 340, 108 and 182, appertaining to RS dag No. 1233, under R.S Khatian No. 1280, Modified R.S Khatian No. 752, A.D.S.R Barrackpore, being Municipal Holding No. 179(103), J.R. R Road, Kalianibas, within the

then ward No.1, at present ward No. 2 under Barrackpore Municipality, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 parganas and on hearing such offer the vendor abovenamed, Asit Kumar Sarkar by dint of a registered at the office of the A.D.S.R, Barrackpore. recorded in Book No. 1, Volume No. 12, appeared at pages 126 to 129 being No. 374, registered at A.D.S.R Barrackpore on 31.01.1973 purchased aforesaid 3 cottahs of land on payment of valuable consideration from Makhanlal Dasgupta and since purchase the vendor abovenamed has been in exclusive possession and enjoyment of the said land after raising certain kacha structures thereon measuring about 100 sq ft more or less and the vendor duly mutated his name with the local Barrackpore Municipality and before other statutory body.

AND WHEREAS the aforesaid Asit Kumar Sarkar became the absolute owner in respect of a land measuring about 3 cottahs with tile shaded pucca structure measuring about 100 sq ft lying and situates at Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15, Touzi Nos. 340, 108 and 182, appertaining to R.S dag No. 1233, under R.S Khatian No. 1280, Modified R.S Khatian No. 752, A.D.SR Barrackpore, being Municipal Holding No. 179(103), J.R. R Road, Kalianibas, within the then ward

No.1, at present ward No. 2 under Barrackpore Municipality, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 parganas.

AND WHEREAS due to urgent need of money the aforesaid Asit Kumar Sarkar by way of executing a registered Deed of Sale transferred the same in favour of 1. Biswanath Deb, son of Sri Sukhen Deb, 2. Sri Rahul Jaiswal, son of Sri Govind Shaw, and 3. Sri Om Prakash Agarwal, son of Late Jagadish Prasad Agarwal, on receipt of valuable consideration and the said Deed was registered at A D.S.R Barrackpore, registered in Book NO. I. C.D Volume No. 1505-2016, appeared at pages 75391 to 75414, being Deed No. 150502879 on 17.06.2016.

AND WHEREAS since purchase the aforesaid Sri Biswanath Deb, Sri Rahul Jaiswal and Sri Om Prakash Agarwal used to have been enjoying the said property by way of exercising their absolute right, title and interest therein.

AND WHEREAS unfortunately the aforesaid Om Prakash Agarwal died on 07.04.2018 leaving behind him his wife Smt Tara Debi Agarwal and one son Sri Abhipt Agarwal and one daughter namely Anamika Bajaj (Nee Agarwali) and thus 1/3 share of the aforesaid property have been devolved upon the legal heirs of Late Om Prakash Agarwal.

AND WHEREAS Smt Tara Debi Agarwal, wife of Late Om Prakash Agarwal and Smt Anamika Bajaj, wife of Sri Sanjib Bajaj and daughter of late Om Prakash Agarwal out of love and affection transferred their respective shares in respect of the aforesaid property in favour of Abhijit Agarwal by way of executing a Registered Deed of Gift which was registered at A.D.S.R Barrackpore on 05 day of September, 2018. Thus Sri Abhijit Agarwal became a co-sharer of the aforesaid property having 1/3 equal share therein.

AND WHEREAS one Ramgopal Siddhanta was the owner in respect of a plot of land measuring about 0.99 satak equivalent to 3 Bighas or a little more or less lying and situates at Mouza: Chandanpukur, C.S Khatain No. 627, C.S. DagNo. 1232, 1233, 1234, 1235, J.L. No. 2, Re Sa No. 15, Touzi Nos. 340, 108 and 182, corresponding to R.S. Dag No. 1232, 1233 and 1235, R.S. Khatain No. 1280, A.D.S.R. Barrackpore, within the then ward No. 1 at present ward No. 2, under Barrackpore Municipality, P.S. Titagarh, District North 24 parganas.

AND WHEREAS one Maheswar Mukhopadhyay was the owner and Dakhalkar Basat Proja in respect of the aforesaid plot of land and after his demise the aforesaid land was inherited by his wife Sova Rani Dehi and two sons Bireswar Mukhopadhaya and Dilip Kumar Mukhopadhaya as his only legal heirs and successors.

AND WHEREAS in R.S. Record of Rights the aforesaid. 99 satak of land has been recorded in two parts Le. 62 satak of land was recorded in R S Dag No. 1232, 1233 and 1235 under Khatian No. 1280 and the rest land ie, 37 Satak was recorded in R S Dag No. 1234, under Khatian No 1281 in the name of aforesaid Sova Rani Debi, Bireswar Mukhopadhyia and Dilip Kumar Mukhopadhyia.

AND WHEREAS One Makhanlal Dasgupta for his own use and occupation purchased the aforesaid. 99 satak of land vide a registered Deed of Sale being Deed No 4673 dated 25.04.1956 registered at A.D.S.R. Barrackpore, from Sova Rani Debi & Others on payment of valuable consideration, although due to certain bonafide reason the Said Deed No 4673 was registered in the name of his elder brother Akshay Kumar Dasgupta and said Akshay Kumar Dasgupta was benamder in respect of the said 99 satak of land.

AND WHEREAS as the aforesaid transfer was simply a benami transaction in the name of Akshay Kumar Dasgupta and the consideration amount was paid by Makhanlal Dasgupta and accordingly by dint of execution of a deed of release on 07/06/1963 registered at A.D.SR, Barrackpore, being Deed no 3125 the Aforesaid Akshay Kumar Dasgupta transferred the aforesaid land in favour of Makhanlal Dasgupta and since then Makhanlal Dasgupta had been

possessing the aforesaid land by way of exercising his absolute right, title and interest over the said landed property.

AND WHEREAS the aforesaid Makhanlal Dasgupta, the predecessor-in-interest of the present vendor due to certain bonafide reasons, transferred a substantial portion of the aforesaid properties to different purchasers and kept under his possession a danga land measuring about 21 cottahs 5 chittaks, but in physical measurement 21 cottahs 3 chittaks 19 sq ft lying and situates in Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15. Touzi No. 340, 108, 182, Cs Khatian No 627, R.S. Khatian No. 1280 corresponding to R.S. Dag No. 1233, A.D.S.R. Barrackpore, at present ward No. 2 under Barrackpore Municipality, Kalianibas, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata - 700122.

AND WHEREAS the aforesaid Makhanlal Dasgupta died on 03.05.1986 leaving behind him 3 sons namely Alok Dasgupta, since deceased, Sri Swapan Kumar Dasgupta and Sri Tapas Dasgupta, the vendor herein and four daughters namely, Smt Chitrlekha Dasgupta, Smt Anjana Gupta (nee Dasgupta), Smt Patralekha Sengupta (nee Dasgupta), Smt Apale Sen (nee Dasgupta). Thus the entire estate left by deceased Makhanlal Dasgupta have been devolved upon his three sons and four daughters each having 1/7th equal share therein.

AND WHEREAS one of the son of Late Makhanlal Dasgupta, Alok Dasgupta died on 25.07.2007 being unmarried and accordingly his estate have been devolved upon his brothers and sisters as mentioned above.

AND WHEREAS out of love and affection, the aforesaid Swapan KumarDasgupta, Smt Chitralekha Dasgupta, Smt Anjana Gupta (nee Dasgupta), Smt Patralekha Sengupta (nee Dasgupta) and Smt Apale Sen (nee Dasgupta) transferred their undivided 5/6 share in respect of the aforesaid property in favour of their own full blooded brother Sri Tapas Dasgupta by executing a Registered Deed of Gift and the said Deed was registered in Book No. 1. C.D. Volume NO. 23, appeared at pages 1624 to 1643, being No. 07142 on 11.07 2013 and the same was registered at A.DS.R. Barrackpore. Thus Sri Tapas Dasgupta acquired 1/6 undivided share by way of inheritance and 5/6thshare on the strength of aforesaid Deed of Gift in respect of the aforesaid property i.e. a danga land measuring about 21 cottahs 5 chittaks, but in physical measurement 21 cottahs 3 chittaks 19 sq ft lying and situates in Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15, Touzi No. 340, 108, 182, C.S Khatian No 627, R.5. Khatian No. 1280 corresponding to R.S. Dag No 1233, A.D.S.R. Barrackpore, at present ward No. 2 under

Barrackpore Municipality, Kahanibas, PO. Nona Chandan Pukur, P.S. Titagarh, District North 24 parganas, Kolkata-700122.

AND WHEREAS due to urgent need of money, aforesaid Tapas Dasgupta transferred the danga land measuring about 21 cottahs 5 chittaks, but in physical measurement 21 cuttahs 3 chittaks 19 sq ft lying and situates in Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15. Toun No. 340, 108, 182, C.S Khatian No. 627, R.S. Khatian No. 1280 corresponding to R.S. Dag No. 1233, A.D.S.R. Barrackpore, at present ward No. 2 under Barrackpore Municipality, Kalianibas, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 parganas, Kolkata 700122 in favour of the present party of the first part on the strength of a registered Deed of Sale and the same was registered in Book No. 1, C. D. Volume No. 1505-2019, appeared at pages 141576 to 141611 being No. 150504794 on 30.09.2019.

AND WHEREAS all the owners/party of the first part jointly have become the owner in respect of a land measuring about 3 cottahs vide Deed No. 150502879 registered on 17.06.2016 and on the strength of aforesaid Deed being No. 150504794 dated 30.11.2019 have acquired 21 cottahs 3 chittaks 19 sq ft. Thus the party of the first part has

jointly become owners in respect of 24 cottahs 3 chittaks 19 sq ft of land.

AND WHEREAS the aforesaid owners for the better use and enjoyment duly amalgamated both the properties before the concerned Authority or Authorities and its Holding Number has become 15/6/1), Kalianibas South, Barrackpore, P.O. Nana Chandan Pukur, P.S. Titagarh, District North 24 parganas, Kolkata- 700122, West Bengal, lying and situates at Mouza Chandan Pukur, J.L. No. 2, Re Sa No 15, Touzi No. 340, 108, 182, C.S Khatian No. 627, R.S. Khatian No. 1280 corresponding to LR Khatian No. 4103, 4121, 4108, 4102, 4101, 4103, 4092, R.S. Dag No. 1233 corresponding to LR Dag No: 1233, A.D.S.R Barrackpore, at present ward No. 2 under Barrackpore Municipality. Kalianibas, PO Nana Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata-700122.

AND WHEREAS the party of the first part became the absolute owner in respect of a land measuring about 24 cottahs 3 chittaks 19 sq ft lying and situates at Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15, Touzi No. 340, 108, 182, C.S Khatian No. 627, R.S. Khatian No. 1280 corresponding to LR Khatian No. 4103, 4121, 4108, 4102, 4101, 4103, 4092, R.S. Dag No. 1233 corresponding to LR Dag No: 1233, A.D.S.R. Barrackpore, at present ward No. 2 under Barrackpore Municipality,

Kalianibas, P.O. Nona Chandan Pukur, P.S. Titagarh, District Nerth 24 Parganas, Kolkata 700122 and has been exercising their right, title and interest therein in respect of the property and the said property has been morefully described in the Schedule A property.

AND WHEREAS the party of the first party intends to construct a new building ever the A schedule property but due to paucity of fund such intention could not be fulfilled and on hearing such intention of the owner, the Developer, second part duly approached the owner and after holding a joint meeting the terms and conditions have been fixed by both the parties as mentioned below.

AND WHEREAS it is necessary and also expedient for me to appoint an attorney to look after all my affairs in respect of the A schedule property.

AND WHEREAS We being the Landowners of the under schedule property have No Already entered into a Development Agreement being No. 10157 dated 09/12/2023 with AAKRITI INFRACON, (Bearing Pan Card No. ABTFA4324K) having its place of business or Registered Office at 15(6/1), Kaliarubas (South), Barrackpore, P.O. Nona Chandan Pukur, P.S Titagarh, District North 24 parganas, Kolkata 700122, West Bengal, represented by its Partners, 1.SRI

ABHIJIT AGARWAL, son of Late Om Prakash Agarwal, (being Pan Card No. AJZPA1342H) and (being AADHAR CARD No: 4926-4459-8267), by faith Hindu, by occupation Service, residing at AB-131, Sector-1, Salt Lake City, Hari Bus Stop, PS. Bidhannagar North, P.O. Bidhannagar, Kolkata 64, 2. SRI BISWANATH DED, son of Sn Sukhen Deb, (being Pan Card No. AIPPD4848N) and (Being AADHAR CARD NO 9144-3773-0159), by faith Hindu, by occupation Business, residing at 41/B, Kaliarubas Main Road, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata 700122, 3. SRI RAHUL JAISWAL, (bearing Pan Card No. AXZPJ2142C) and (Being AADHAR CARD NO 7605-3604-1482, son of Sri Govind Shaw, by caste Hindu, by occupation Business, both are residing at 8. Ghoshpara Road, P.O. Barrackpore, P.S. Titagarh, District North 24 Parganas, Kolkata 700120, hereinafter referred to as the "DEVELOPER/OWNER 50 AS to construct a multi storied building to be constructed upon the aforesaid property which has been more particularly described in the schedule A written hereunder.

AND WHEREAS as per the said Agreement WE the executants herein have jointly agreed to execute a power of Attorney in favour of AAKRITI INFRACON, Bearing Pan Card No ARTEA4324K) having us place of business or Registered Office at 15/6/1), Kalianibas (South),

Barrackpore, P.O. Nena Chandan Pukur, P.S. Titagarh, District North 24 parganas, Kolkata 700122, West Bengal, represented by its Partners, 1. SRI ABHIJIT AGARWAL, son of Late Om Prakash Agarwal, (being Pan Card No. AJZPA1342H) and (being AADHAR CARD No:- 4926-4459-8267), by faith Hindu, by occupation Service, residing at AB-131, Sector-1, Salt Lake City, Hari Bus Stop, P.S. Bidhannagar North, P.O. Bidhannagar, Kolkata 64, 2. SRI BISWANATH DEB, son of Sri Sukhen Deb, (being Pan Card No. AIPPD4848N) and (Being AADHAR CARD NO: 9144-3773-0159), by faith Hindu, by occupation Business, residing at 41/B. Kahanibas Main Road, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata 700122, 3. SRI RAHUL JAISWAL, (bearing Pan Card No AXZPJ2142C) and (Being AADHAR CARD NO:- 7605- 3604-1482, son of Sri Gevind Shaw, by caste Hindu, by occupation Business, both are residing at 8, Ghoshpara Road, P.O. Barrackpore, P.S. Titagarh, District North 24 Parganas, Kolkata 700120, hereinafter referred to as the "DEVELOPER/OWNER' to do the following acts, deeds and things in my name in connection with the Development of the said property and due disposal of various flats/garages/office spaces/shops etc in respect of Developer's Allocation.

NOW KNOW WE ALL AND THESE PRESENT WITNESETH, We, 1. **SRI ABHIJIT AGARWAL**, son of Late Om Prakash Agarwal, (being Pan Card No. AJZPA1342H) and (being AADHAR CARD No: 4926-4459-8267), by faith Hindu, by occupation Service, 2. **SMT TARA DEBI AGARWAL**, wife of Om Prakash Agarwal and daughter of Late Paliram Agarwal, (being Pan Card No. AFRPA1195C) and (Being AADHAR CARD NO: 3935-3911-1256), by faith Hindu, by occupation Housewife, and No. 1 and 2 are residing at AB-131. Sector -I, Salt Lake City, Hari Bus Stop, P.S. Bidhannagar North, P.O Bidhannagar, Kolkata- 64, 3. **SRI BISWANATH DEB**, son of Sri Sukhen Deb, (being Pan Card No. AIPPD4845N) and (Being AADHAR CARD NO- 9144- 3773-0159), by faith Hindu, by occupation Business, residing at 41/B, Kalianibas Main Road, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata 700122, 4. **SMT SOMA DEB**, wife of Sri Biswanath Deb, (being Pan Card No. AKTPD2838A) and (Being AADHAR CARD NO:- 6572-3045-8383), by faith Hindu, by occupation Business, residing at 1240 Rajdanga Main Road, P.S Kasba, P.O: E.K.T Kolkata 700107, 5. **SRI RAHUL JAISWAL**, (bearing Pan Card No. AXZPJ2142C) and (Being AADHAR CARD NO: 7605-3604-1482), 6. **SRI RAUNAK JAISWAL**, (bearing Pan Card No. BBHPJ33230) and (Being AADHAR CARD NO:- 8268- 0948-8117), both are sons of Sri Govind Shaw, by caste Hindu, by occupation Business, both are residing at 8,

Ghoshpara Road, P.O. Barrackpore, P.S. Titagarh, District North 24 Parganas, Kolkata 700120, do hereby appoint AAKRITI INFRACON, (Bearing Pan Card No:- ABTFA4324K) having its place of business or Registered Office at 15/6/1), Kalianibas (South), Barrackpore, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 parganas, Kolkata- 700122, West Bengal, represented by its Partners, 1.SRI ABHIJIT AGARWAL, son of Late Om Prakash Agarwal, (being Pan Card No. AJZPA1342H) and (being AADHAR CARD No:- 4926-4459-8267), by faith Hindu, by occupation Service, residing at AB-131, Sector-1, Salt Lake City, Hari Bus Stop, P.S. Bidhannagar North, P.O. Bidhannagar, Kolkata- 64, 2. SRI BISWANATH DEB, son of Sri Sukhen Deb, (being Pan Card No. AIPPD4848N) and (Being AADHAR CARD NO.: 9144-3773-01591, by faith Hindu, by occupation Business, residing at 41/B, Kalianibas Main Road, P.O. Nona Chandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata 700122, 3. SRI RAHUL JAISWAL, (bearing Pan Card No. AXZPJ2142C) and (Being AADHAR CARD NO:- 7605-3604-1482, son of Sri Govind Shaw, by caste Hindu, by occupation Business, both are residing at 8, Ghoshpara Road, P.O. Barrackpore, P.S. Titagarh, District North 24 Parganas, Kolkata 700120, hereinafter referred to as the "DEVELOPER/OWNER to be our true and lawful attorney can sign for

us and in our name and on our behalf to do, execute and perform all or any of all the following acts, deeds, matters and things i.e. to say

- A. To appear for and represent us before the Authorities of Barrackpore Municipality, Electricity Authority, District Registrar, Sub-Registrar. Registrar of Assurance and before all other Statutory or Local Bodies as and when necessary for the purpose of construction of a new building over and above our under schedule property and for registration of Agreement for Sale of flats/garages/spaces of the multi storied building to be constructed over Schedule of Property in respect of Developer's Allocation with the exclusion of Owners/ours Allocation as specified in the said Development Agreement.
- B. To Defend Possession, manage and maintain the said property as described in the Schedule A Property including the building to be constructed thereon.
- C. To sign, verify and file applications, forms, building plans, documents and papers in respect of the said property before the Barrackpore Municipality or before any statutory authorities for the purpose of maintenance, protection, preservation of the properties as described in the schedule A written hereunder.

- D. To pay all Municipal and other statutory taxes, rates and charges in respect of the schedule A property on our behalf and in our name as and when the same will become due and payable.
- E. To Sign and execute and make registration of any Agreement for sale, and/or any other instrument in respect of sale of flats/units/shops and garage in respect of Developer's Allocation with the exclusion of Owner's Allocation as specified in the said Development Agreement in the said new building in favour of the intending purchaser/s in our name and on our behalf.
- F. To receive the consideration money in part or full in cash or by cheque/draft from the intending purchaser or purchasers for sale or booking of flat/s, units/shops or car parking spaces in respect of Developer's Allocation with the exclusion of Owner's Allocation as specified in the said Development Agreement in the said new building in favour of the intending purchaser/s in our name and on our behalf and to give full discharge to the Purchaser/s as our lawful representative.
- G. To execute and/or negotiate and/or enter into any agreement for sale of the flat/s and parking spaces in the said new building in the name of the attorney and on our behalf and as our lawful

authorized representative and to accept consideration money there from and entitled to nominate the intending purchaser or purchasers for sale, transfer and / or lease of the multi storied building along with proportionate undivided share of land of the said properties save and except the Owner's Allocation.

- H. To instruct the Advocate/ Lawyer for preparing and/or drafting such agreements, deeds of conveyance and other such papers as may be necessary for the purpose of booking and/or sale of the Flats/units/garages/shops in the said building over and above our said premises in respect of Developer's Allocation.
- I. To commence, prosecute, enforce, defend, answer and oppose all actions, demands and other legal proceedings touching any matter concerning our said property of any part or portion thereof.
- J. To sign, declare or affirm plaint, written statement, petition, affidavit, verification, vakalatnama, warrant of attorney or any other documents or papers in any proceedings relating to our said property or in any way connected therewith.
- K. For all or any of the purpose herein before state and to appear and represent us before all concerned authorities having

jurisdiction over our said property and to sign, execute and submit papers and documents relating thereto.

- L. To appear, sign, present and represent before the District Registrar, A.D.S.R.O. Barrackpore, Calcutta Assurance, and to execute deed of sale/ sales and get the sale registered in our name and on our behalf in favour of intending purchaser or purchasers in respect of Developer's Allocation only i.e. except Owner's Allocation.

AND GENERALLY to do acts, deeds and things in our name and We, the landowner/ executant doth hereby ratify and confirm and agree to ratify and confirm all and whatsoever acts, and deeds and things that our said ATTORNEY shall lawfully do or cause to be done in or about the said property as aforesaid keeping myself free from all encumbrances relating thereto.

SCHEDULE "A"

All that piece and parcel of land measuring about 24 cottahs 3 chittaks 19 sq ft lying and situates at Mouza Chandan Pukur, J.L. No. 2, Re Sa No. 15, Touzi No. 340, 108, 182, C.S Khatian No. 627, R.S. Khatian No. 1280 corresponding to L.R Khatian No. 4103, 4121, 4108, 4102, 4101, ~~4103~~, 4092, R.S. Dag No. 1233 corresponding to L.R. Dag No. 1233 A.D.S.R. Barrackpore, at present Holding No. 15(6/1) J.R.R. Road. ward No. 2 under Barrackpore Municipality, Kalianibas, P.O. NonaChandan Pukur, P.S. Titagarh, District North 24 Parganas, Kolkata - 700122, butted and bounded by:-

NORTH	:	J.R.R. Road
SOUTH	:	Others Property
EAST	:	H/O Tarak Nandy & Others
WEST	:	H/O Uma Nanda Ghosh & Others

IN WITNESS WHEREOF, the parties hereto have set and subscribed their respective signatures and seals the day month and year first above written, This Development Power of Attorney Executed on 14th December November, 2023.

Signed and delivered by the Developer

/Owner and landowners at Kolkata in

presence of

WITNESS

1. Ajoy Banerjee
c/o Bemal Baner
Barabara

Abhijit Agarwal
ABHIJIT AGARWAL

Tara Devi Agarwal
TARA DEBI AGARWAL

2. Sanjay Kr Shaw
c/o Kamal Lal Shaw
Khardah

Biswanath Deb
BISWANATH DEB

Soma Deb
SOME DEB

Rahul Jaiswal
RAHUL JAISWAL

Raunak Jaiswal
RAUNAK JAISWAL

OWNERS / FIRST PART

AAKRITI INFRACON

Represented by its Partners
For AAKRITI INFRACON
AAKRITI INFRACON

Abhijit Agarwal

ABHIJIT AGARWAL ^{Partner}

AAKRITI INFRACON
For AAKRITI INFRACON

Biswanath Deb.

BISWANATH DEB. ^{Partner}

AAKRITI INFRACON
For AAKRITI INFRACON

Rahul Jaishwal

RAHUL JAISWAL ^{Partner}

DEVELOPERSECOND PART

Prepared and Drafted by

Subham Saha.
^{Advocate}

SUBHAM SAHA
F/2857/1830/2021
High Court
Advocate

SPECIMEN FORM FOR TEN FINGERPRINTS



Ajay Agarwal

	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



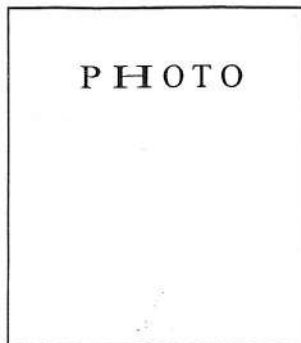
Biswanath Deb

	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



Kamuljaiswal

	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



	Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

SPECIMEN FORM FOR TEN FINGERPRINTS



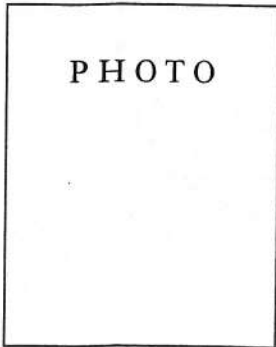
Rahul Jainwal

Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

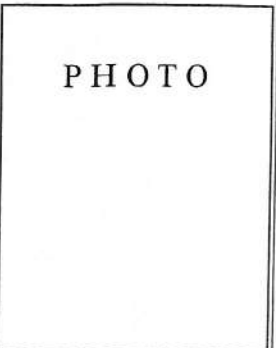


Ravinder Jainwal

Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



Left Hand	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger

SPECIMEN FORM FOR TEN FINGERPRINTS



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



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



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



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

Major Information of the Deed

Deed No :	I-1901-10303/2023	Date of Registration	14/12/2023
Query No / Year	1901-8003077749/2023	Office where deed is registered	
Query Date	14/12/2023 11:48:12 AM	A.R.A. - I KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	ABHIJIT AGARWAL AB 131, SECTOR-I, SALT LAKE CITY, Thana : North Bidhannagar, District : North 24-Parganas, WEST BENGAL, PIN - 700064, Mobile No. : 7044236471, Status : Seller/Executant		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 50,000/-	Rs. 2,80,35,623/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 73/- (Article:E, M(a,))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190110157/2023 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



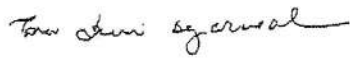
District: North 24-Parganas, P.S:- Titagarh, Municipality: BARRACKPORE, Road: Jaffarpur Rifle Range Road (Ward No -2), Mouza: Chandanpukur, , Ward No: 002 Pin Code : 700122

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details	
L1	LR-1233	LR-1280	Bastu	Bastu	24 Katha 3 Chatak 19 Sq Ft	50,000/-	2,80,35,623/-	Property is on Road , Project Name :
Grand Total :					39.9529Dec	50,000 /-	280,35,623 /-	



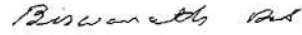
Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Shri Abhijit Agarwal (Presentant) Son of Late Om Prakash Agarwal Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office	 <small>14/12/2023</small>	 Captured <small>LTI 14/12/2023</small>	 <small>14/12/2023</small>




AB-131, Sector-I, Salt Lake City, Hari Bus Stop, City:- Bidhannagar, P.O:- Bidhannagar, P.S:- Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700064 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AJxxxxxx2H, Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office

2	Name	Photo	Finger Print	Signature
	Smt Tara Debi Agarwal Wife of Mr Om Prakash Agarwal Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office		 Captured	
	14/12/2023	LTI 14/12/2023	14/12/2023	



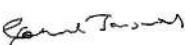


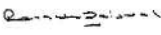
AB-131, Sector - I, Salt Lake City, Hari Bus Stop, City:- , P.O:- Bidhannagar, P.S:-Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700064 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AFxxxxxx5C, Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office

3	Name	Photo	Finger Print	Signature
	Shri Biswanath Deb Son of Shri Sukhen Deb Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office		 Captured	
	14/12/2023	LTI 14/12/2023	14/12/2023	

41/B, Kalianibas Main Road, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AIxxxxxx8N, Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office

4	Name	Photo	Finger Print	Signature
	Smt Soma Deb Wife of Shri Biswanath Deb Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office		 Captured	
	14/12/2023	LTI 14/12/2023	14/12/2023	



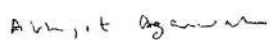
1240, Rajdanga Main Road, City:- , P.O:- EKT, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700107 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AKxxxxxx8A, Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office

5	Name	Photo	Finger Print	Signature
	Shri Rahul Jaiswal Son of Shri Govind Shaw Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office		 Captured	
	14/12/2023	LTI 14/12/2023	14/12/2023	
8, Ghoshpara Road, City:- , P.O:- Barrackpore, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700120 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AXxxxxxx2C,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office				
6	Name	Photo	Finger Print	Signature
	Shri Raunak Jaiswal Son of Shri Govind Jaiswal Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office		 Captured	
	14/12/2023	LTI 14/12/2023	14/12/2023	
8, Ghoshpara Road, City:- , P.O:- Barrackpore, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700120 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: BBxxxxxx3G,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Office				




Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	AAKRITI INFRACON 15 (6/1), Kalianibas (South), Barrackpore, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122 , PAN No.:: ABxxxxxx4K,Aadhaar No Not Provided, Status :Organization, Executed by: Representative



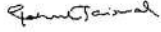
Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Shri Abhijit Agarwal Son of Late Om Prakash Agarwal Date of Execution - 14/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023, Place of Admission of Execution: Office
	
	 Captured
	Dec 14 2023 1:25PM
	LTI 14/12/2023
	
	14/12/2023

AB-131, Sector - I, Salt Lake City, City:- , P.O:- Bidhannagar, P.S:-Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700064, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , PAN No.:: AJxxxxxx2H,Aadhaar No Not Provided Status : Representative, Representative of : AAKRITI INFRACON (as Partner)

2	Name	Photo	Finger Print	Signature
	Shri Biswanath Deb Son of Smt Sukhen Deb Date of Execution - 14/12/2023, , Admitted by: Self, Date of Admission: 14/12/2023, Place of Admission of Execution: Office		 Captured	
		Dec 14 2023 1:24PM	LTI 14/12/2023	14/12/2023

41/B, Kalianibas Main Road, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Alxxxxxx8N,Aadhaar No Not Provided Status : Representative, Representative of : AAKRITI INFRACON (as Partner)

3	Name	Photo	Finger Print	Signature
	Shri Rahul Jaiswal Son of Shri Govind Shaw Date of Execution - 14/12/2023, , Admitted by: Self, Date of Admission: 14/12/2023, Place of Admission of Execution: Office		 Captured	
		Dec 14 2023 1:26PM	LTI 14/12/2023	14/12/2023

8, Ghosh Para Road, Barrackpore, City:- , P.O:- Barrackpore, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700120, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AXxxxxxx2C,Aadhaar No Not Provided Status : Representative, Representative of : AAKRITI INFRACON (as Partner)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SUBHAM SAHA Son of Mr GOUTAM SAHA HIGH COURT, CALCUTTA, City:- Not Specified, P.O:- G P O, P.S:-Hare Street, District: Kolkata, West Bengal, India, PIN:- 700001		 Captured	
	14/12/2023	14/12/2023	14/12/2023

Identifier Of Shri Abhijit Agarwal, Smt Tara Debi Agarwal, Shri Biswanath Deb, Smt Soma Deb, Shri Rahul Jaiswal, Shri Raunak Jaiswal, Shri Abhijit Agarwal, Shri Biswanath Deb, Shri Rahul Jaiswal

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Shri Abhijit Agarwal	AAKRITI INFRACON-6.65882 Dec
2	Smt Tara Debi Agarwal	AAKRITI INFRACON-6.65882 Dec
3	Shri Biswanath Deb	AAKRITI INFRACON-6.65882 Dec
4	Smt Soma Deb	AAKRITI INFRACON-6.65882 Dec
5	Shri Rahul Jaiswal	AAKRITI INFRACON-6.65882 Dec
6	Shri Raunak Jaiswal	AAKRITI INFRACON-6.65882 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Titagarh, Municipality: BARRACKPORE, Road: Jaffarpur Rifle Range Road (Ward No -2), Mouza: Chandanpukur, , Ward No: 002 Pin Code : 700122

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1233, LR Khatian No:- 1280		Owner Name not selected by applicant.

Endorsement For Deed Number : I - 190110303 / 2023

On 14-12-2023

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (g) of Indian Stamp Act 1899.

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

Presented for registration at 13:14 hrs on 14-12-2023, at the Office of the A.R.A. - I KOLKATA by Shri Abhijit Agarwal, one of the Executants.

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 2,80,35,623/-

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

Execution is admitted on 14/12/2023 by 1. Shri Abhijit Agarwal, Son of Late Om Prakash Agarwal, AB-131, Sector-I, Salt Lake City, Hari Bus Stop, P.O: Bidhannagar, Thana: Bidhannagar, , City/Town: BIDHANNAGAR, North 24-Parganas, WEST BENGAL, India, PIN - 700064, by caste Hindu, by Profession Service, 2. Smt Tara Debi Agarwal, Wife of Mr Om Prakash Agarwal, AB-131, Sector - I, Salt Lake City, Hari Bus Stop, P.O: Bidhannagar, Thana: Bidhannagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700064, by caste Hindu, by Profession House wife, 3. Shri Biswanath Deb, Son of Shri Sukhen Deb, 41/B, Kalianibas Main Road, P.O: Nona Chandan Pukur, Thana: Titagarh, , North 24-Parganas, WEST BENGAL, India, PIN - 700122, by caste Hindu, by Profession Business, 4. Smt Soma Deb, Wife of Shri Biswanath Deb, 1240, Rajdanga Main Road, P.O: EKT, Thana: Kasba, , South 24-Parganas, WEST BENGAL, India, PIN - 700107, by caste Hindu, by Profession House wife, 5. Shri Rahul Jaiswal, Son of Shri Govind Shaw, 8, Ghoshpara Road, P.O: Barrackpore, Thana: Titagarh, , North 24-Parganas, WEST BENGAL, India, PIN - 700120, by caste Hindu, by Profession Business, 6. Shri Raunak Jaiswal, Son of Shri Govind Jaiswal, 8, Ghoshpara Road, P.O: Barrackpore, Thana: Titagarh, , North 24-Parganas, WEST BENGAL, India, PIN - 700120, by caste Hindu, by Profession Business

Indetified by Mr SUBHAM SAHA, , , Son of Mr GOUTAM SAHA, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , 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 14-12-2023 by Shri Biswanath Deb, Partner, AAKRITI INFRACON, 15 (6/1), Kalianibas (South), Barrackpore, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122

Indetified by Mr SUBHAM SAHA, , , Son of Mr GOUTAM SAHA, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 14-12-2023 by Shri Rahul Jaiswal, Partner, AAKRITI INFRACON, 15 (6/1), Kalianibas (South), Barrackpore, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122

Indetified by Mr SUBHAM SAHA, , , Son of Mr GOUTAM SAHA, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 14-12-2023 by Shri Abhijit Agarwal, Partner, AAKRITI INFRACON, 15 (6/1), Kalianibas (South), Barrackpore, City:- , P.O:- Nona Chandan Pukur, P.S:-Titagarh, District:-North 24-Parganas, West Bengal, India, PIN:- 700122

Indetified by Mr SUBHAM SAHA, , , Son of Mr GOUTAM SAHA, HIGH COURT, CALCUTTA, P.O: G P O, Thana: Hare Street, , 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 73.00/- (E = Rs 7.00/- ,I = Rs 55.00/- ,M(a) = Rs 7.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 73.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 461921, Amount: Rs.100.00/-, Date of Purchase: 20/11/2023, Vendor name: S
CHATTERJEE

Pradipta

Pradipta Kishore Guha
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1901-2023, Page from 434157 to 434196

being No 190110303 for the year 2023.



Pradipta

Digitally signed by PRADIPTA KISHORE GUHA
Date: 2023.12.20 13:03:25 +05:30
Reason: Digital Signing of Deed.

(Pradipta Kishore Guha) 20/12/2023
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
West Bengal.