

012848/21


I-12532/2021



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL
6/12/21
Ce - 2/25/21 5994

59AB 269769

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


District Sub-Register-III
Alibore, South 24-parganas

06-12-21

BOUNDARY DECLARATION (K.M.C.)

Ref.:- Premises No. 60/48, Hari Pada Dutta Lane, Police Station Lake Gardens, Kolkata-700033, under Ward No. 094, BR. No. X.

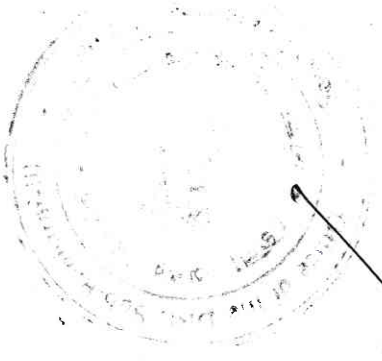






Shri Subhanekar Patil
8/0-8. Padmak
Garia - 1004-152

DISTRICT SUB REGISTRAR III
SOUTH BANGALORE, ALIPUR
- 6 DEC 2021



(Handwritten signature)

STAMP VENDOR
SUBHANKAR DAS
Alipur Collectorate, 24 Pgs. (S)

Advocate
Alipur Police Court
Kolkata-27

Name:
Address:
Vendor:
Rs. 10/- Date:

Subhanekar Das

24139

27 JUL 2021

We **MANASH BANERJEE (PAN BZEPB4651G)**, son of Late Phani Bhusan Banerjee, by faith Hindu, by occupation retired, residing at 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, now Jadavpur, Kolkata-700033, **AND (2) MILAN BANERJEE, (PAN BRTPB2382M)** Late Phani Bhusan Banerjee, by faith Hindu, by occupation retired, residing at 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Kolkata-700033, represented by its constitute attorney by the virtue of the Power of attorney which was registered at D.S.R.-III, Alipore, recorded in Boo No. I, volume No. 1603-2021, Page no. 175137 to 175157, being No. 160306029 for the year of 2021, **SAANVI NIWAS PRIVATE LIMITED (PANABGCS1316R)**, a company incorporated under the Companies Act, 2013, having its registered office at 2B, Mahendra Road, Police Station BhabaniPur, Kolkata-700025, represented by its Directors namely, **AMIT BAJORIA (PAN AHCPB2460Q)** son of Sri Krishna Bajoria, by faith - Hindu, by occupation - Business, residing at 7C, Priyanath Malick Road, BhabaniPur, Kolkata-700025 and **SUPRABHAT SEN (PAN ECMP9216J)**, son of Late Uday Sankar Sen, by faith Hindu, by occupation Business, residing at 258A, A.P.C. Road, Kolkata-700006 do hereby solemnly affirm and declare as follows:-

That we are the owners of the Premises No. 60/48, Hari Pada Dutta Lane, Police station Jadav Pur, Kolkata-700033, under Ward No. 094, BR. No. X land measuring about 3(three) Cottahs 40(fourty) sq.ft. a little more or less more or less herein after called the '**PREMISES**' more fully and particularly showing in the site plan annexed hereto and delineated with colour **RED** verge line.

1. The total boundary line in the property is fully mention below and describe in below and describe in red and we shall be liable for dispute, if arise, with our neigh borers in respect of this said land

Suprabhat Sen



in future over the said land due to false statement and has liberty to revoke the plan in accordance with the law.

2. That we shall submit the plan for the construction of a building in the said premises obtaining sanction vide application.
3. That we propose to construct a building at the aforesaid premises and the actual boundary line of the said premises is fully and particularly mentioned below.
4. That we shall be held liable for the any sort of dispute if arises in future with any of my neighbors of the said premises and The Kolkata Municipal Corporation will never be held liable for any such dispute and litigation over the said premises.
5. That we have submitted the plan for the sanction/approval of The Kolkata Municipal Corporation for the construction of the proposed building to be constructed at the said premises.
6. That there is no civil or criminal suit is pending against the said premises and the same is free from all sorts of encumbrances.
7. That the enclosed site plan is also part of the undertaking.
8. That if any dispute arises regarding boundary of the said premises with the boundary of the other adjoining premises then The Kolkata Municipal Corporation shall have every right to revoke the sanction of the plan to be sanctioned /approved by The Kolkata Municipal Corporation for the construction of the proposed building to be constructed at the said premises.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT the piece or parcel of homestead land admeasuring about 3(three) Cottahs 40 (fourty) sq.ft. a little more or less together partly two storied old dilapidate building in the ground floor measuring

Sepulchri Sen



about 1200sq.ft. on the first Floor measuring about 1200 sq.ft. which is lying and situated at comprising C.S. Dag No. 978 and Khatian No. 125, with 126 at Premises No. 60/48, Hari Pada Dutta Lane, Kolkata-700033 now within the limits of the Kolkata Municipal Corporation under Ward No. 094 Police Station tollygunge after that now Jadavpur, South 24, District Sub-Registration Office Alipore, District South 24 Parganas butted and bounded as follows:

On the North : By Hari Pada Dutta Lane;

On the South : By Premises No. 60/49, Hari Pada Dutta Lane;

On the East : By Premises No. 60/47, Hari Pada Dutta Lane;

On the West : By Premises No. Hari Pada Dutta Lane, K.M.C Road;

That each and every statement made by me in the foregoing paragraphs No. 1 to 8 is true to our knowledge and belief.

Signed the undertaking on this the ^{6th} day of *Delap* 2021.

WITNESSES:-

Abhinav Das
A.D.V.

Sanjay Kumar
Sepulchet Sen

DECLARANTS

As per K.M.C. Performa prepared by me.

Abhinav Das
Abhinav Das, Advocate

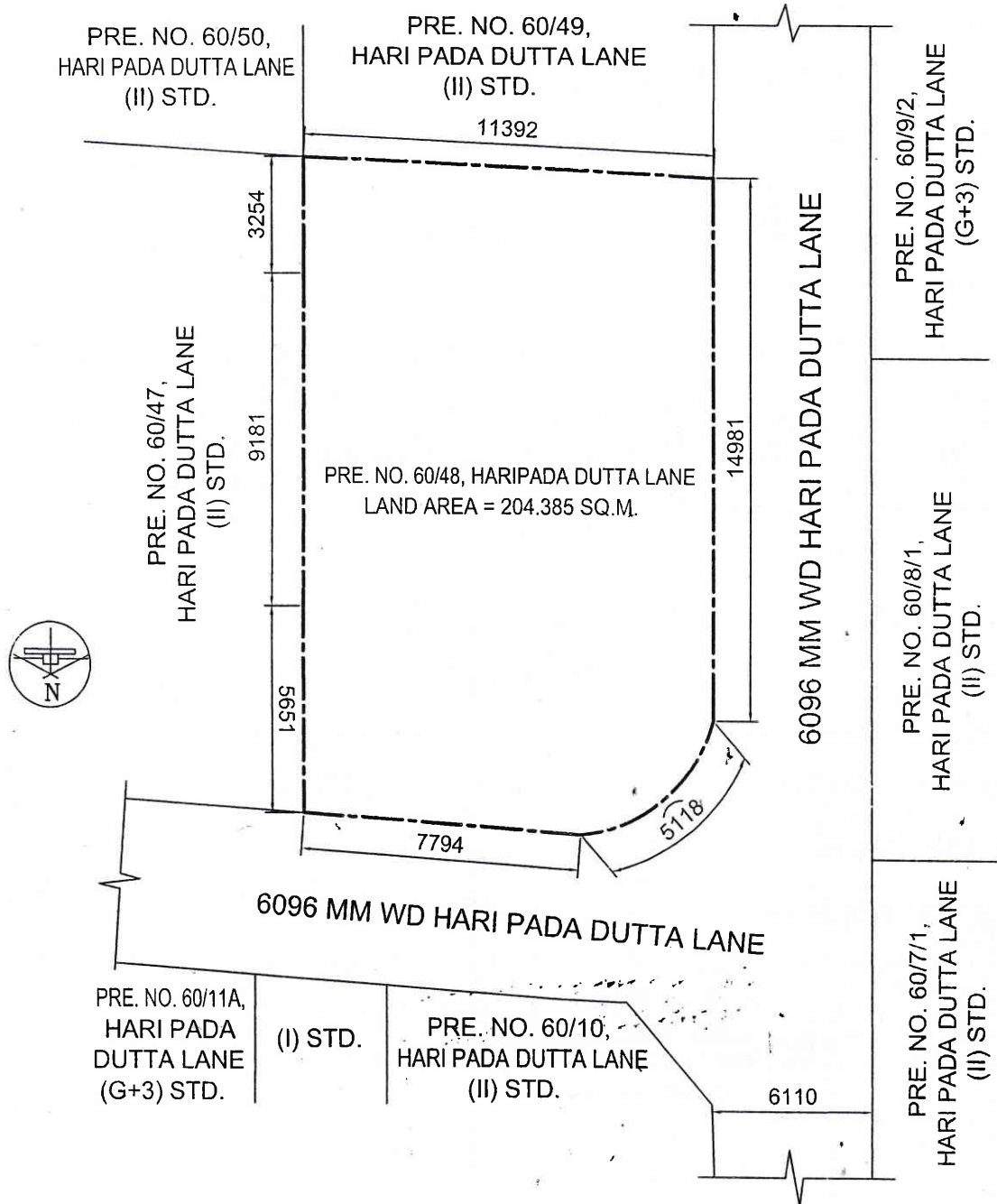
Alipore Police Court
Kolkata-700027
F-663/09



Sepulchet Sen

SITE PLAN OF PREMISES NO. 60/48, HARIPADA DUTTA LANE, KOLKATA-700 033, P.S-JADAVPUR, WARD NO. 94, BOROUGH NO. X, WITHIN THE KOLKATA MUNICIPAL CORPORATION.

TOTAL LAND AREA = 03 KH. -00 CH. -40 SQ.FT = 204.385 SQ.M.



SITE PLAN

Sepulchri Sen

Mit Bajouip
Sepulchri Sen



OFFICE OF THE
MUNICIPAL ENGINEER
KOLKATA MUNICIPAL CORPORATION

SPECIMEN FORM FOR TEN FINGERPRINTS



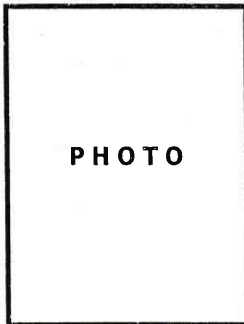
		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb	
	Left Hand						
		Thumb		Fore Finger	Middle Finger	Ring Finger	Little Finger
	Right Hand						

Anil Kumar Singh



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

Sudesh Kumar



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

Sudesh Kumar



Unique Identification Authority of India

Shubha Patra

8338 3465 9542

স্বাক্ষর - সাধারণ মানুষের অধিকার

Unique Identification Authority of India

Address: S/O. Sashi Patra
SRIKHANDA poramath ka
mandir, Raju, Sonarba
Panchpota, South 24
Parganas, West Bengal
700152

8338 3465 9542

www.uidai.gov.in



Sanki Sen

आयकर विभाग
INCOME TAX DEPARTMENT
SUPRABHAT SEN



भारत सरकार
GOVT. OF INDIA

UDAY SANKAR SEN

22/08/1978

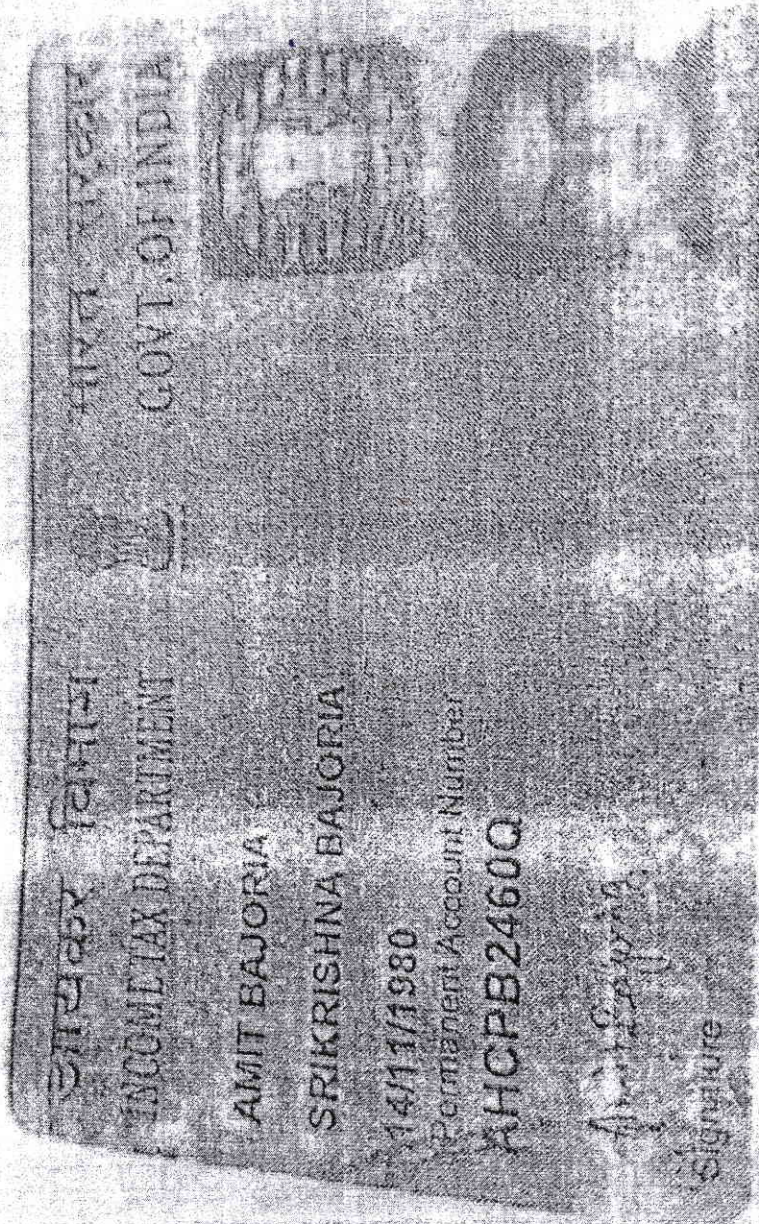
Permanent Account Number

ECMPS9216J

Suprabhat Sen

Suprabhat Sen





Sanninivas

Major Information of the Deed

Deed No :	I-1603-12532/2021	Date of Registration	06/12/2021
Query No / Year	1603-2002525994/2021	Office where deed is registered	
Query Date	05/12/2021 1:12:17 AM	1603-2002525994/2021	
Applicant Name, Address & Other Details	A Das Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9836298108, Status :Advocate		
Transaction	Additional Transaction		
[0901] Declaration, Declaration relating to immovable property			
Set Forth value	Market Value		
	Rs. 54,99,999/-		
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:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Haripada Datta Lane, , Premises No: 60/48, , Ward No: 094 Pin Code : 700033

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 40 Sq Ft		54,99,999/-	Property is on Road
Grand Total :				5.0417Dec	0 /-	54,99,999 /-	






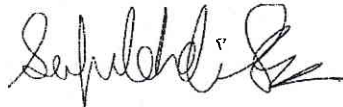
Declarant Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr MANASH BANERJEE Son of Late Phani Bhusan BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, City:- , P.O:- Tollygunge, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:-700033 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney
2	Mr MILAN BANERJEE Son of Late Phani Bhusan BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, City:- , P.O:- Tollygunge, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:-700033 Sex: Male, By Caste: Hindu, Occupation: Retired Pefson, Citizen of: India,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Attorney, Executed by: Attorney




Sanku Niwas Pvt. Ltd.

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr AMIT BAJORIA (Presentant) Son of Mr Krishna BAJORIA Date of Execution - 06/12/2021, , Admitted by: Self, Date of Admission: 06/12/2021, Place of Admission of Execution: Office	 Dec 6 2021 1:05PM	 LTI 06/12/2021	 06/12/2021
7C, Priyanath Malick Road, BhabaniPur, Kolkata-700025, City:- , P.O:- Kalighat, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700025, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, ,Aadhaar No Not Provided by UIDAI Status : Attorney, Attorney of : Mr MANASH BANERJEE, Mr MILAN BANERJEE				
2	Name	Photo	Finger Print	Signature
	Mr SUPRABHAT SEN Son of Late Udaysankar SEN Date of Execution - 06/12/2021, , Admitted by: Self, Date of Admission: 06/12/2021, Place of Admission of Execution: Office	 Dec 6 2021 1:06PM	 LTI 06/12/2021	 06/12/2021
258A, A.P.C. Road, Kolkata-700006, City:- Kolkata, P.O:- Rajabazar, P.S:-Amherst Street, District:- Kolkata, West Bengal, India, PIN:- 700006, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, ,Aadhaar No Not Provided by UIDAI Status : Attorney, Attorney of : Mr MANASH BANERJEE, Mr MILAN BANERJEE				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Shubha PATHAK Son of Mr Sitesh Pathak Narendrapore, City:- , P.O:- PANCHPOTA, P.S:-Sonarpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700152	 06/12/2021	 06/12/2021	 06/12/2021
Identifier Of Mr AMIT BAJORIA, Mr SUPRABHAT SEN			



Suprabhat Sen

On 06-12-2021

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 12:24 hrs on 06-12-2021, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr AMIT BAJORIA ,.

Executed by Attorney

1. Execution by Mr AMIT BAJORIA, , Son of Mr Krishna BAJORIA, 7C, Priyanath Malick Road, BhabaniPur, Kolkata-700025, P.O: Kalighat, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700025, by caste Hindu, by profession Business as the constituted attorney of 1. Mr MANASH BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, P.O: Tollygunge, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, 2. Mr MILAN BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, P.O: Tollygunge, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700033 is admitted by him

Indetified by Mr Shubha PATHAK, , Son of Mr Sitesh Pathak, Narendrapore, P.O: PANCHPOTA, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700152, by caste Hindu, by profession Others

2. Execution by Mr SUPRABHAT SEN, , Son of Late Udaysankar SEN, 258A, A.P.C. Road, Kolkata-700006, P.O: Rajabazar, Thana: Amherst Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700006, by caste Hindu, by profession Business as the constituted attorney of 1. Mr MANASH BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, P.O: Tollygunge, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700033, 2. Mr MILAN BANERJEE 60/48, Hari Pada Dutta Lane, Police Station Tollygunge, Now Jadavpur, Kolkata-700033, P.O: Tollygunge, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700033 is admitted by him

Indetified by Mr Shubha PATHAK, , Son of Mr Sitesh Pathak, Narendrapore, P.O: PANCHPOTA, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700152, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39/- (E = Rs 7/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 39/-

Payment of Stamp Duty

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

1. Stamp: Type: Impressed, Serial no 24139, Amount: Rs.10/-, Date of Purchase: 27/07/2021, Vendor name: Subhankar Das

Shan

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



Suprabhat Sen

Supulchit Sen

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2021, Page from 365139 to 365153

being No 160312532 for the year 2021.



Digitally signed by DEBASISH DHAR
Date: 2021.12.06 19:35:00 +05:30
Reason: Digital Signing of Deed.

Dhar

(Debasish Dhar) 2021/12/06 07:35:00 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.



Sanni Niwas Pvt. Ltd.

(This document is digitally signed.)