

8038/23

TO BE CHANGED

5-7747/23

XX

THIS WILL BE VALID



अभिचरवर्ग पश्चिम बंगाल WEST BENGAL

81AB 647983

Certified that the document is admitted for registration. The signature sheets and the endorsement sheets attached with the document are the part of this document.

DEED OF DECLARATION

District Sub-Register-1),
Alipore, South 24-parganas.

I, SMT. ANUVA SASMAL, wife of Late Dr. Biral Gopal Sasmal having PAN: AXBPS7102F and AADHAAR No. 330170700272, residing at 164/48 Lake Gardens, Kolkata-700045, represented by my duly constituted attorney Mr. Surendra Kumar Karnani (PAN:AJYPK1604M), (Aadhar : 6145 5777 9769) son of late Chand Ratan Karnani, residing at Merlin North Star Flat 5G, 70 P C Ghosh Road Kolkata -700048 P.O: Sreebhumi, P.S: Lake Town is the Owner of Premises No. 164/48 Lake Gardens Kolkata 700045, do hereby solemnly affirm & declare as follows:


SURENDRA KUMAR KARNANI
Surendra Kumar Karnani

Constituted Attorney of
Smt. Anuva Sasmal

2/6/23
6-2/12/23 24/55

WB-613/2023

NO 181 . . . Date 2 MAY 2023
Name
Address
10

Pijush Kanti Chakraborty
Licence Stamp Vendor

Vipera Police Court
Kolkata-700 021

B. C. LAHIRI
Advocate
Alipore Court
Kol-700 027



DISTRICT SUB REGISTRAR-III
SOUTH 24 P.O.S., ALIPORE
02 JUN 2023

1. That I am the sole owner of premises No. 164/48, Lake Gardens, Kolkata-700045, ward No.93, Borough-X, under Kolkata Municipal Corporation, P.S-Lake Gardens.
2. That I propose to construct new building/s at the aforesaid premises.
3. That I shall submit a plan to the City Architect's department for sanction.
4. That I shall be liable for any dispute of whatsoever nature with any of my neighboring premises regarding the boundary of the said land in future. The Kolkata Municipal Corporation shall not be liable for any litigation over the said land and shall have every right to revoke the sanctioned plan at any point of time, if otherwise.
5. There is no civil or criminal suit pending against the said premises and/or land. The said premises and/or land are free from all encumbrances.
6. A site plan showing the actual measurement of the boundaries of the property mentioned herein above is attached herewith. The actual boundary line of the property is fully demarcated and shown in the plan in 'Red' colour.

SCHEDULE

Boundary of the premises number 164/48 Lake Gardens Kolkata 700045, in Ward no 93, of the KMC and is butted and bounded in the manner as follows:

- ON THE SOUTH** : Being premises number 162/C/528, Lake Gardens Kol- 45(existing five storied building), 3070mm, 6383mm
- ON THE NORTH** : By 9144 mm wide KMC Road, 987mm, 3626mm, 3545mm 1347mm
- ON THE EAST** : By Premises number 164/47 Lake Gardens Kolkata 700045 (existing six storied building),7051mm,11930mm,4141mm
- ON THE WEST** : By Premises number 164/C/51 Lake Gardens Kolkata 700045(existing five storied building),1177mm,6272mm,6718mm,8858mm

That the above statements are true to my knowledge.

That this declaration will be filed with the K.M.C.

This day of 2/6/..... of 2023

SURENDRA KUMAR KARNANI

Surendra Kumar Karnani
Constituted Attorney of
Smt. Anuva Sasmal

1. *Anurag Choudhary*
At present Police Court
Kol-27.

