

15198/2021

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15338/2021



पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL

AG 597684

Notified that the Document is admitted to Registration. The Signature Sheet and the Agreement should be attached to this document as part of this Document.



Additional Registrar of Assurances-IV, Kolkata

DEVELOPMENT POWER OF ATTORNEY AFFIRM

REGISTERED DEVELOPMENT AGREEMENT

29 NOV 2021

Additional Registrar of Assurances-IV, Kolkata

Handwritten notes: 12/11, 18/11, 21/09/2021

KNOW ALL MEN BY THESE PRESENTS 1. SRI BHOLA

NATH DUTTA, (PAN NO : ACNPD8631K, Aadhaar No. 855591912205, Mobile No. 9836682250) son of Late Ashutosh

Dutta, by faith-Hindu, Indian, by occupation-Retired 2. SRI

SWARNENDU DUTTA, (PAN NO : AKQPD0661C, Aadhaar No. 830560933020, Mobile No. 7980011368) son of Sri Bhola Nath

Dutta, by faith - Hindu, by nationality Indian, by occupation

Self Employed, 3 MS. SUPARNA DUTTA, (PAN NO :BEYPD7217K,

Aadhaar No. 509033404451 Mobile No. 9681727905) married

Visit Case No. 5121

J(1)-

J(2)-

Total

Realised on

Handwritten calculations: 200, 150, 400/-, dated 03.11.21

ARA-IV Kolkata

NAME *Bholanath*  
 ADD. *9*  
 Re *12*

10 SEP 2021

SURANJAN MUKHERJEE  
 Licentiate in Insurance  
 C. C. Court  
 2 & 3, K. S. Roy Road, Kol-1

*Datta*  
*P. P. Mukherjee*  
*12*

10 SEP 2021  
 10 SEP 2021

*Aparna Ghosh*  
*12/11/20.21*



*Subrata Mukherjee*  
*S/O of Di. P. Mukherjee*  
*11A Ganendra Mitra Lane*  
*KOL-4*

*P/O Shyam Bazar*  
*P/S Shyam Pukur*  
*Services*

ADDITIONAL REGISTRAR  
 OF ASSURANCE, IV, KOLKATA

12 NOV 2021





daughter of Sri Bhola Nath Dutta and wife of Sri Sayntan Sen, by faith-Hindu, by nationality Indian, by occupation-Household activities, all are residing at 9, Surendralal Pyne Lane, Kolkata-700 012, P.S. Muchipara, P.O. Bowbazar, West Bengal, hereinafter called and referred to as the "**LAND OWNERS /PRINCIPALS/EXECUTANTS**".

We do hereby nominate, constitute and appoint **SMT. APARNA GHOSH** (PAN NO : AIAPB7907M, Aadhaar No. 787275770550, Mobile No. 6289465877) wife of Sanjib Ghosh residing at 61A, Shyampukur Street, P.S. Shyampukur, Kolkata-700004. Proprietress of **M/S GHOSH CONSTRUCTION** a Proprietorship Firm having its office at 61A, Shyampukur Street, P.S. Shyampukur, Kolkata-700004, West Bengal, herein after called as the **POWER OF ATTORNEY HOLDER**, as our true, authorized & lawful Attorney for us in our name on our behalf and to do exercise, execute and perform all and every/any of the acts, deeds, matters and things.

**WHEREAS**, We are the absolute owner of piece or parcel of land measuring about 6(six) cottahs 8(eight) chittacks 41(forty one) SFT of land together with old and dilapidated Katcha shed total construction area 4250 sq.ft. Katcha tin shed with Brick wall of municipal Premises No11B, 11B/1 & 11B/2, Surendralal Pyne Lane, Kolkata- 700 012, P.S. Muchipara, P.O. Bowbazar, Ward



*[Handwritten signature]*  
ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

12 NOV 2018

No. 040, is more fully described in the Schedule hereunder written, hereinafter called as the "**Said Premises**".

