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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AG 857874

26/12/23
14/15/23

853161599/23

Certified that the document is admitted for Registration and signature sheet and the Endorsement sheet attached to this document are a part of this Document

[Signature]

Kismat SK

FUJAX CONSTRUCTION PVT. LTD.
Mondal Hossain Mondal
DIRECTOR

Additional District Sub-Registrar
Sadar, Berhampore, Murshidabad

DEVELOPEMENT POWER OF ATTORNEY AFTER REGISTERED DEVELOPEMENT AGREEMENT

26 DEC 2023

TO ALL TO WHOM THESE PRESENT SHALL COME, I **KISMAT SK.** S/o Late Hamid Sk., PAN DDGPS0704F, by religion Muslim, by profession Businessman, resident of Vill. Sundipur Uttarpara, P.O. Sundipur P.S. Berhampore Town, Dist. Murshidabad, West Bengal, PIN 742102, Indian Citizen state as follows :

Gahid Hossain Mondal
Adv., Adv.
Berhampore Court
E.No.- F/1092/14

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Handwritten notes in Bengali script, including the number '১৩' at the top.

তাপস কুমার রায়
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.....

Large handwritten signature in Bengali script.



Additional District Sub-Registrar
Sadar, Berhampore, Murshidabad

26 DEC 2023

Kismat Sk

FIJAX CONSTRUCTION PVT. LTD
Manoar Hossain
DIRECTOR

WHEREAS I am absolute recorded owner of all that piece and parcel of rayati Bastu land measuring about 23.25 Decimal land, more fully described the schedule written hereunder.

WHEREAS being desirous to commercially develop the below mentioned schedule property and construct multi-storeyed building with all facility (herein with referred to as the 'said project') through a reputed developer we have entered into an Agreement for Development on 04.12.2023, registered in the office of at A.D.S.R., Berhampore, vide Deed No. 18215 for the year 2023 recorded in Book No. 1 with Developer / Promoter **FIJAX CONSTRUCTION PVT. LTD.** a Private Limited Company, PAN AADCF9547M having its Office at 3 Banjetia, P.O. Cossimbazar Raj, P.S. - Berhampore, Dist. - Murshidabad, PIN - 742102, represented by its Director, **MANOAR HOSSAIN MANDAL**, S/O Mahiruddin Mandal having PAN: AQRPM8393D Aadhar No:- 8927 1784 5175 by caste and religion Islam by Occupation business residing at Kanchannagar, P.O- Biharia, P.S- Hariharpara, Dist. Murshidabad, Pin- 742175, West Bengal, Indian Citizen.

AND WHEEAS, for the purpose of running of construction work of our said proposed project as well as sell or let out or transfer the Flats \ Apartments, Garages \ Car Parking space, units etc. with all facilities of the said project I desire to appoint the said developer as my true lawful attorney to do, and perform all or the following acts, deeds and things.

NOW KNOW ALL MEN BY THIS POWER ATTORNEY I, **Kismat Sk.** S/o Late Hamid Sk., PAN DDGPS0704F, by religion Muslim, by profession Businessman, resident of Vill. Sundipur Uttarpara, P.O. Sundipur P.S. Berhampore Town, Dist. Murshidabad, West Bengal, PIN 742102 do hereby nominated appointed and constitute **FIJAX CONSTRUCTION PVT. LTD.** a Private Limited Company, PAN AADCF9547M having its Office 3 Banjetia, P.O. Cossimbazar Raj, P.S. - Berhampore, Dist. - Murshidabad, PIN - 742102, represented by its Director, **MANOAR HOSSAIN MANDAL**, S/O Mahiruddin Mandal having PAN: AQRPM8393D Aadhar No:- 8927 1784 5175 by caste and religion Islam by Occupation business residing at Kanchannagar, P.O- Biharia, P.S- Hariharpara, Dist. Murshidabad, Pin- 742175, West Bengal, Indian Citizen as my true and lawful **Attorney** in my name and on my behalf to do all acts, deeds and things with respect of our said project lying and situates at Plot No. R.S. 474, L.R. 1528 and Plot No. R.S. 473 & L.R. 1529 within Mouza Ayodhyanagar, under P.S. Berhampore Town in the District of Murshidabad within the limit of Haridasmati Gram Panchayet, West Bengal, more fully described in the schedule hereunder.

Gahid Hossain Mondal
Adv.
Berhampore Court
E.No- F/1092/14

Kismat SK

FIJAX CONSTRUCTION PVT. LTD.
MCMOON Hossain Mondal
DIRECTOR

1. To raise multistoried buildings with other facilities on our said property in Plot No. R.S. 474, L.R. 1528 and Plot No. R.S. 473 & L.R. 1529 within Mouza Ayodhyanagar, under P.S. Berhampore Town in the District of Murshidabad within the limit of Haridasmati Gram Panchayet.
2. To prepare the building plan and to get the same sanctioned and/ or to renew and / or modify the said building plan by Murshidabad Zilla Parishad or any other required authority in my name and on our behalf, if necessary, to sign and execute all sorts of declaration, undertaking, indemnity and other affidavit on my behalf for such purposes.
3. To pay taxes, rates, charges, expenses and other outgoings whatsoever payable for and on account of our said property or any part thereof and to obtain valid discharges in respect thereof.
4. To manage, control and supervise the construction work of the said propose project on our said property and for that purpose bring, purchase, procure all sorts of building materials electrical and sanitary fittings and fixtures etc.
5. To engage architects, engineers, masons, plumbers, electricians, carpenters and all other workmen or any other personnel whose service may have to be necessary for the purpose of construction of the said project and finish the same and to sign all contracts, papers and documents as may be necessary in connection therewith.
6. To apply for and obtain permission for steel cement, bricks and other buildings materials, if required for construction of the said project.
7. To apply for obtaining electricity, water, gas telephone connection (Temporary or Permanent) and underground cables, sewerage and drainage connection to the said property.
8. To enter into agreement for sale or lease out or let or transfer in any other manner of Flat / Apartment Garage (Covered or open) car parking space, other units etc. with all facilities along with the proportionate share of land and common portion within the said project within Developer's allocation with any intending Purchaser / Purchasers at such price which my said Attorney in its absolute direction think fit and proper and / or to cancel or repudiate the same.

Kismat SK

FIJAX CONSTRUCTION PVT. LTD.

Manoor Hossain Mondal

DIRECTOR

9. To receive earnest money or any advance amount and also the balance of purchase money from the intending purchaser or purchasers in respect of the Flat/ Apartment/ Garage/ Car Parking space (open or covered), other units with all facilities along with undivided impartibly proportionate share in the land and common portion within the said project in respect of the Developer's allocation Save and except owner's allocation and on completion of such sale or sales to give good, valid receipt and discharge for the same which will protect the interest of the purchaser/ purchasers.
10. To sign, execute and presents any such agreement(s) for sale Deed or of Deed of Sale, Conveyances or Conveyances or other document or documents for registration and to admit execution thereof and receipt of consideration on my behalf before any Registrar or Sub- Registrar having authority for and to have the same in accordance with law and to do all others acts, deeds and things which my said Attorney shall consider necessary for transferring and/or conveying Flats / Apartment/ Garage / Car Parking's space (open or covered), other units with all fittings along with undivided impartibly proportionate share in the land and common portion within the said project falls under Developer's allocation to such purchasers as fully and effectually in all respect on our behalf.
11. To enter into agreement for sale and sign and execute the same with intending purchaser / purchasers of the Flats / Apartments, Garage/ Car Parking Space (Open or covered) and other units with other facilities along with undivided impartibly proportionate share in the land and common portion within the said project lying and situated at Plot No. R.S. 474, L.R. 1528 and Plot No. R.S. 473 & L.R. 1529 within Mouza Ayodhyanagar, under P.S. Berhampore Town in the District of Murshidabad within the limit of Haridasmati Gram Panchayat in respect of Developers allocation as mentioned in the Development Agrèement being Deed No. 18215 for the year 2023 Dated 04.12.2023.
12. To present the conveyance, lease and / or other documents of transfer that may be executed by my said Attorney for registration and to admit execution thereof before concerned Registrar, Sub- Registrar or Registrar of Assurance in respect of the Flats / Apartment Garages (Covered or open) car parking spaces, other units etc. allotted to the Developer.

Gahid Hossain Mondal
Adv. Adv.
Berhampore Court
E.No.- F/1092/14

Kismat SK

FUJAX CONSTRUCTION PVT. LTD.
Mamun Hossain Mondal
DIRECTOR

13. To sign the required documents to obtain loan from any bank or banks with respect to the said project as and when required by way of mortgage the Developer' Allocated units to be erected upon the land as mentioned in the Schedule below and to deposit the Original Title Deed on behalf of me to the Bank if necessary for obtaining loan for successful completion of the project and to also sign the documents relating to confirmation of mortgage and other documents for and on behalf of me.
14. To issue 'No Objection Certificate' for and on behalf of me to any intending Purchaser / Purchasers for any house and or commercial loan from any bank company, firm and other financial institution.
15. To appear and represent me before the settlement officer Revenue Officer, BL&LRO., Municipality, Fire brigade, police Station or other Government authorities and to sign verifying and file any applications/petition(s) affidavit, undertaking, declaration and all other document and papers required for the said project.
16. To institute, defends, prosecute, enforce or resist any suit or other actions and proceedings, appeals in any Court of law any where within the territory of India including civil and Criminal, in my name on my behalf for or against me and other authorities to act and to plead and to adduce evidence before any court of law in my name and on my behalf and to sign and verify plaint, written statement, petitions and other pleading including writ petition under Article 226 of the Constitution of India and to present any Memorandum of Appeals, accounts inventories and accept service of summons, notice and other legal process and to enforce judgement, to execute any decree or order to appoint and engage Advocate Attorney in my name and on my behalf.
17. To settle and compare all actions, suits accounts claims and disputes related to the said project.
18. I do hereby declare that the power and authorities hereby granted is Valid till the said project is fully and properly completed, i.e. disposal of all units.

AND GENERALLY, to do all other acts and things as are necessary or seem to be required to be done for the development of the said project in al respect which I myself could have done lawfully under my own hand and seal, if present personally.

Gahid Hossain Mondal
Adv., Adv.
Berhampore Court
E.No.- F/1092/14

kismat sk

FIJAX CONSTRUCTION PVT. LTD.
Mandor Hossain Mondal
DIRECTOR

AND I do hereby ratify and confirmed all and whatever other act or acts my said Attorney shall lawfully do, execute or perform or cause to be done executed and performed in connection with the construction of the said project and selling the Developers Allocation Save and except owner's allocation under and by virtue of this Power of Attorney. This Power of Attorney will be cancelled automatically on completion of the entire project and sale of flats/ Apartment/ Garage Car parking space (open or covered) other units etc with all facilities along with undivided impartibly proportionate share in the land and common portion within the said project.

This Development Power of Attorney is executed by the above named principal on this **26th day of December, 2023.**

**SCHEDULE ABOVE REFERRED TO
(THE LAND)**

Dist. Murshidabad, P.S.: Berhampore Town, Mouza: Ayodhyanagar, J.L. No. 89, S.R.O. Berhampore, Rent payable to the Collector of Murshidabad on behalf of the State of West Bengal, within the limit of Haridasmati Gram Panchayet,

Khatian	Plot	Class	Area
L.R. 5195	R.S. 474 L.R. 1528	House	7.73 Decimal
L.R. 6998	R.S. 474 L.R. 1528	House	15.46 Decimal
L.R. 6998	R.S. 473 L.R. 1529	Viti	0.06 Decimal
TOTAL			23.25 Decimal

Boundary

On the North : ASUTOSH KAR .
On the South : 12 FEET WIDE ROAD
On the East : OTHERS
On the West : 26 FEET WIDE ROAD

Gahid Hossain Mondal
Adv.
Berhampore Court
E.No. - F/1092/14

Kismat SK

FIJAX CONSTRUCTION PVT. LTD.
Mamooz Hossain Mondal
DIRECTOR

DEVELOPER'S ALLOCATON

1. 36 (Thirty Six) Numbers of Parking Space for Two Wheelers on the Basement of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
2. 14 (Fourteen) Numbers of Parking Space for Four Wheelers on the Basement the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
3. Covered Space admeasuring an area of 2000 Square Feet Super Build up covering the entire East side on the Ground Floor of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
4. Flat No. **A** admeasuring an area of 1390 Square Feet Super Build up, Flat No. **B** admeasuring an area of 885 Square Feet Super Build up, Flat No. **C** admeasuring an area of 1405 Square Feet Super Build up, Flat No. **D** admeasuring an area of 1250 Square Feet Super Build up, Flat No. **E** admeasuring an area of 995 Square Feet Super Build up, Flat No. **F** admeasuring an area of 1380 Square Feet Super Build up, **total 6 Flats on First Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
5. Flat No. **D** admeasuring an area of 1250 Square Feet Super Build up, Flat No. **E** admeasuring an area of 995 Square Feet Super Build up, Flat No. **F** admeasuring an area of 1380 Square Feet Super Build up, **total 3 Flats on Third Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
6. Flat No. **B** admeasuring an area of 885 Square Feet Super Build up, Flat No. **D** admeasuring an area of 1250 Square Feet Super Build up, Flat No. **E** admeasuring an area of 995 Square Feet Super Build up, Flat No. **C** admeasuring an area of 1405 Square Feet Super Build up, **total 4 Flats on Fourth Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
7. Flat No. **B** admeasuring an area of 885 Square Feet Super Build up, Flat No. **C** admeasuring an area of 1405 Square Feet Super Build up, Flat No. **D** admeasuring an area of 1250 Square Feet Super Build up, Flat No. **E** admeasuring an area of 995 Square Feet Super Build up, Flat No. **F** admeasuring an area of 1380 Square Feet Super Build up, **total 6 Flats on Sixth Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
8. Flat No. **A** admeasuring an area of 1390 Square Feet Super Build up, Flat No. **B** admeasuring an area of 885 Square Feet Super Build up, Flat No. **C** admeasuring an area of 1405 Square Feet Super Build up, Flat No. **D** admeasuring an area of 1250 Square Feet Super Build up, Flat No. **E** admeasuring an area of 995 Square Feet Super Build up, Flat No. **F** admeasuring an area of 1380 Square Feet Super Build up, **total 6 Flats on Seventh Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".



- 9. Flat No. A admeasuring an area of 1390 Square Feet Super Build up, Flat No. B admeasuring an area of 885 Square Feet Super Build up, Flat No. C admeasuring an area of 1405 Square Feet Super Build up, Flat No. D admeasuring an area of 1250 Square Feet Super Build up, Flat No. E admeasuring an area of 995 Square Feet Super Build up, Flat No. F admeasuring an area of 1380 Square Feet Super Build up, **total 6 Flats on Eighth Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".
- 10. Flat No. A admeasuring an area of 1390 Square Feet Super Build up, Flat No. B admeasuring an area of 885 Square Feet Super Build up, Flat No. C admeasuring an area of 1405 Square Feet Super Build up, Flat No. D admeasuring an area of 1250 Square Feet Super Build up, Flat No. E admeasuring an area of 995 Square Feet Super Build up, Flat No. F admeasuring an area of 1380 Square Feet Super Build up, **total 6 Flats on Ninth Floor** of the proposed (B+G+9) storied Building to be erected upon the "A" scheduled land and to be named as "FIJAX SPACE".

The annexed page contains the photographs and the finger prints of all the Ten Fingers of the Parties which will be treated as a part of this deed.

IN WITNESS WHEREOF the principal set and subscribe his respective signature and seal the day, month and year first above written.

SIGNED SEALED AND DELIVERED

by the above named parties of the first part and second part, in the presence of

- 1. *[Signature]*
Vill = *[Signature]*
PS - *[Signature]*
- 2. Meheeb Hossain Mondal
Berhampore
- 3. Kabir SK
elo - Kismat SK
Berhampore

[Signature]

Signature of the Principal

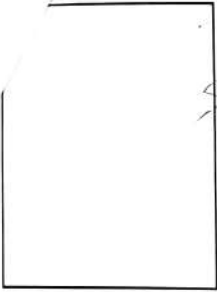
FIJAX CONSTRUCTION PVT. LTD.
[Signature]
DIRECTOR

Signature of the Attorney

Drafted by me
[Signature]
(Gahid Hossain Mondal)
Advocate, Berhampore
E.N.No.: F/1092/14
Date: 26/12/2023

Type by
[Signature]

SPECIMEN FORM FOR TEN FINGERPRINTS



Kismat SK



Masood Hussain
Mandal



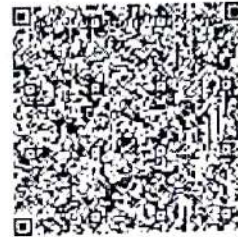
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Left Hand					
Right Hand					
Left Hand					
Right Hand					
Left Hand					
Right Hand	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger



ई- स्थायी लेखा संख्या कार्ड
e - Permanent Account Number (e-PAN) Card
AADCF9547M

नाम / Name FIJAX CONSTRUCTION PRIVATE LIMITED

निगमन / गठन की तारीख
Date of Incorporation / Formation 19/12/2019



Signature Not Verified

Digitally signed by Income Tax PAN Services Unit, NSDL eGovernance
Date: 2019.12.19 05:27:06 GMT+05:30
Reason: NSDL ePAN Sign Location: Mumbai

- Permanent Account Number (PAN) facilitate Income Tax Department linking of various documents, including payment of taxes, assessment, tax demand tax returns, matching of information and easy maintenance & retrieval of electronic information etc. relating to a taxpayer. स्थायी लेखा संख्या (पैन) एक कदम से संबंधित विभिन्न दस्तावेजों को जोड़ने में आसानी विभाग को सहायक होता है, जिसमें कर का भुगतान, आकलन, कर मांग, टैक्स भुक्तान, सूचना के विभाग आदि।
- Use of PAN is now mandatory for several transactions specified under Income Tax Act, 1961 (Refer Rule 114B of Income Tax Rules, 1962) आकलन अधिनियम, 1961 के अंतर्गत निर्दिष्ट कई लेनदेन के लिए स्थायी लेखा संख्या (पैन) का उपयोग अब अनिवार्य है। (आयकर विभाग, 1962 के नियम 114B) का संदर्भ ले।
- Possessing or using more than one PAN is against the law & may attract penalty of upto Rs. 10,000 एक से अधिक स्थायी लेखा संख्या (पैन) का रखना या उपयोग करना, कानून के विरुद्ध है और इसके लिए 10,000 रुपये तक का दंड लगाया जा सकता है।
- The PAN Card enclosed contains Enhanced QR Code which is readable by a specific Android Mobile App. Keyword to search this specific Mobile App on Google Play Store is "Enhanced QR Code Reader for PAN Card".
संलग्न पैन कार्ड में एनहांसड क्यूआर कोड शामिल है जो एक विशिष्ट एंड्रॉइड मोबाइल ऐप द्वारा पठनीय है। Google Play Store पर इस विशिष्ट मोबाइल ऐप को खोजने के लिए कीवर्ड "Enhanced QR Code Reader for PAN Card" है।

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AADCF9547M



नाम / Name
FIJAX CONSTRUCTION PRIVATE LIMITED

निगमन / गठन की तारीख
Date of Incorporation / Formation
19/12/2019

इस कार्ड के खोले/गाने पर कृपया सूचना दें/नोट करें।
आयकर विभाग (पैन), पर का ही कर
की प्रतिलिपि, सही प्रतिलिपि,
प्लॉट नं. 141, सर्वे नं. 997/8,
मॉडल कॉलोनी, नैर डीप बंगलॉव क्लॉक,
पुणे - 411 016

If this card is lost / someone's lost card is found, please inform / return to:
Income Tax PAN Services Unit, NSDL
5th Floor, Market Sterling,
Plot No. 141, Survey No. 997/8,
Model Colony, Near Deep Bungalow Clock,
Pune - 411 016

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@mail.co.in

Electronically issued and Digitally signed ePAN is a valid mode of issue of Permanent Account Number (PAN) post amendments in clause (c) in the Explanation occurring after sub-section (B) of Section 139A of Income Tax Act, 1961 and sub-rule (6) of Rule 114 of the Income Tax Rules, 1962. For more details,


FIJAX CONSTRUCTION PVT. LTD.

DIRECTOR

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA



MANOAR HOSSAIN MANDAL
MAHIRUDDIN MANDAL
22/10/1979
 Permanent Account Number
AQRPM8393D
Manoar Hossain Mandal
 Signature



12092007

ভারত সরকার
GOVERNMENT OF INDIA

Manoar Hossain Mandal
 Father: MAHIRUDDIN MANDAL
 Year of Birth: 1979
 Sex: Male


8927 1784 5175


আধার - সাধারণ মানুষের অধিকার

ভারতীয়唯一身份识别 प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address KANCHAN
 NAGAR, Bihana, Behana
 Murshidabad, West Bengal,
 742175

1947
 1800 180 1847


 help@uidai.gov.in


 www.uidai.gov.in

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

Manoar Hossain Mandal

ELECTION COMMISSION OF INDIA

ভাৰতের নির্বাচন কমিশন

IDENTITY CARD

DRC1447119

পরিচয় পত্র



Elector's Name **Manoj Kumar Mondal**

নির্বাচকের নাম **মানোজ কুমার মন্ডল**

Father's Name **Mahluddin**

পিতার নাম **মহিউদ্দিন**

Sex **M**

লিঙ্গ **পু**

Age as on 1.1.2001 **26**

১.১.২০০১-এ বয়স **১৬**

Address

**Mau-Bihariya(27), Para-Kanchannagar
Mallikpara, Bihariya, Hartharpara,
Murshidabad 742176**

ঠিকানা

**মৌজা-বিহারিয়া(২৭), পরা-কান্চননগর মল্লিকপাড়া,
বিহারিয়া, হরিহারপাড়া, মুর্শিদাবাদ ৭৪২১৭৬**

Facsimile Signature
Electoral Registration Officer
নির্বাচন নিবন্ধন অফিসার

For 62-Hartharpara

Assembly Constituency

৬২-হরিহারপাড়া

সিমান্তা নির্বাচন কেন্দ্র

Place Murshidabad

স্থান মুর্শিদাবাদ

Date 23.01.2001

তারিখ ২৩.০১.২০০১

Manoj Kumar Mondal's Murder



भारत सरकार

Government of India

ভালিকাভুক্তির আই ডি / Enrollment No.. 1062/77110/01777

To
কিসমত সেক
Kismat SK
SUNDIPUR UTTARPARA
Sundipur
Sundipur
Berhampore Murshidabad
West Bengal 742102



MN684988463FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

6838 7669 9237

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Government of India



কিসমত সেক
Kismat SK
পিতা হামিদ সেক
Father HAMID SK
জন্মতারিখ / DOB 06/03/1970
পুরুষ / Male



6838 7669 9237

আধার - সাধারণ মানুষের অধিকার



ভারতীয় বিশিষ্ট প্রতিবেশ পরিচয়

Unique Identification Authority of India

ঠিকানা:
সুন্দিপুর, উত্তরপাড়া,
সুন্দিপুর, সুন্দিপুর, মুর্শিদাবাদ,
পশ্চিমবঙ্গ, 742102

Address:
SUNDIPUR UTTARPARA,
Sundipur, Sundipur, Murshidabad,
West Bengal, 742102

6838 7669 9237

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

DDGPS0704F

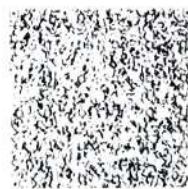
नाम / Name
KISMAT SK

पिता का नाम / Father's Name
HAMID SK

जन्म की तारीख
Date of Birth
06/03/1970

Kismat SK

हस्ताक्षर / Signature



kismat sk



ভারতের নির্বাচন কমিশন
পরিচয় পত্র

ELECTION COMMISSION OF INDIA
IDENTITY CARD

RJG2329662



নির্বাচকের নাম : কিসমত সেখ

Elector's Name : Kismat SK

পিতার নাম : হামিদ সেখ

Father's Name : Hamid SK

লিঙ্গ/Sex : পুং / M

জন্ম তারিখ : 06/03/1970

Date of Birth

RJG2329662

ঠিকানা:

পাড়া মহল্লা-সুন্দিপুর উত্তরপাড়া, সুন্দিপুর,
নহরমপুর, মুর্শিদাবাদ-742101

Address:

PARAMAHALLA-SUNDIPUR UTTARPARA
SUNDIPUR, BERHAMPORE,
MURSHIDABAD-742101

Date: 29/12/2019

71 - বেঙ্গালুরু নির্বাচন কেন্দ্রের নির্বাচন নিয়ন্ত্রক
অফিসার/অফিসারের সাক্ষরিত অনুলিপি

Facsimile Signature of the Electoral
Registration Officer for

71 - Beldanga Constituency

বিভাগীয় পরিদর্শন হলে নতুন ঠিকানায় ভোটার লিষ্টে নাম
হোল্ডার ও একই নম্বরের নতুন নতুন পরিচয়পত্র পাওয়ার
জন্য নির্দিষ্ট ফর্ম এই পরিচয়পত্রের সফটকপি উল্লেখ করুন।

In case of change in address mention the 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 109 / 436

kismat SK

Major Information of the Deed




Deed No :	I-1203-19205/2023	Date of Registration	26/12/2023
Query No / Year	1203-8003161599/2023	Office where deed is registered	
Query Date	26/12/2023 11:44:51 AM	A.D.S.R. BERHAMPUR, District: Murshidabad	
Applicant Name, Address & Other Details	Jahid Hossain Mondal NAGRAJOLE, Thana : Baharampur Town, District : Murshidabad, WEST BENGAL, Mobile No. : 9434115866, Status : Advocate		
Transaction		Additional Transaction	
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value		Market Value	
Rs. 300/-		Rs. 1,25,55,000/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 50/- (Article:48(g))		Rs. 7/- (Article:E)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 120318215/2023		

Land Details :

District: Murshidabad, P.S:- Baharampur Town, Gram Panchayat: HARIDASMATI, Mouza: Ayodhyanagar, Pin Code : 742101

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-1528	LR-5195	Bari	Bari	7.73 Dec	100/-	41,74,200/-	Width of Approach Road: 26 Ft., Adjacent to Metal Road, , Project Name :
L2	LR-1528	LR-6998	Bari	Bari	15.46 Dec	100/-	83,48,400/-	Width of Approach Road: 26 Ft., Adjacent to Metal Road, , Project Name :
L3	LR-1529	LR-6998	Viti	Viti	0.06 Dec	100/-	32,400/-	Width of Approach Road: 26 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			23.25Dec	300 /-	125,55,000 /-	
		Grand Total :			23.25Dec	300 /-	125,55,000 /-	



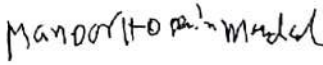
Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	KISMAT SK (Presentant) Son of Late HAMID SK Executed by: Self, Date of Execution: 26/12/2023 , Admitted by: Self, Date of Admission: 26/12/2023 ,Place : Office	 26/12/2023	 Captured LTI 26/12/2023	 26/12/2023
Village:- SUNDIPUR UTTARPARA, P.O:- SUNDIPUR, P.S:-Baharampur Town, District:-Murshidabad, West Bengal, India, PIN:- 742102 Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, PAN No.:: DDxxxxxx4F,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 26/12/2023 , Admitted by: Self, Date of Admission: 26/12/2023 ,Place : Office				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	FIJAX CONSTRUCTION PRIVATE LIMITED Village:- 3 No Bajetiya, P.O:- Cossimbazar Raj, P.S:-Baharampur Town, District:-Murshidabad, West Bengal, India, PIN:- 742102 , PAN No.:: AAxxxxxx7M,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	MANOAR HOSSAIN MANDAL Son of MAHIRUDDIN MANDAL Date of Execution - 26/12/2023, , Admitted by: Self, Date of Admission: 26/12/2023, Place of Admission of Execution: Office	 Dec 26 2023 3:47PM	 Captured LTI 26/12/2023	 26/12/2023
Village:- Kanchannagar, P.O:- BIHARIA, P.S:-Hariharpara, District:-Murshidabad, West Bengal, India, PIN:- 742175, Sex: Male, By Caste: Muslim, Occupation: Business, Citizen of: India, , PAN No.:: AQxxxxxx3D,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : FIJAX CONSTRUCTION PRIVATE LIMITED (as DIRECTOR)				

Identifier Details :

Name	Photo	Finger Print	Signature
Injamul Mondal Son of Sahid Mondal Nagrajole, City:- Not Specified, P.O:- Nagrajole, P.S:-Baharampur Town, District:-Murshidabad, West Bengal, India, PIN:- 742102		 Captured	
	26/12/2023	26/12/2023	26/12/2023

Identifier Of KISMAT SK, MANOAR HOSSAIN MANDAL

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	KISMAT SK	FIJAX CONSTRUCTION PRIVATE LIMITED-7.73 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	KISMAT SK	FIJAX CONSTRUCTION PRIVATE LIMITED-15.46 Dec

Transfer of property for L3

Sl.No	From	To. with area (Name-Area)
1	KISMAT SK	FIJAX CONSTRUCTION PRIVATE LIMITED-0.06 Dec

Land Details as per Land Record

District: Murshidabad, P.S:- Baharampur Town, Gram Panchayat: HARIDASMATI, Mouza: Ayodhyanagar, Pin Code : 742101

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1528, LR Khatian No:- 5195	Owner:কিসমত মেথ , Gurdian:হামিদ মেথ, Address:নিজ , Classification:বাড়ী, Area:0.07730000 Acre,	Owner Name not selected by applicant.
L2	LR Plot No:- 1528, LR Khatian No:- 6998	Owner:কিসমত মেথ , Gurdian:হামিদ মেথ, Address:নিজ , Classification:বাড়ী, Area:0.15460000 Acre,	Owner Name not selected by applicant.
L3	LR Plot No:- 1529, LR Khatian No:- 6998		Owner Name not selected by applicant.

Endorsement For Deed Number : I - 120319205 / 2023

On 26-12-2023

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 15:44 hrs on 26-12-2023, at the Office of the A.D.S.R. BERHAMPUR by KISMAT SK ,Executant.

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,25,55,000/-

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

Execution is admitted on 26/12/2023 by KISMAT SK, Son of Late HAMID SK, P.O: SUNDIPUR, Thana: Baharampur Town, , Murshidabad, WEST BENGAL, India, PIN - 742102, by caste Muslim, by Profession Business

Indetified by Injamul Mondal, , , Son of Sahid Mondal, Nagrajole, P.O: Nagrajole, Thana: Baharampur Town, , Murshidabad, WEST BENGAL, India, PIN - 742102, by caste Muslim, by profession Others

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

Execution is admitted on 26-12-2023 by MANOAR HOSSAIN MANDAL, DIRECTOR, FIJAX CONSTRUCTION PRIVATE LIMITED, Village:- 3 No Bajetiya, P.O:- Cossimbazar Raj, P.S:-Baharampur Town, District:-Murshidabad, West Bengal, India, PIN:- 742102

Indetified by Injamul Mondal, , , Son of Sahid Mondal, Nagrajole, P.O: Nagrajole, Thana: Baharampur Town, , Murshidabad, WEST BENGAL, India, PIN - 742102, by caste Muslim, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7.00/- (E = Rs 7.00/-) and Registration Fees paid by Cash Rs 7.00/-

Payment of Stamp Duty

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

1. Stamp: Type: Court Fees, Amount: Rs.10.00/-
2. Stamp: Type: Impressed, Serial no 763, Amount: Rs.50.00/-, Date of Purchase: 26/12/2023, Vendor name: T Kr Roy

Avijit Sikdar

**AVIJIT SIKDAR
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BERHAMPUR
Murshidabad, West Bengal**

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1203-2023, Page from 414840 to 414859
being No 120319205 for the year 2023.



Avijit SIKDAR

Digitally signed by AVIJIT SIKDAR
Date: 2023.12.28 12:40:56 +05:30
Reason: Digital Signing of Deed.

(AVIJIT SIKDAR) 28/12/2023
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BERHAMPUR
West Bengal.