2. *pol.*
At present Police Court
W-22

Anurag Choudhary
At present Police Court
W-22
WB-613/2023

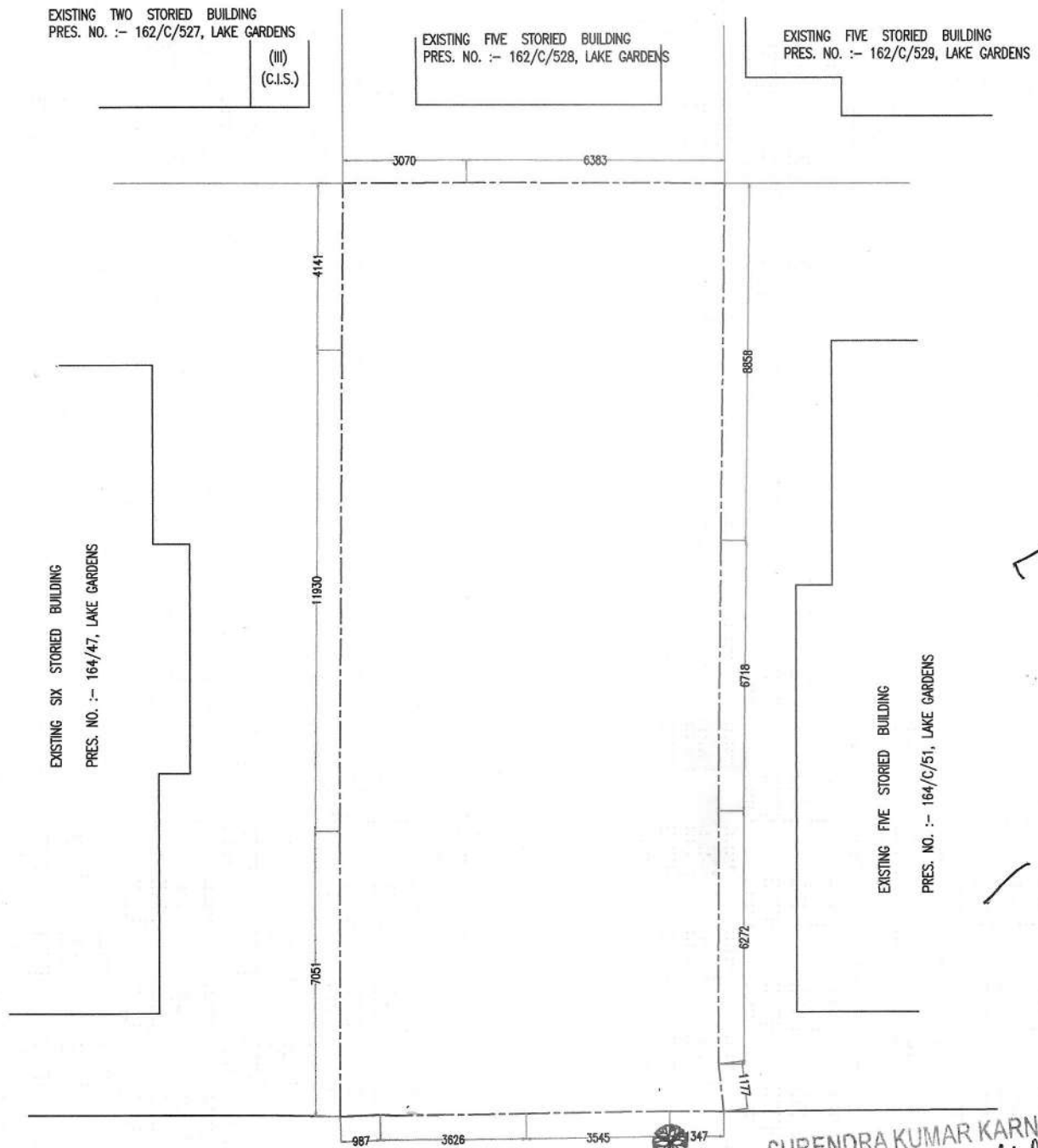


DISTRICT SUB REGISTRAR-III
SOUTH 24 PARG., ALIPORE
02 JUN 2023

**BOUNDARY PLAN AT PRES. NO.- 164/48, LAKE GARDENS
WARD NO.- 93, BOROUGH - X, P.S.- LAKE
KOLKATA :-700045**



AREA OF LAND :- 3 ka. 4 ch. 14 sft. (more or less)



SURENDRA KUMAR KARNANI
Surendra Kumar Karnani
Constituted Attorney of
Smt. Anuva Sasmal












9144 mm. wide K. M. C. ROAD

TCD BY :-ARCHYADEEP DEY CKD. BY :- SIRSENDU DEY
DRG.NO. :- 441-2022 DATE :- 25. 11. 2022
DEY ASSOCIATES
78/5/1, THAKUR RAMKRISHNA LANE, HOWRAH-711104
PH.NO.:- 9831319863 & 9231941508
MAIL ID. :- deysirsendu10@gmail.com

NOTE :-
1. ALL DIMENTIONS ARE IN MM.
2. PROPERTY LINES AS SHOWN BY THE PARTY ARE SHOWN THUS - - - -



DISTRICT SUB REGISTRAR-III
SOUTH 24 PARGANAS, ALIPORE
02 JUN 2023

		Thumb	First Finger	Middle Finger	Ring Finger	Little Finger
	LEFT HAND					
	RIGHT HAND					

NAME SURENDRA KUMAR KARNANI

SIGNATURE *Surendra Kumar Karnani*

		Thumb	First Finger	Middle Finger	Ring Finger	Little Finger
	LEFT HAND					
	RIGHT HAND					

NAME

SIGNATURE.....

		Thumb	First Finger	Middle Finger	Ring Finger	Little Finger
	LEFT HAND					
	RIGHT HAND					

NAME

SIGNATURE.....



DISTRICT SUB REGISTRAR-III
South 24 PARGANAS, ALIPORE
02 JUN 2023

Major Information of the Deed

Deed No :	I-1603-07747/2023	Date of Registration	02/06/2023
Query No / Year	1603-2001393455/2023	Office where deed is registered	
Query Date	30/05/2023 7:44:41 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	Bapi Das Alipore Police Court,Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9836980696, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
Rs. 1/-	Rs. 1,61,83,749/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10/- (Article:4)	Rs. 39/- (Article:E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



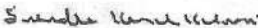
District: South 24-Parganas, P.S:- Lake, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Lake Gardens, , Premises No: 164/48, , Ward No: 093 Pin Code : 700045

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu	3 Katha 4 Chatak 14 Sq Ft	1/-	1,61,83,749/-	Width of Approach Road: 30 Ft.,
Grand Total :				5.3946Dec	1 /-	161,83,749 /-	



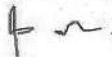
Declarant Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Smt Anuva Sasmal Wife of Late Dr Biral Gopal Sasmal 164/48, Lake Gardens, City:- , P.O:- Lake Gardens, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700045 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: axxxxxxx2f, Aadhaar No: 33xxxxxxxx0272, Status :Individual, Executed by: Attorney, Executed by: Attorney

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr SURENDRA KUMAR KARNANI (Presentant) Son of Late CHAND RATAN KARNANI Date of Execution - 02/06/2023, , Admitted by: Self, Date of Admission: 02/06/2023, Place of Admission of Execution: Office			
		Jun 2 2023 11:12AM	LTI 02/06/2023	02/06/2023
MERLIN NORTH STAR, 70, P C GHOSH ROAD, Flat No: 5G, City:- , P.O:- SREEBHUMI, P.S:-Lake Town, District:-North 24-Parganas, West Bengal, India, PIN:- 700045, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AJxxxxxx4M, Aadhaar No: 61xxxxxxxx9769 Status : Attorney, Attorney of : Smt Anuva Sasmal				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Bapi Das Son of Late S Das Alipore Police Court, City:- , P.O:- Alipore, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			
	02/06/2023	02/06/2023	02/06/2023
Identifier Of Mr SURENDRA KUMAR KARNANI			

Endorsement For Deed Number : I - 160307747 / 2023

On 02-06-2023

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 : 4 of Indian Stamp Act 1899.

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

Presented for registration at 11:10 hrs on 02-06-2023, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr SURENDRA KUMAR KARNANI ,.

Executed by Attorney

Execution by Mr SURENDRA KUMAR KARNANI, , Son of Late CHAND RATAN KARNANI, MERLIN NORTH STAR, 70, P C GHOSH ROAD, Flat No: 5G, P.O: SREEBHUMI, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700045, by caste Hindu, by profession Business as constituted attorney for Smt Anuva Sasmal 164/48, Lake Gardens, P.O: Lake Gardens, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700045 is admitted by him

Indetified by Mr Bapi Das, , , Son of Late S Das, Alipore Police Court, P.O: Alipore, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

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

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10/- and Stamp Duty paid by Stamp Rs 10.00/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 181, Amount: Rs.10.00/-, Date of Purchase: 02/05/2023, Vendor name: P K Chakraborty



Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal



Government of West Bengal

Office of the D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas

W.B. FORM NO. 1504

Query No / Year	16032001393455/2023	Serial No/Year	1603008038/2023
Transaction id	0001478146	Date of Receipt	02/06/2023 11:25AM
Deed No / Year	I - 160307747 / 2023		
Presentant Name	Mr SURENDRA KUMAR KARNANI		
Declarant	Smt Anuva Sasmal		
Transaction	[0901] Declaration, Declaraticn relating to immovable property		
Additional Transaction			
Total Setforth Value	Rs. 1/-		Rs. 1/-
Stamp Duty Paid	Rs. 10/-	Stamp Duty Articles	4
Registration Fees Paid	Rs. 39/-	Fees Articles	E, H, M(b)
Standard User Charge	300/-	Requisition Form Fee	50/-
Remarks			

Stamp Duty Paid (Break up as below)

By Stamp

Stamp Type	Treasury or Vendor	Treasury or Vendor Name	Stamp Serial No	Purchase Date	Amount in Rs.
Impressed	Vendor	P K Chakraborty	181	02/05/2023	10/-

Registration Fees Paid (Break up as below)

By Cash	Amount in Rs.
Amount Paid	39/-

Other Fees Paid (Break up as below)

By Cash	Amount in Rs.
Standard User Charge	300/-
Requisition Form Fee	50/-

*Total Amount Received by Cash Rs. 389/-

(Debasish Dhar)
DISTRICT SUB-
REGISTRAR

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2023, Page from 221700 to 221708

being No 160307747 for the year 2023.



Dhar

Digitally signed by Debasish Dhar
Date: 2023.06.05 13:40:38 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 2023/06/05 01:40:38 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)