**AND WHEREAS** We, Bholu Nath Dutta, Swarnendu Dutta, Suprana Dutta entered into a Registered Development Agreement in respect of the aforesaid land and morefully described in the Schedule hereinafter written, owned by us with the said "**M/S. GHOSH CONSTRUCTION**", a Proprietorship firm Smt. Aparna Ghosh, proprietress having its Principal Place of business at 61A, Shyampukur Street, P.S. Shyampukur, Kolkata-700004, West Bengal. The said Development Agreement was registered in the office of the Additional Registrar of Assurances-IV, Kolkata and recorded as Book No.I, being Decd No. 11670 for the year 2021.

**AND WHEREAS**, referencing the above Registered Agreement for Development and for smooth development work We are the Principal/Executant appointing the said ATTORNEY HOLDER as our true authorized and lawfull attorney for our name and on our behalf to do exercise and perform all and every or any of the deeds, matters and things as mentioned hereinafter.

1. To manage and maintain the said premises including the building/s to be constructed thereon.



ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

2 NOV 2023



2. To represent us before the Kolkata Municipal Corporation & Kolkata Metropolitan Development Authority in all respects as regards our said premises mainly for preparing necessary drawings, plan and documents for submission of Building Plan and / or amended plan to any existing plan or plans and to receive the said building plan.
  
3. To sign, submit, deliver and receive building plans and all applications and all other papers, which may be necessary for sanctioning the building plan in relation or in connection with the said premises before the Kolkata Municipal Corporation and Kolkata Metropolitan Development Authority.
  
4. To sign, submit, deliver and receive all applications and all other papers, which may be necessary for any purpose in relation or in connection with the said premises before the Kolkata Municipal Corporation, Kolkata Metropolitan Development Authority, Fire Brigade Authority, Electric Supply Authority, Insurance Company, Taxes, Police Authority or any Govt. or semi Govt. offices and to affidavit in connection with sanction the Building plan for the proposed building and further to execute any deed or documents in favour of the Kolkata Municipal Corporation,



ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

11 2 NOV 2024





Government of West Bengal

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

OFFICE OF THE A.R.A. - IV KOLKATA, District Name : Kolkata

Signature / LTI Sheet of Query No/Year 19048002109486/2021

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	Shri Bhola Nath Dutta 9, Surendralal Pyne Lane, City:-, P.O:- Bowbazar, P.S:-Muchipara, District:- Kolkata, West Bengal, India, PIN:- 700012	Principal		10530 	 12.11.21
2	Shri Swarnendu Dutta 9, Surendralal Pyne Lane, City:-, P.O:- Bowbazar, P.S:-Muchipara, District:- Kolkata, West Bengal, India, PIN:- 700012	Principal		10529 	 12/11/21
3	Ms Suparna Dutta 9, Surendralal Pyne Lane, City:-, P.O:- Bowbazar, P.S:-Muchipara, District:- Kolkata, West Bengal, India, PIN:- 700012	Principal		10528 	 12/11/21

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	Smt APARNA GHOSH 61A, Shyampukur Street, City:- P.O:- Shyambazar, P.S:- Shyampukur, District:- Kolkata, West Bengal, India, PIN:- 700004	Representative of Attorney [MESSRS GHOSH CONSTRUCTION]		10527 	Aparna Ghosh 12/11/2021
Sl No.	Name and Address of identifier	Identifier	Photo	Finger Print	Signature with date
1	Shri Subrata Mukherjee Son of Late Dipen Mukherjee 1/A, Ganendra Mitra Lane, City:- Kolkata, P.O:- Shyambazar, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700004	Shri Bholu Nath Dutta, Shri Swarnendu Dutta, Ms Suparna Dutta, Smt APARNA GHOSH		10531 	Subrata Mukherjee 12/11/2021

(Mohul Mukhopadhyay)  
 ADDITIONAL REGISTRAR  
 OF ASSURANCE  
 OFFICE OF THE A.R.A. -  
 IV KOLKATA  
 Kolkata, West Bengal

Kolkata Metropolitan Development Authority in respect of boundary declaration, gift deed as require by the Kolkata Municipal Corporation and present the said deed for registration before any registrar.

5. To appear and represent before the authorities of the Kolkata Municipal Corporation, Kolkata Metropolitan Development, Authority, C.E.S.C Ltd. Income Tax Department Authorities, under (Town & Country Planning Act, Registrar Assurance of Kolkata, District Registrar. Additional District Sub-Registrar, and before all other statutory and local bodies as and when necessary for the purpose of construction of new building/s and do all the needful as per the terms and conditions mentioned in the aforesaid Registered agreement for Development for allotment/registration and sale of flats, garage spaces of Developer's Allocation.
6. To apply, obtain electricity, Gas, Water, Sewerage orders and permissions from the necessary authorities as to expedient for sanction, modification and/or alteration of the development, plans and also to submit and take delivery of title deeds concerning the said premises and also other papers and documents as may be required by the necessary





✓  
ADDITIONAL REGISTRAR  
OF ASSURANCES, KOLKATA

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authorities and to appoint Engineers, Architects and other Agents and Sub-Contractor for the aforesaid purpose as the said Attorney may think fit and proper.

7. To pay all Municipal and other statutory Taxes, Rates and charges in respect of the said land and premises on our behalf and in our name as and when the same will become due and payable.
8. To enter into any Agreement for Sale, Memorandum of Understanding, Deed of Conveyance and/or any other instruments and deeds & documents in respect of sale of flat/s, units and/or car parking spaces within Developer's Allocation in the said new building in favour of the intending purchaser/s in terms of the said Registered Development Agreement.
9. To take finance/loan in their names or in the name of intending purchaser/s from any financial concern by depositing and mortgaging flat/flats/garages from Developer's Allocation and to sign in the papers and documents for the said purpose on our behalf.
10. To sign and execute and make registration of any Agreement



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OF ASSURANCES, KOLKATA

17 2 NOV 2000



for sale. Memorandum of Understanding, and/or Deed of Conveyance, and/or any other instruments and documents in respect of sale of flats, units and/or car parking spaces in the said new building/s in favour of the intending purchaser/s relating to Developer's Allocation as per said Registered Agreement for Development.

11. To receive the consideration money in cash or by cheque/draft from the intending purchaser or purchasers for booking of flat/s, garages or units or car parking spaces relating to Developer's Allocation and to grant receipts thereof and to give full discharge to the purchaser/s as our lawful representatives.
12. To do all the needful according to the conditioned mentioned in the said Registered Agreement for Development regarding negotiation, agreement/contract for sale of Flats, garages, covered spaces and car parking spaces within the Developer's Allocation.
13. To instruct the Advocate/ lawyer for preparing and/or drafting such Agreement, instruments, deeds & documents and other such papers as per terms and conditions agreed upon by both the parties in the aforesaid Agreement for



ADDITIONAL REGISTRAR  
OF ASSURANCES, KOLKATA

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Development, as may be necessary for the purpose for sale of the flats/units and Car parking spaces in the said building relating to Developer's Allocation in our said premises.

14. To commence, prosecute, enforce, defend, answer and oppose all actions, demands and other legal proceedings touching any of the matter concerning our said premises or any part or portion thereof.
15. To sign, declare and/or affirm any Complaint, Written Statement, Petition, Affidavit, Verification, Vakalatnama, Warrant of Attorney, Memo of Appeal or any other documents or papers in any proceedings relating to our said Premises or in anyway connected therewith, arising out of the agreements and relating to the construction to be made in the premises.
16. That our Attorney will take all necessary steps before the proper Registering Officer by signing, presenting and executing proper Agreements for sale/Deeds of Conveyance in favour of any intending purchaser and/or purchasers according to the conditioned mentioned in the aforesaid Registered Agreement for Development on behalf of us.





ADDITIONAL REGISTRAR  
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12 NOV. 2008

17. For all or any of the purposes herein before stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises as per the conditioned mentioned in the said Registered Development Agreement.
18. The Attorney will do the aforesaid acts, deeds and things regarding Development of the aforesaid land mentioned in the schedule of the said Registered Development Agreement.
19. For all or any of the purposes arising out of the said Registered Development Agreement and hereinbefore stated and to appear and represent us before all concerned authorities having jurisdiction over our said premises and to sign, execute and submit papers and documents relating thereto.

**AND GENERALLY** to act as our attorney in relation to all matters touching our said premises and on our behalf to do all instruments, acts, natures, deeds and things as full and effectually as we could do and personally present.

**AND** We hereby ratify and confirm and agree or undertake the act



ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

11 2 NOV 2008

whatsoever our said Attorney appoint under this Power shall lawfully do and causes to be done in the right of or by virtue of these presents including such confirmation and other works till the completion of the whole deal/transaction as per the said Registered Agreement for Development.

**THE SCHEDULE ABOVE REFERED TO**

**ALL THAT** the municipal premises Nos 11B, 11B/1 & 11B/2, Surendralal Pyne Lane, Kolkata- 700 012, P.S. Muchipara, P.O. Bowbazar, Ward No. 040 of the Kolkata Municipal Corporation admeasuring 6 Cottahs 8 Chittaks 41 Sft. of land together with old and dilapidated Katcha shed total constructed area 4250 sq.ft. Katcha /tin shed with brick wall on premises have been now assessed in the municipal records as Assessee Nos. 11-040-31-0005-5, Assessee Nos. 11-040-31-0006-7 & Assessee Nos. 11-040-31-0007-9, entire is butted and bounded as follows:-

- ON THE NORTH** : **By Premises No. 11C, Surendralal Pyne Lane ;**
- ON THE SOUTH** : **By Arpuli Lane Now Surendralal Pyne Lane;**
- ON THE EAST** : **By Firstly passage thereafter 11A, and partly 11/1B, 11/1C and 13, Surendralal Pyne Lane;**
- ON THE WEST** : **By firstly passage in common thereafter partly 11D and partly 12, Surendralal Pyne Lane.**



IN WITNESSES WHEREOF, the Executant herein have set and subscribed their respective hands and seals on the 12<sup>TH</sup> day of 'NOV' 2021 in presence of witnesses.

**SIGNED, SEALED AND DELIVERED**

By the parties at Kolkata  
In presence of following

**WITNESSES:**

1. A. Chakraborty  
83, H. B. St. Kol-6
2. Sabarna Mukherjee  
58 Sikdhar Bagan  
St Kol-4

*Buena*

*Suman Dutta*

*Suparna Dutta.*

SIGNATURE OF THE  
OWNERS/ PRINCIPALS/  
EXECUTANTS

Accepted

*Aparna Ghosh*

SIGNATURE OF THE ATTORNEY

Attested by :

*Buena*

*Suman Dutta*

*Suparna Dutta.*

SIGNATURE OF THE  
OWNER/PRINCIPAL/EXECUTANT

Drafted by me

*Pram Pal*  
*WB 9/14/93*

Advocate

*City Civil Court*  
*Andal*



ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

12 NOV. 2022

FINGERPRINTS OF PARTIES



*Biswas*

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



*Sanjay Dutta*

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



*Aparna Dutta*

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



*Aparna Ghosh*

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





ADDITIONAL REGISTRAR  
OF ASSURANCES-IV, KOLKATA

12 NOV 2023



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Dated this 12<sup>th</sup> Day of November 2021  
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**BETWEEN**

**SRI BHOLA NATH DUTTA**

**SRI SWARNENDU DUTTA**

**MS. SUPARNA DUTTA**

**.....EXECUTANTS**

**AND**

**SMT. APARNA GHOSH of**

**M/S GHOSH CONSTRUCTION**

**.....POWER OF ATTORNEY**

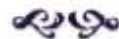
**HOLDER**

**DEVELOPMENT**

**POWER**

**OF**

**ATTORNEY**



Drafted by :

**Mr. Puran Pal,**

Advocate

The Calcutta City Court's Bar Association,

2 & 3, K.S. Roy Road (2<sup>nd</sup> floor)

Kolkata- 700001

 भारत सरकार  
GOVERNMENT OF INDIA

  
Subrata Mukherjee  
जन्मतिथि/ DOB: 01/01/1977  
पुरुष / MALE



8707 5860 3247

आमार आधार, आमार परिचय

 भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

**ठिकाना:**  
1/3, गणेश मित्र लेन,  
श्यामबाजार मिन, कोलकाता,  
पश्चिम बंग - 700004

**Address:**  
1/A, GANENDRA MITRA LANE,  
Shyambazar Mail, Kolkata  
West Bengal - 700004

8707 5860 3247

MEERA AADHAAR, MERI PEHACHAN

*Subrata Mukherjee*

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

BHOLA NATH DUTTA

ASHU TOSH DUTTA

03/03/1948

Permanent Account Number

ACNPD8631K

*Bhola*

Signature

01122306

*Bhola*

अस कार्ड के खोने / काने वा कुछन सुचित करे / लौटने :  
आयकर सेन सेवा इकाई, एन एस डी यू  
महानो भवन, टाईम्स टॉवर, काना मिल कम्पाउंड,  
एस. आर. मार्ग, लोअर पारे, मुम्बई - 400 013.

If this card is lost / someone's lost card is found,  
please inform / return to :  
Income Tax PAN Services Unit, NSDL -  
1st Floor, Times Tower,  
Kamala Mills Compound,  
S. R. Marg, Lower Pare, Mumbai - 400 013.  
Tel: 91-22-3499 4650, Fax: 91-22-2495 0664.  
e-mail: [info@nsdl.co.in](mailto:info@nsdl.co.in)



ভারত সরকার

Government of India

তালিকাভুক্তির আই ডি/Enrollment No.: 1040/19617/02325

To  
11/10/2012  
ভোলা নাথ দত্ত  
Bhola Nath Dutta  
9 NO SURENDRA LAL PYNE LANE  
BOWBAZAR Bowbazar S.O  
Bowbazar Kolkata  
West Bengal 700012

12/24134



MN157241341CF



আপনার সংখ্যা/ Your No. :

**8555 9191 2205**

- সাধারণ মানুষের অধিকার



ভারত সরকার  
GOVERNMENT OF INDIA



ভোলা নাথ দত্ত  
Bhola Nath Dutta  
পিতা : অশুভোষ দত্ত  
Father : ASHUTOSH DUTTA  
জন্ম বর্ষ / Year of Birth : 1948  
পুরুষ / Male



**8555 9191 2205**

- সাধারণ মানুষের অধিকার

*Bhola*



आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

SWARNENDU DUTTA  
BHOLA NATH DUTTA  
07/11/1984  
Permanent Account Number  
AKQPD0661C

Swarnendu Dutta  
Signature



03022007

Swarnendu Dutta.



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
 ভারত সরকার  
 Unique Identification Authority of India  
 Government of India

সংশোধিত আইডি / Enrolment No.: 2730-00286-00050

To  
 Swarnendu Datta  
 ১ নং  
 ১ নং  
 SUPRENDRA LAL PYNE LANE  
 BONGAZAR  
 Kolkata ৭০০০১৩  
 West Bengal - ৭০০০১৩  
 ৯০০১৩৭৭৭৩



আমার আধার সংখ্যা / Your Aadhaar No. :  
**8305 6093 3020**

আমার আধার, আমার পরিচয়



ভারত সরকার



স্বর্নেন্দু  
 Swarnendu Datta  
 ১ নং  
 ১ নং  
 SUPRENDRA LAL PYNE LANE  
 BONGAZAR  
 Kolkata ৭০০০১৩  
 West Bengal - ৭০০০১৩

8305 6093 3020

আমার আধার, আমার পরিচয়



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন প্রমাণীকরণ দ্বারা পাও কমন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authentication is required.

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা গ্রহণের সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
 Unique Identification Authority of India

ক্রমিক ID নং, স্মরণ করণীয় নং: ২৭৩০-০০২৮৬-০০০৫০  
 অনলাইন আইডি নং: ৭০০০১৩

Address: ১ নং, স্মরণ করণীয় নং: ২৭৩০-০০২৮৬-০০০৫০  
 BONGAZAR, