8000

I-7857

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु.5000 Rs.5000

पाँच हजार रुपये FIVE THOUSAND RUPEES

INDIA

पश्चिमबङ्গ पश्चिम बंगाल WEST BENGAL

E 030535

20-9-18

R-17996/7/18
C-781

G.10
P.M

Bicash Nath Kumar
Rodha Nath Kumar
Paresh Nath Kumar
Sen Nath Kumar
Tapan Kumar Kumar
Bina Nath Kumar

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

Certified that the Endorsement Sheet's and the Signature Sheet's attached to this documents are part of the Document.

Additional District Sub-Registrar
BURDWAN

27 SEP 2018

DEVELOPMENT AGREEMENT

This development agreement executed and entered into on this 20th day of September, 2018,

BETWEEN

Contd... Next Page

No..... 4260 Date 20/9/18
Sold to Smart Homes
of Baromilpur Bicharhat purba Burdhaman
Value Rs. 5000/- Paise
Purchased from Burdwan Tr. No.-1
Date 23 AUG 2018
Signature Tapas Pal
Stamp Vendor :- Tapas Pal
Burdwan A.D.S.R. Office
Licence No.-01/15-16

Smart Homes
Partner

1665

Smart Homes
Partner

1666

Smart Homes
Partner

1667

Smart Homes
Partner

1668

Smart Homes
Partner

P.T.O.

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

(1) BISWANATH KUMAR PAN No. AGRPK9867G, (2) RADHANATH KUMAR PAN No. AGRPK9868K, (3) PARESHNATH KUMAR PAN No. APXPK8374F, (4) SOMNATH KUMAR PAN No. AGRPK9869J, (5) TAPAN KUMAR KUMAR PAN No. AGRPK9866H (6) AMARNATH KUMAR PAN No. AGRPK9871G, all sons of Late Prahlad Chandra Kumar, by faith Hindu, by Nationality Indian,having address at 44, Parkas Road, Burdwan – 713101, hereinafter collectively called and/ or referred to as the "LAND OWNERS" or "OWNERS"(which expression shall unless excluded by or repugnant to the context or meaning thereto, shall mean and include their heirs, Administrators, Executors, legal representatives and / or successors-in-interest) of the FIRST PART.

AND

SMART HOMES PAN – ADRFS2015B a business in the nature of partnership having its office at 78, Baranilpur, Becharhat, P.O. Sripally, Dist. Purba Bardhaman – 713103, and having been promoted by five partners namely (1) SOMNATH RAY PAN – ACXPR9491F son of Subodh Kumar Ray, of Alamganj, Burdwan- 713102, (2) BIKASH CHANDRA DAS PAN – AEUPD1886R son of late Bishnupada Das of Baranilpur, Ambagan, P.O. Sripally, Dist. Purba Bardhaman – 713103, (3) SUVRO BASU PAN – AJOPB2190F son of Subhas Chandra Basu of FL C/3 P-21, Senhati Colony, Behala, Kolkata – 700034, and (4) DEBABRATA TAH PAN – ABLPT5195R son of Mihir Tah of Radha Pally, G.T. Road, Memari, Dist. Purba Bardhaman – 713146, (5) ARNAB SAMANTA PAN – ATHPS8290G son of Rabindranath Samanta, of St. Xavier's Road, Satabdibagh, Burdwan-713103, and hereinafter referred to as the "DEVELOPERS" (which term or expression shall unless excluded by or repugnant to the context be deemed to mean and include its/theirs successors, legal representatives, transferees and/or assigns) of the "SECOND PART"

Whereas the property fully described in the Schedule herein below is the absolute ownership property of the land owners mentioned above who are in actual physical possession of the same by mutating their names in the relevant records of right and paying land revenues/rent to the State of West Bengal.

And Whereas the said land owners have expressed their desire to develop the said landed property and to construct multi-storied residential/commercial buildings thereon

(A) It is represented and declared by the Land Owners:-

(i) That the said property is under their exclusive possession with absolute right, title and interest, free from all encumbrances to transfer land, convey the whole or part of the said Property, having a fully marketable title thereby.

(ii) That the land owners have not created any encumbrances on the said property, or any part thereof by way of sale, mortgage, exchange, lease, trust, assignments, rights, gifts, liens, leave and license permission, rent, possession, charges, inheritance or any other encumbrances whatsoever.

(iii) That no notice or notification for acquisition/requisition under any of the statutes of the past or presently in force, have been received, served or passed by the Competent Authority, or any other government authorities, for Acquisition or Requisition of the said property or any part thereof.

(iv) That there are no attachments, either before or after judgment and there are no claims, demands, suits, decrees, injunctions, orders, notice, petitions, or adjudication orders affecting the said property or any part thereof.

1169

Smart Homes

Soumita Ray

Partner

1670

— Biswanath Kumar

1671

— Radhanath Kumar

1672

— Somnath Kumar

1673

— Tapan Kumar Kumar

1674

— Uma nath Kumar

1675

— Paresh Nath Kumar

Basanta Kumar

Sk Abul Anil Kumar

Rafal Lal Burdwan

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

1) Biswanath Kumar
2) Radhe Shyam Kumar
3) Paresh Nath Kumar
4) Soni Mallik Rewari
5) Tapan Kumar Kumar
6) Rama Mallik Kumar

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

(v) That the land owners have not entered in the past in any agreement for sale or development of the said property or any part thereof nor have made any arrangement with anyone whatsoever regarding the said property or any part thereof.

And whereas the land owners are interested in getting constructed multi-storied residential/commercial Units on the said property and acquire built up area in the shape of, residential/commercial Units, parking spaces, etc. as consideration for the value of the land of the said property when conveyed by the land owners to the Developers.

(B) The aforesaid Developers, offered to develop and construct at its/their own cost, a multi-storied residential/commercial building on the said property of the land owners (hereinafter referred to as the said building) and the land owners wanted and agreed to acquire Units, and other built-up area of the said building as consideration for the part of the said property to be conveyed by the land owners to the Developers or its nominees etc.

(C) As a result of the negotiations between the parties hereto and on the representation and declarations made by the land owners as herein recorded, an agreement for development of the said property by the aforesaid Developers has been arrived at between the parties hereto upon terms and conditions hereinafter appearing.

NOW THESE PRESENTS WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:-

(1) That the aforesaid land owners do hereby appoint the aforesaid Developers as the Developers of the said property and irrevocably grant to the Developers, who hereby accepts from the Land Owners the exclusive right, possession and license to develop the said property fully described in the Schedule hereunder written in the manner and on the terms, conditions and stipulation hereinafter mentioned.

(2) That the entire area of land given in the Schedule of this agreement shall be handed over to the Developers for construction of a multistoried residential/commercial building complex and the entire cost to be incurred for construction of the same shall be borne by the Developers. The Developers will construct the proposed building as per the sanctioned building plan issued by the Burdwan Development Authority and/or such other Competent Authority or Authorities.

(3) That the Developers shall be exclusively responsible for any accident or incident caused during the period of construction and they will be responsible and answerable before court of law for the same. The Land Owners shall not be responsible for the same in any way.

(4) That the entire multistoried building shall be constructed by the Developers and the entire cost to be incurred for construction of the same shall be borne by the Developers including the cost of sewerage, drainage with all fittings, amenities, electric fittings, water connection, electrification, generator, lift, intercom etc. till the final finishing and completion of the entire building to make them habitable for the Land Owners and/or other inmates of the building.

(5) That the name of the proposed multistoried residential building complex shall be as mutually agreed upon by both the parties.

(6) That the Developers agreed to hand over 40%(forty percent) of the total flat area and/or floor area sanctioned by the Burdwan Development Authority or such other competent authority/authorities, and the OWNERS' ALLOCATION shall be provided on all the floors in

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

1) Bijoy Kumar
2) Rudra Nath Kumar
3) Rajesh Nath Kumar
4) Soman Kumar
5) Tapan Kumar Kumar
6) Anna Nath Kumar

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

terms of the aforesaid ratio of the proposed buildings which shall include ground floors and/or car parking spaces as well in the proposed building TOGETHER WITH proportionate undivided impartible share and/or interests in the Land TOGETHER WITH common areas and facilities in the proposed building. Such allocation shall be determined and provided to the Owners proportionately or in terms of money value calculable at the agreed market rate per square foot of the selling prices of the different flats and/or units as and when occasion arise.

Handing over and receipt of such consideration by any or either of the parties of the FIRST PART as well as SECOND PART shall fully absolve the parties of the SECOND PART of their liabilities in this regard in all respect. The owners shall in no case be entitled to raise any dispute as regards receipt of their proportionate share of the consideration of this agreement once the same are handed over or paid in full to all or any of the parties of the FIRST PART upon obtaining due receipts there for in terms of this agreement.

(7) That in case Owners' 40%(forty percent) of the total flat area and/or floor area is not covered in the form of the complete Units taken, the Developers shall have to pay the equivalent agreed market price to the Land Owners for the area.

(8) That similarly, the Developers shall retain 60% (sixty percent) of the total flat area and/or floor area sanctioned by the Burdwan Development Authority or such other competent authority/authorities in the shape of Units and car parking spaces in consideration of cost of construction with an absolute right, title and interest and may transfer, convey, sell, grant lease or otherwise alienate their interest to any person or persons, association of person, firm, body corporate etc. on such terms and conditions as they may deem fit and proper, and the DEVELOPERS' ALLOCATION shall comprise of all the floors in terms of the aforesaid ratio of the proposed buildings which shall include the ground floors and/or car parking spaces as well in the proposed buildings TOGETHER WITH proportionate undivided impartible shares and/or interests in the Land TOGETHER WITH common areas and facilities in the proposed buildings.
Both the land Owners and the Developers shall have absolute right, title and interest over their respective shares of super built-up area.

(9) That it is further agreed by the parties that any alteration in the approved building plan within the parameter of the relevant building rules and regulations which may be deemed necessary during or after the sanction of the building plan shall be done by the Developers with the prior consent of the land owners and the Developers may alter such changes at its own risk and expenses. If any further construction is to be made then the same shall be distributed between the land owners and Developers as per the above mentioned share. In case the entire building is required to be demolish or is razed as a result of natural calamity and the building becomes inhabitable, all Owners, Developers and Purchasers, title holders to the building shall have proportionate share of land. But no individual title holder is entitled to demolish his/her/their Units or building and demand share in the land.

(10) That the certificate of the architect regarding measurement of the super built-up area, built-up area and common service area will be final and binding on both the parties.

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

1) Bijay Kumar
2) Radhe Shyam Kumar
3) Paresh Nath Kumar
4) Sona Ali Kumar
5) Tapan Kumar Kumar
6) Amit Kumar

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

(11) That the Land Owners shall, after the execution of this agreement allow every facility to the Developers, their staff, Engineers, Architects, workers etc. to enter upon the said property to enable the Developers to carry out various development works as stipulated in this agreement.

(12) That the Developers shall develop and construct the proposed building with all amenities therein and thereon and give peaceful vacant possession of the Owners' area to the Owners within (Three Years) from the date of sanction of the building plan, with a further grace period of Six Months.

(13) That the Developers shall develop the said property themselves or through any agency, company etc. of their choice at their own cost and will be responsible for the development of the said land, but the Owners shall have the right to inspect the development and construction of the said multistoried building.

(14) That the Land Owners are entitled to verify and supervise the quality of materials to be used for construction of the building. If the Land Owners find that the materials used for construction is not up to the marks and not of good quality then they should intimate the same to the Developers and suggest using better quality materials.

(15) That the Land Owners shall at no time demand further sum of premium or any interest in any dealing regarding sale of Developers' area and the Owners shall, if necessary execute all such deeds and documents as may be required by the Developers in this regard.

(16) That from the date of delivery of possession of Owners' area to the Owners or their allottees and the Developers and /or its allottees, they shall jointly have or be deemed to have undivided right, title and interest over the total land of the said property in the proportion of their respective shares in the said buildings even without any further act, deed, matter done by the Land Owners in this regard.

(17) That the Land Owners hereby undertake not to sell, dispose of, alienate, charge, encumber, sub-lease or otherwise transfer the said land and/or property or any part thereof and further undertake not to do any act (s), deed (s) matter (s) or thing (s) as shall be in breach of terms of this Development Agreement save and except putting the said Developers thereon for the purpose of development pursuant to this development agreement. The Land Owners shall at no point of time after the commencement of development activities of the said property as per the agreement try to dispossess the said Developers directly or indirectly from the said property.

(18) That the Developers shall be entitled to enter into agreement for sale, or otherwise allot UNITS in the Developers' area in the said building and which does not form part of the Owners' area whenever required by the Developers.

(19) That similarly the Owners shall be fully entitled to enter into agreements for sale or otherwise allot UNITS comprised in the Owners' area in the said building and which does not form part of the Developers' area, whenever required by the Owners.

(20) That after the Registration of this Development Agreement the Owners and Developers shall be entitled to sell or enter into agreement for sale or other agreement or mortgage their shares directly to its prospective buyers or any financial Institutions.

THE DEVELOPERS REPRESENT AND DECLARE :-

(A) That they will not do any act of commission, omission, expressly or impliedly, directly or indirectly by which the Owners' right, title and interest over the said property may in any manner be

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

adversely affected until the Developers have given delivery of possession of the Owners' area/allocation to the Owners. And developers shall not mortgage or create any charge over/on the scheduled property for the purpose of securing any loan or other financial assistance in respect of the said project.

(B) To indemnify the land owners and always keep them indemnified and harmless in respect of all claims, damages, compensation or expenses payable in consequence of any injury or accident sustained by any workman, artisan or invitees or other person whether in the employment of the Developers or not while in or upon the said property and during the period of construction of the said buildings thereon.

(C) The Owners and the Developers hereby agree that in case in future, at any time, due to relaxation in the building laws, if it is possible to construct any extra built-up area beyond the area sanctioned by the Burdwan Development Authority or such other competent authority/authorities, the same shall be distributed between the Owners and Developers in the same proportion, as mentioned herein above.

(D) The Owners shall deliver to the Developers and/or its duly authorized representative, certified copies/photo copies of all original title deeds, documents and papers relating to the said property for complete examination of the Owners' title thereto and the Owners agree to co-operate with the Developers in such examination of the Owners' title and to answer and/or comply with all reasonable requisitions that may be made by the Developers and/or its representative in this regard to establish a marketable title to the said property.

(E) The Developers shall be entitled to retain only photocopies/Certified copies of the original documents pertaining to the said property including title deeds etc. however, the original documents will be produced by the Owners for inspection and photocopies will be given whenever required by the Developers. However finally all the original documents shall he handed over to the Owners' society/association of Owners/allottees of UNITS.

(F) The Developers may form as it deems proper, a Co-operative housing society/association of persons, and/or body corporate etc. for maintenance of common services of the buildings. And in due course, the unit Owners and their nominee(s) shall become members of such organization formed by the Developers and the unit Owners, their nominees, respective agents, servants, licenses, tenant etc. shall be bounded to abide by the rules and regulations as be formed by the Developers or the organization from time to time and they shall be bound to contribute towards the costs of formation of such organization as well as to pay the regular maintenance charges as may be fixed and revised from time to time by the Developers for the maintenance and management of the entire building complex.

(G) The common area shall jointly be owned by all the Unit Owners of the said building with equal entitlements to use all common areas and facilities extended for utilization by the occupants of the said building on the said terms and conditions applicable to all, for such utilization. No unit Owners/s of any part of the said building will have any exclusive right, title and interest over the common areas and common facilities except the right of common use.

(H) The Owners agree that if any levy is imposed by the Competent Authority or any other public body or bodies or the government for the development/ betterment of the area in which the said property is located or any other levy becomes applicable on the said land or the building thereon

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

1) Biswanath Kumar
2) Rudra Nath Kumar
3) Paresh Nath Kumar
4) Sanjoy Kumar
5) Tapan Kumar Kumar
6) Pawan Kumar

Smart Homes
Partner

Smart Homes
Partner

Smart Homes
Partner

then the same shall be paid by the Owners and the Developers (or its allottees) jointly in the same proportion as their respective shares of super built-up area in the said building.

(I) It is agreed that in all transfer/conveyance of land and/or built-up area, the purchasers(s) /transferee(s) shall bear the cost of stamp duty, registration fee and other registration charges/expenses etc.

(J) The Owners agree and undertake that in case of any dispute or litigation by person(s) claiming to be the co-sharer in the schedule property or claiming his/her/their right title or interest through the Owners relating to the Schedule property, the ongoing construction and development activities shall not be stopped or affected in any manner and the same shall be matter of the Owners and the Owners shall keep the Developers indemnified and development activities shall be free from all hindrances so that the project may be completed in time.

(K) In case of any dispute or differences between the parties arising out of or relating to this development agreement, the same shall be settled by reference of the dispute or differences to the Arbitrator appointed by mutual consent of both the parties and such arbitration shall he conducted under the provisions of the Arbitration & Conciliation Act, 1996, as amended from time to time at Burdwan.

(L) That only the Courts of Burdwan shall have the exclusive jurisdiction over all the matters of dispute arising out of and in respect of this agreement.

(M) That the Developers may purchase or enter into development agreement for the land adjacent to the Schedule land for the construction of multistoried building with amalgamation of the adjacent land and schedule land altogether and for that purpose the land owners shall have no objection regarding the same in future.

SCHEDULE

(The demised Plot of land)

ALL THAT the piece and parcel of land under Mouza – Kanainatsal, J.L. No. 76, within the jurisdiction of Baikunthapur –II Gram Panchayet, P.S. Burdwan Sadar, Dist. Purba Bardhaman, measuring an area of about 12598 Sq.ft. be the same a little more or less, comprised and contained in R.S. and L.R. Plot Nos.152, 339 and 341, under L.R. Khatian Nos. 947, 948, 949, 951, 952 and 953, as morefully described and delineated in the sketch map annexed herewith TOGETHER WITH all liberties, privileges and easement rights appurtenant thereto and over and beneath the road/common passage and

Additional District Sub-Registrar
BURDWAN

20 SEP 2018

TOGETHER WITH all rights, title, interests, possession of the owners through their predecessors, and butted and bounded as follows :-

ON THE NORTH:- 15ft Wide Road
ON THE SOUTH:- G.T. Road
ON THE EAST:- Building of Tathagata Ghosh
ON THE WEST:- Open Land of Others

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

SIGNED SEALED AND DELIVERED
at Burdwan in presence of:-

1. Prasanta Kumar Das
Kotal Lt Burdwan

2. Sunanda Das
Kotal hat Burdwan

1) Biswanath Kumar
2) Radhanath Kumar
3) Paresh Nath Kumar
4) Somnath Kumar
5) Tapan Kumar Kumar
6) Pinnanath Kumar

OWNERS

Smart Homes
Partner

Smart Homes
Partner

DEVELOPERS

Drafted by & Typed

In the office of :

Uttiya Ray. Advocate

At Calcutta High Court

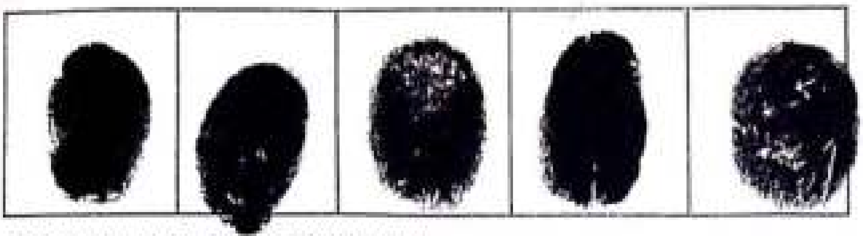
LEFT HA

BURDWAN

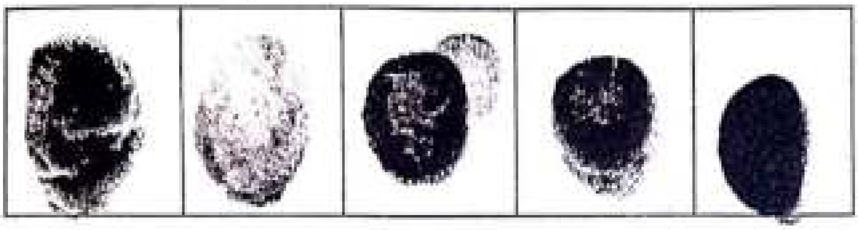
20 SEP 2018

SPECIMEN FORM FOR TEN FINGERPRINTS & PHOTO

LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS

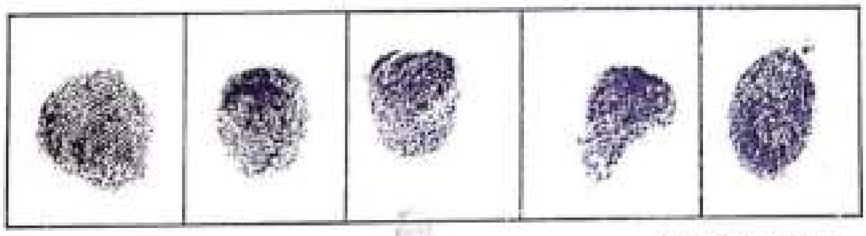


Biswanath Kumar

Signature :- Biswanath Kumar

LEFT HAND FINGERPRINTS -

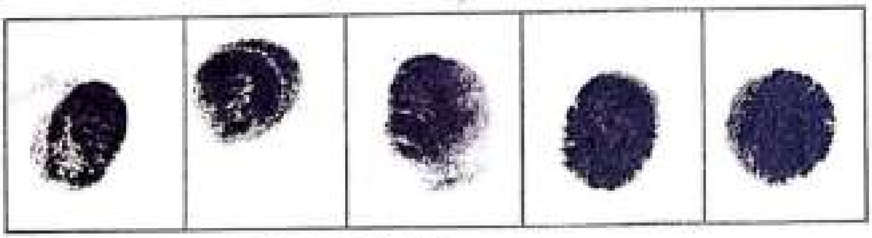
RIGHT HAND FINGERPRINTS



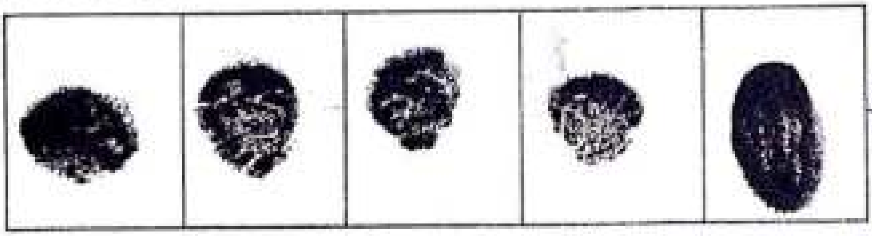
Radhanath Kumar

Signature :- Radhanath Kumar

LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS

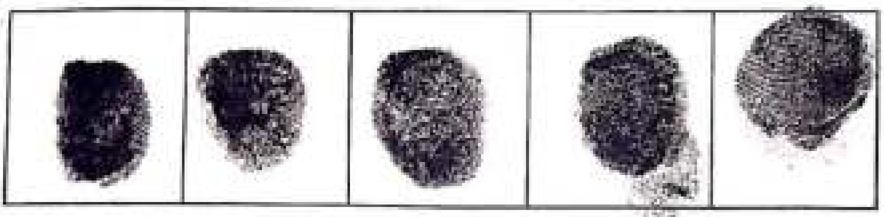


Paresh Nath Kumar.

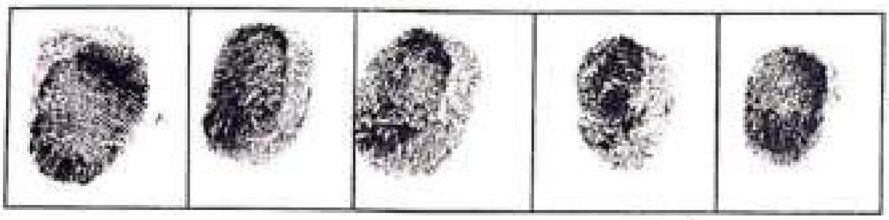
Signature :- Paresh Nath Kumar.

SPECIMEN FORM FOR TEN FINGERPRINTS & PHOTO

LEFT HAND FINGERPRINTS -

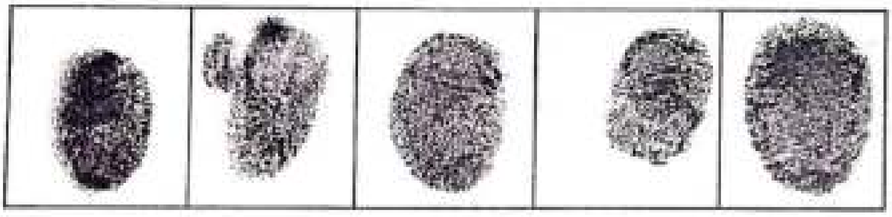


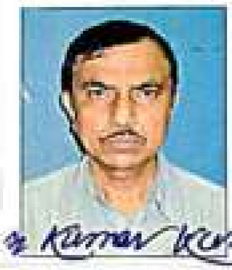
RIGHT HAND FINGERPRINTS



Signature :- Soran mollk Kumar

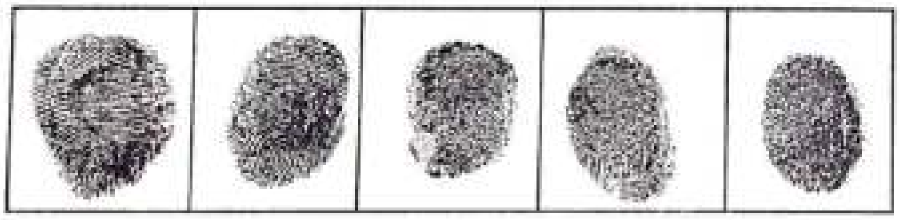
LEFT HAND FINGERPRINTS -





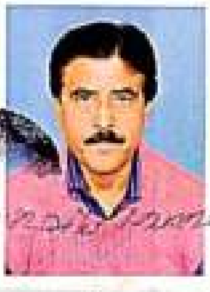
Tapan Kumar Kumar

RIGHT HAND FINGERPRINTS

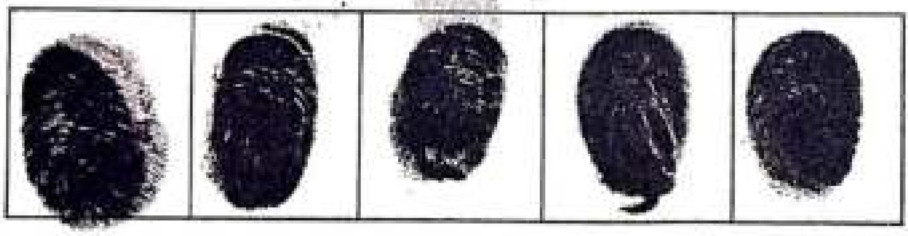


Signature :- Tapan Kumar Kumar

LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS

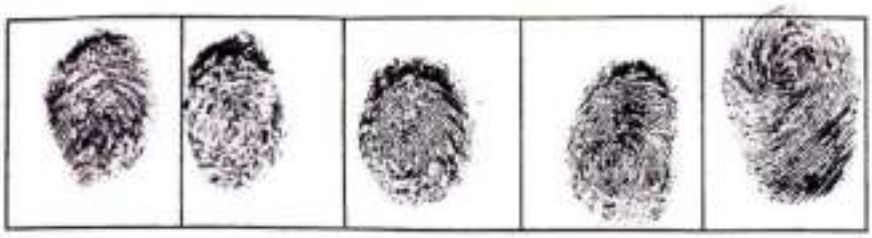


Amar mollk Kumar

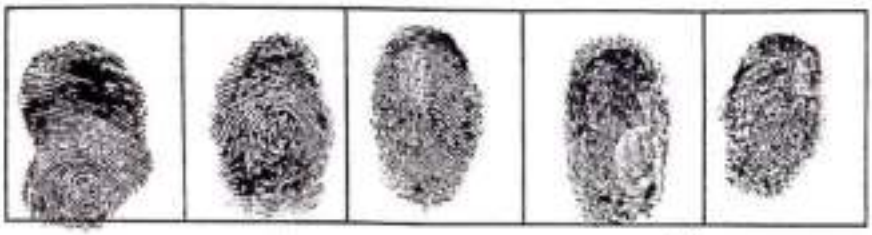
Signature :-

SPECIMEN FORM FOR TEN FINGERPRINTS & PHOTO

LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS



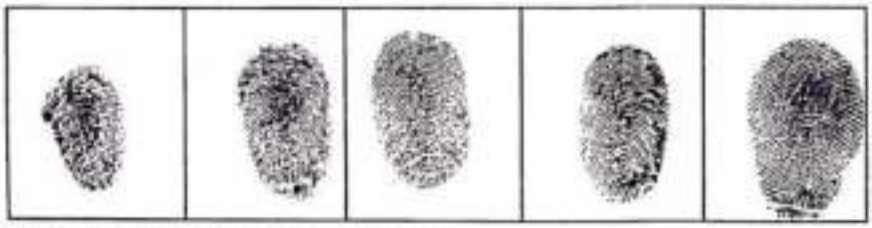
Signature :- Somnath Roy

LEFT HAND FINGERPRINTS -

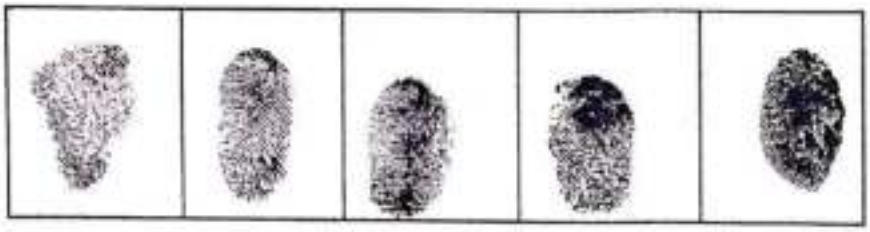
RIGHT HAND FINGERPRINTS

Signature :- Prakash Chandra Das

LEFT HAND FINGERPRINTS -



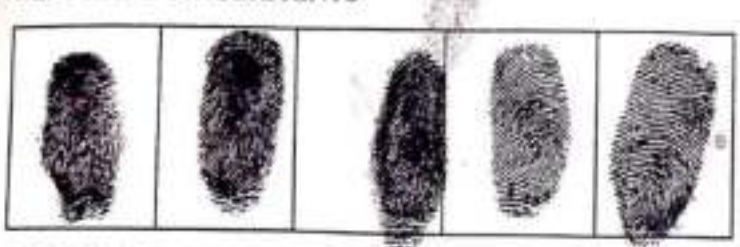
RIGHT HAND FINGERPRINTS



Signature :- Purna Barua

SPECIMEN FORM FOR TEN FINGERPRINTS & PHOTO

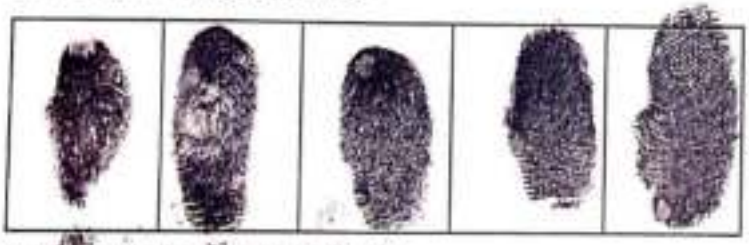
LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS

Signature :- Debabrata Tah

LEFT HAND FINGERPRINTS -



RIGHT HAND FINGERPRINTS

Signature :- Asnab Samanta

LEFT HAND FINGERPRINTS -

RIGHT HAND FINGERPRINTS

PHOTO

Signature :-

Government of West Bengal

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

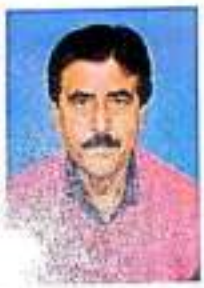
OFFICE OF THE A.D.S.R. BURDWAN, District Name :Burdwan

Signature / LTI Sheet of Query No/Year 02030001479967/2018

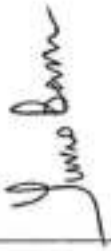
I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	BISWANATH KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Biswanath Kumar
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	RADHANATH KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Radhanath Kumar
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	PARESHNATH KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Paresh Nath Kumar

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

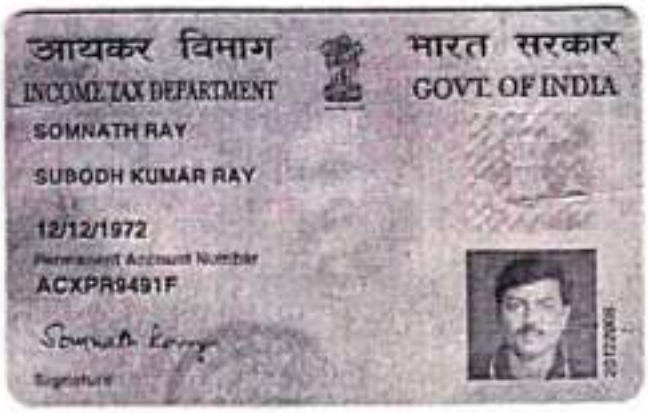
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	SOMNATH KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Somnath Kumar
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
5	TAPAN KUMAR KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Tapan Kumar Kumar
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
6	AMARNATH KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713101	Land Lord			Amarnath Kumar
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
7	SOMNATH RAY ALAMGANJ BURDWAN, P.O:- NUTANGANJ, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713102	Representative of Developer [SMART HOMES]			Somnath Ray

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

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
8	BIKASH CHANDRA DAS BARANIL PUR AMBAGAN, P.O:- SRIPALLY, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713103	Representative of Developer [SMART HOMES]			
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
9	SUVRO BASU FL C/3 P-21 SENHATI COLONY BEHALA, P.O:- KOLKATA, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700034	Representative of Developer [SMART HOMES]			
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
10	DEBABRATA TAH RADHA PALLY G T ROAD MEMARI, P.O:- MEMARI, P.S:- Memari, District:-Burdwan, West Bengal, India, PIN - 713146	Representative of Developer [SMART HOMES]			
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
11	ARNAB SAMANTA ST XAVIERS ROAD SATABDIBAG, P.O:- SRIPALLY, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713103	Representative of Developer [SMART HOMES]			

Sl No.	Name and Address of identifier	Identifier of	Signature with date
1	PRASANTA KUMAR DAS Son of Late ANIL KUMAR DAS KOTALHAT, P.O:- NUTANGANJ, P.S:- Barddhaman, District:- Burdwan, West Bengal, India, PIN - 713102	BISWANATH KUMAR, RADHANATH KUMAR, PARESHNATH KUMAR, SOMNATH KUMAR, TAPAN KUMAR KUMAR, AMARNATH KUMAR, SOMNATH RAY, BIKASH CHANDRA DAS, SUVRO BASU, DEBABRATA TAH, ARNAB SAMANTA	Prasanta Kumar Das

(Kaushik Bhattacharya)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BURDWAN
Burdwan, West Bengal



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

SOMNATH RAY

SUBODH KUMAR RAY

12/12/1972

Permanent Account Number
ACXPR9491F

Signature

Somnath Ray

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

ARNAB SAMANTA

RABINDRANATH SAMANTA

02/11/1982

Permanent Account Number

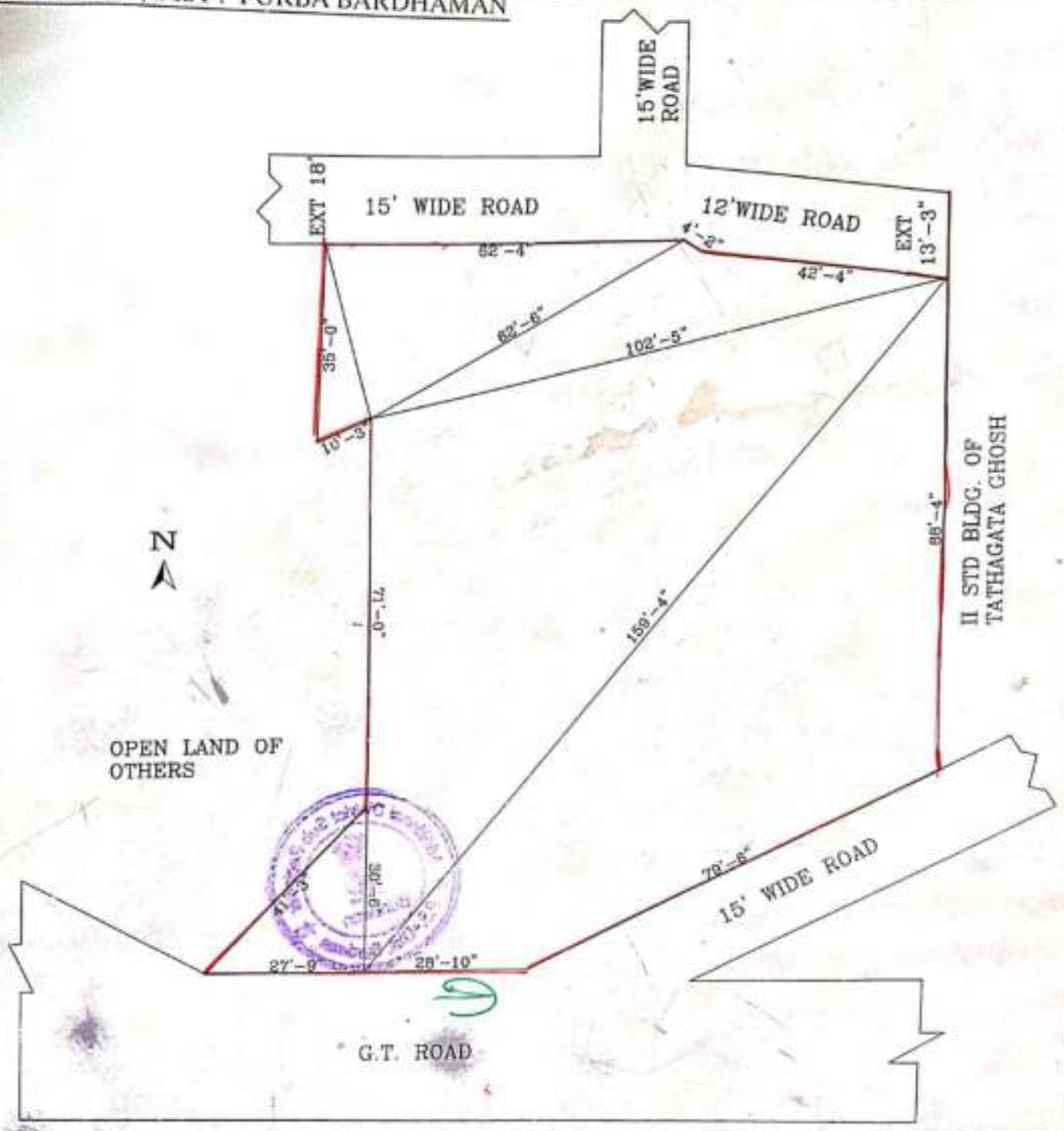
ATHPS8290G

Signature

Arnab Samanta

Debabrata Tah

DULE (THE DEMISED PLOT OF LAND) :
ZA- KANAINATSAL, J.L. NO. - 76, R.S. AND L.R. PLOT NO. - 152, 339 AND 341,
KH. NO. - 947, 948, 949, 951, 952 AND 953, . BAIKUNTHAPUR - II NO. GRAM PANCHAYET,
.- BURDWAN, DIST .- PURBA BARDHAMAN



Bisvanath Kumar
Radha nath Kumar.
Paresh Nath Kumar.
Somnath Kumar
Tapan Kumar Kumar
Amar nath Kumar.

Sradhizai
Harekrishna Adhikari
Civil Engineer
Regd. No.-IE(V)/09-915-1063

DRAWN BY

SIGNATURE OF OWNER

/PERMANENT ACCOUNT NUMBER

AGRPK9666H

नाम /NAME

TAPAN KUMAR KUMAR

पिता का नाम /FATHER'S NAME

PRAHLLAD KUMAR

जन्म तिथि /DATE OF BIRTH

03-10-1956

हस्ताक्षर /SIGNATURE

Tapan Kumar Kumar

आयकर आयुक्त, पश्चिम बंगाल-III

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

इस कार्ड के खो / गिर जाने पर सूचना जारी करने वाले प्राधिकारी को सूचित / वापस करें

आयकर निदेशक (प्रणाली)

ए. सी. ए. बेल्डिंग, भूतल

ई-7, झण्डेवालान एक्सटेंशन

नई दिल्ली 110 055

In case this card is lost/found,kindly inform/return to the issuing authority :

Joint Commissioner of Income-tax(Systems & Technical),

F-7,

Chowringhee Square,

Calcutta- 700 069.

Tapan Kumar Kumar

ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

FKH1603018

নির্বাচকের নাম : তপনকুমার কুমার

Elector's Name : Tapankumar Kumar

পিতার নাম : প্রহ্লাদচন্দ্র কুমার

Father's Name : Prahladchandra Kumar

লিঙ্গ / Sex : পুং / M

জন্ম তারিখ
Date of Birth : XX / XX / 1959

FKH1603018

ঠিকানা:
পার্কাস রোড, 7 বর্ধমান সদর বর্ধমান 713101

Address:
Parcus Road, 7 Bardhaman Sadar
Burdwan 713101

Date: 26/08/2007
271-বর্ধমান দক্ষিণ নির্বাচন ক্ষেত্রের নির্বাচক নিবন্ধন
আধিকারিকের স্বাক্ষরের অনুকৃতি
Facsimile Signature of the Electoral
Registration Officer for
271-Burdwan South Constituency

ঠিকানা পরিবর্তন হলে নতুন ঠিকানার ক্ষেত্রের লিস্টে নাম তোলার ও একই নম্বরের নতুন পরিচয় পরিচয়পত্র পাওয়ার জন্য নির্দিষ্ট ফর্মে এই পরিচয়পত্রের নম্বরটি উল্লেখ করবেন।
In case of change in address mention this Card No. in the relevant Form for including your name in the roll at the changed address and to obtain the card with same number.

Tapan Kumar Kumar

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AGRPK9869J

नाम /NAME

SOMENATH KUMAR

पिता का नाम /FATHER'S NAME

PRAHLAD KUMAR

जन्म तिथि /DATE OF BIRTH

18-10-1953

हस्ताक्षर /SIGNATURE

Somnath Kumar

आयकर आयुक्त, प.ब./III

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

Somnath Kumar

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন

IDENTITY CARD
পরিচয় পত্র

WB/40/278/285740

Elector's Name	: Kumar Somnath
নির্বাচকের নাম	: কুমার সোমনাথ
Father/Mother/Husband's Name	: Prahlad
পিতা/মাতা/স্বামীর নাম	: প্রহ্লাদ
Sex	: Male
লিঙ্গ	: পুরুষ
Age as on 1.1.95	: 38
১.১.৯৫ -এ বয়স	: ৩৮

Address :
Sinhali,Balarampur,Kusumgram
P.S.-Manteshwar
Dist.-Burdwan

ঠিকানা :
সিংহালী,বলরামপুর,কুসুমগ্রাম
থানা-মন্তেশ্বর
জেলা-বর্ধমান

Facsimile Signature of
Electoral Registration Officer
নির্বাচক-নিবন্ধন আধিকারিক

For 278-Manteshwar Assembly Constituency
২৭৮-মন্তেশ্বর বিধানসভা কেন্দ্রের জন্য

Place :	Kalna
স্থান :	কালনা
Date :	15/02/96
তারিখ :	১৫/০২/৯৬

Somnath Kumar

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন

IDENTITY CARD
পরিচয় পত্র

WB/40/278/285229

Elector's Name : Bishwanath Kumar
নির্বাচকের নাম বিশ্বনাথ কুমার
Father/Mother/
Husband's Name : Prahlad Kumar
পিতা/মাতা/
স্বামীর নাম প্রহ্লাদ কুমার
Sex : M
লিঙ্গ পুরুষ
Age as on 1.1.1995 : 52
১.১.১৯৯৫-এ বয়স ৫২

Address : Singhali , Paschimpara (balarampur)
Monteswar
Burdwan

ঠিকানা সিংহালী , পশ্চিমপাড়া (বালরমপুর)
মন্তেশ্বর
বর্ধমান

Facsimile Signature
Electoral Registration Officer
নির্বাচক - নিবন্ধন আধিকারিক
For 278 - MONTESWAR Assembly Constituency
২৭৮ - মন্তেশ্বর বিধানসভা নির্বাচন ক্ষেত্র

Place : KALNA
স্থান কালনা
Date : 17/05/95
তারিখ ১৭/০৫/৯৫

Biswanath Kumar

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AGRPK9867G

नाम /NAME

BISWANATH KUMAR

पिता का नाम /FATHER'S NAME

PRAHLLAD CHANDRA KUMAR

जन्म तिथि /DATE OF BIRTH

16-01-1944

हस्ताक्षर /SIGNATURE

Biswanath Kumar

आयकर आयुक्त, प.ब./III

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

इस कार्ड के खो / गिर जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें

संयुक्त निदेशक (प्रणाली)

ए. आर. ए. सेन्टर, भूतल

ई-2, झण्डेवालान एक्सटेंशन

नई दिल्ली - 110 055

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.

Biswa Nath Kumar

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AGRPK9868K

नाम /NAME

RADHA NATH KUMAR

पिता का नाम /FATHER'S NAME

PRALLADH CHANDRA KUMAR

जन्म तिथि /DATE OF BIRTH

12-03-1945

हस्ताक्षर /SIGNATURE

Radha nath Kumar

आयकर आयुक्त, प.क.-III

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

Radha nath Kumar

इस कार्ड के खो / गिर जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें

आयकर निदेशक (प्रणालियाँ)

ए. आर. ए. सेन्टर, पूसा

(ई-2, झण्डेवालान एक्सटेंशन

नई दिल्ली - 110 055

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.

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন

IDENTITY CARD
পরিচয় পত্র

WB/40/278/285139

Elector's Name : Radhannath Kumar
নির্বাচকের নাম রাধানাথ কুমার

Father/Mother/
Husband's Name : Prahlad Kumar
পিতা/মাতা/
স্বামীর নাম প্রহ্লাদ কুমার

Sex : M
লিংগ পুরুষ

Age as on 1.1.1995 : 45
১.১.১৯৯৫-এ বয়স ৪৫

Address : Singhali , Paschimpara (balarampur)
Monteswar
Burdwan

ঠিকানা সিংহালী , পশ্চিমপাড়া (বালারমপুর)
মন্তেশ্বর
বর্ধমান

Facsimile Signature
Electoral Registration Officer
নির্বাচক - নিবন্ধন আধিকারিক

For 278 - MONTESWAR Assembly Constituency
২৭৮ - মন্তেশ্বর বিধানসভা নির্বাচন ক্ষেত্র

Place : KALNA
স্থান কালনা

Date : 17/05/95
তারিখ ১৭/০৫/৯৫

Radhanath Kumar

ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

FKH1604727

নির্বাচকের নাম	:	পরেশ নাথ কুমার
Elector's Name	:	Paresh Nath Kumar
পিতার নাম	:	প্রহ্লাদ চন্দ্র কুমার
Father's Name	:	Prahlad Chandra Kumar
লিঙ্গ/Sex	:	পু/ M
জন্ম তারিখ Date of Birth	:	15/11/1953

Paresh Nath Kumar.

FKH1604727

Address:
PARCUS ROAD, BURDWAN (SADAR)
BURDWAN- 713101

Date: 13/01/2018

Facsimile Signature of the Electoral Registration Officer for
280-Burdwan Dakshin Constituency

In case of change in address within the same assembly constituency, please fill up the following and hand it over to the polling agent of any candidate.
Changed address and it pertains to the same polling station

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

PARESH NATH KUMAR

PRAHLAD CHANDRA KUMAR

15/11/1953

Permanent Account Number

APXPK8374F

Signature

इस कार्ड के खो जाने पर / खोया हुआ कार्ड मिलने पर
कृपया सूचित करें / लौटाएँ :
आयकर पैन सेवा इकाई, एन एस डी एल
सेंचुरी भवन, ट्रेड वर्ल्ड, ए विंग, कमला मिल्स कम्पाउंड
एस. बी. मार्ग, लोअर परेल, मुम्बई - 400 013.

If this card is lost / someone's lost card is found
please inform / return to :
Income Tax PAN Services Unit, NSDL
3rd Floor, Trade World, A Wing,
Kamala Mills Compound,
S. B. Marg, Lower Parel, Mumbai - 400 013.

Tel: 91-22-2498 4650, Fax: 91-22-2495 0664,
email: tinfo@nsdl.co.in

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AGRPK9871G

नाम /NAME

AMAR NATH KUMAR

पिता का नाम /FATHER'S NAME

PRAHLAD KUMAR

जन्म तिथि /DATE OF BIRTH

03-08-1961

हस्ताक्षर /SIGNATURE

Amar nath Kumar

आयकर आयुक्त, पू.क्षे./III

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

Amar nath Kumar

इस कार्ड के खो / गिर जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें

आयकर निदेशक (पद्धति)

ए. आर. ए. सेन्टर, भूतल

ई-2, इन्क्लेवपाल एसटेन्शन

नई दिल्ली - 110 055

In case this card is lost/found,kindly inform/return to the issuing authority :

Joint Commissioner of Income-tax(Systems & Technical),

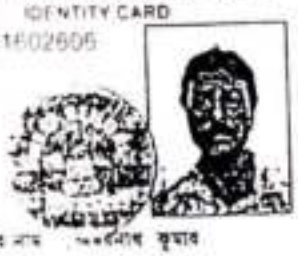
F-7,

Chowringhee Square,

Calcutta- 700 069.

ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

FKH1602606



নির্বাচকের নাম : অমরনাথ কুমার

Elector's Name : Amarnath Kumar

পিতার নাম : প্রভুদয়াল কুমার

Father's Name : Prabhudayal Kumar

লিঙ্গ / Sex : পু / M

জন্ম তারিখ : xx / xx / 1964
Date of Birth

Amarnath Kumar

FKH1602606

ঠিকানা

Address.
Parcus Road, 7 Bardhaman Sadar
Burdwan 713101

Date 24/07/2007

271-বর্ধমান দক্ষিণ বিধান কেন্দ্রের নিবন্ধক নির্বাচক
অধিকারিকের স্বাক্ষরের অনুকৃতি

Facsimile Signature of the Electoral Registration Officer for
271-Burdwan South Constituency

ঠিকানা পরিবর্তন হলে নতুন ঠিকানার ভোটার লিস্টে নাম তোলার ও একই নম্বরের নতুন কার্ড পাওয়ার জন্য দেওয়া ফর্মে এই পরিচয়পত্রের নম্বরটি উল্লেখ করুন।

In case of change in address mention this Card No. in the relevant Form for including your name in the roll at the changed address and to obtain the card with same number.

Major Information of the Deed

Deed No :	**I-0203-07857/2018**	**Date of Registration**	**27/09/2018**
Query No / Year	**0203-0001479967/2018**	**Office where deed is registered**	
Query Date	**18/09/2018 1:34:23 PM**	A.D.S.R. BURDWAN, District: Burdwan	
Applicant Name, Address & Other Details	PRASANTA DAS BURDWAN,Thana : Barddhaman, District : Burdwan, WEST BENGAL, PIN - 713101, Mobile No. : 9732064711, Status :Deed Writer		
Transaction		Additional Transaction	
[0110] Sale, Development Agreement or Construction agreement			
Set Forth value		Market Value	
Rs. 1/-		Rs. 79,75,522/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 10,000/- (Article:48(g))		Rs. 7/- (Article:E)	
Remarks			

Land Details :

District: Burdwan, P.S:- Barddhaman, Gram Panchayat: BAIKUNTHAPUR-II, Mouza: Kanainatshal

Sch No	Plot Number	Khatian Number	Land Use Proposed	Land Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-152	LR-947	Bastu	Bastu	12598 Sq Ft	1/-	79,75,522/-	Width of Approach Road: 150 Ft., Adjacent to Metal Road,
	Grand Total :				28.8705Dec	1 /-	79,75,522 /-	

Land Lord Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**BISWANATH KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGRPK9867G, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence
2	**RADHANATH KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGRPK9868K, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence

3	**PARESHNATH KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: APXPK8374F, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence
4	**SOMNATH KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGRPK9869J, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence
5	**TAPAN KUMAR KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGRPK9866H, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence
6	**AMARNATH KUMAR** Son of Late PRAHALAD CHANDRA KUMAR 44, PARKAS ROAD , BURDWAN, P.O:- BURDWAN, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AGRPK9871G, Status :Individual, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 20/09/2018 , Admitted by: Self, Date of Admission: 20/09/2018 ,Place : Pvt. Residence

Developer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**SMART HOMES** 78 BARANILPUR BECHARHAT, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103 , PAN No.:: ADRFS2015B, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	**SOMNATH RAY** Son of SUBODH KUMAR RAY ALAMGANJ BURDWAN, P.O:- NUTANGANJ, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713102, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: ACXPR9491F Status : Representative, Representative of : SMART HOMES (as PARTNER)
2	**BIKASH CHANDRA DAS** Son of Late BISHNUPADA DAS BARANIL PUR AMBAGAN, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: AEUPD1886R Status : Representative, Representative of : SMART HOMES

Major Information of the Deed :- I-0203-07857/2018-27/09/2018

3	**SUVRO BASU (Presentant)** Son of SUBHAS CHANDR A BASU FL C/3 P-21 SENHATI COLONY BEHALA, P.O:- KOLKATA, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700034, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: AJOPB2190F Status : Representative, Representative of : SMART HOMES (as PARTNER)
4	**DEBABRATA TAH** Son of MIHIR TAH RADHA PALLY G T ROAD MEMARI, P.O:- MEMARI, P.S:- Memari, District:-Burdwan, West Bengal, India, PIN - 713146, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: ABLPT5195R Status : Representative, Representative of : SMART HOMES (as PARTNER)
5	**ARNAB SAMANTA** Son of RABINDRA NATH SAMANTA ST XAVIERS ROAD SATABDIBAG, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: ATHPS8290G Status : Representative, Representative of : SMART HOMES (as PARTNER)

Identifier Details :

Name & address	
PRASANTA KUMAR DAS Son of Late ANIL KUMAR DAS KOTALHAT, P.O:- NUTANGANJ, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713102, Sex: Male, By Caste: Hindu, Occupation: Deed Writer, Citizen of: India, , Identifier Of BISWANATH KUMAR, RADHANATH KUMAR, PARESHNATH KUMAR, SOMNATH KUMAR, TAPAN KUMAR KUMAR, AMARNATH KUMAR, SOMNATH RAY, BIKASH CHANDRA DAS, SUVRO BASU, DEBABRATA TAH, ARNAB SAMANTA	

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	BISWANATH KUMAR	SMART HOMES-4.81174 Dec
2	RADHANATH KUMAR	SMART HOMES-4.81174 Dec
3	PARESHNATH KUMAR	SMART HOMES-4.81174 Dec
4	SOMNATH KUMAR	SMART HOMES-4.81174 Dec
5	TAPAN KUMAR KUMAR	SMART HOMES-4.81174 Dec
6	AMARNATH KUMAR	SMART HOMES-4.81174 Dec

Land Details as per Land Record

District: Burdwan, P.S:- Barddhaman, Gram Panchayat: BAIKUNTHAPUR-II, Mouza: Kanainatshal

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 152(Corresponding RS Plot No:- 152), LR Khatian No:- 947	Owner:বিশ্বনাথ কুমার, Gurdian:প্রহ্লাদ কুমার, Address:পার্কাস রোড, বর্ধমান., Classification:শালি,	

Major Information of the Deed :- I-0203-07857/2018-27/09/2018

Endorsement For Deed Number : I - 020307857 / 2018

On 19-09-2018

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 79,75,522/-

Kaushik Bhattacharya
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BURDWAN
Burdwan, West Bengal

On 20-09-2018

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

Presented for registration at 18:10 hrs on 20-09-2018, at the Private residence by SUVRO BASU ,.

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

Execution is admitted on 20/09/2018 by 1. BISWANATH KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others, 2. RADHANATH KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others, 3. PARESHNATH KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others, 4. SOMNATH KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others, 5. TAPAN KUMAR KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others, 6. AMARNATH KUMAR, Son of Late PRAHALAD CHANDRA KUMAR, 44, PARKAS ROAD , BURDWAN, P.O: BURDWAN, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713101, by caste Hindu, by Profession Others

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

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

Execution is admitted on 20-09-2018 by SOMNATH RAY, PARTNER, SMART HOMES (Others), 78 BARANILPUR BECHARHAT, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

Execution is admitted on 20-09-2018 by BIKASH CHANDRA DAS,

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

Execution is admitted on 20-09-2018 by SUVRO BASU, PARTNER, SMART HOMES (Others), 78 BARANILPUR BECHARHAT, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

Execution is admitted on 20-09-2018 by DEBABRATA TAH, PARTNER, SMART HOMES (Others), 78 BARANILPUR BECHARHAT, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

Execution is admitted on 20-09-2018 by ARNAB SAMANTA, PARTNER, SMART HOMES (Others), 78 BARANILPUR BECHARHAT, P.O:- SRIPALLY, P.S:- Barddhaman, District:-Burdwan, West Bengal, India, PIN - 713103

Major Information of the Deed :- I-0203-07857/2018-27/09/2018

Indetified by PRASANTA KUMAR DAS, , , Son of Late ANIL KUMAR DAS, KOTALHAT, P.O: NUTANGANJ, Thana: Barddhaman, , Burdwan, WEST BENGAL, India, PIN - 713102, by caste Hindu, by profession Deed Writer

Kaushik Bhattacharya
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BURDWAN
Burdwan, West Bengal

On 24-09-2018

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by by online = Rs 7/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 20/09/2018 11:32AM with Govt. Ref. No: 192018190289676681 on 20-09-2018, Amount Rs: 7/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 298425134 on 20-09-2018, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10,000/- and Stamp Duty paid by by online = Rs 5,000/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt.of WB Online on 20/09/2018 11:32AM with Govt. Ref. No: 192018190289676681 on 20-09-2018, Amount Rs: 5,000/-, Bank: AXIS Bank (UTIB0000005), Ref. No. 298425134 on 20-09-2018, Head of Account 0030-02-103-003-02

Kaushik Bhattacharya
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BURDWAN
Burdwan, West Bengal

On 27-09-2018

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.

Major Information of the Deed :- I-0203-07857/2018-27/09/2018

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10,000/- and Stamp Duty paid by Stamp Rs 5,000/-
Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10/-
2. Stamp: Type: Impressed, Serial no 4250, Amount: Rs.5,000/-, Date of Purchase: 20/09/2018, Vendor name: T Pal

Kaushik Bhattacharya
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BURDWAN
Burdwan, West Bengal

Major Information of the Deed :- I-0203-07857/2018-27/09/2018

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0203-2018, Page from 148601 to 148641

being No 020307857 for the year 2018.

Seal of the Additional District Sub Registrar, Burdwan, District Burdwan

Digitally signed by KAUSHIK BHATTACHARYA
Date: 2018.10.03 16:03:40 +05:30
Reason: Digital Signing of Deed.

(Kaushik Bhattacharya) 10/3/2018 4:03:10 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BURDWAN
West Bengal.

Additional District Sub-Registrar Burdwan P.S. Dist. Burdwan

(This document is digitally signed.)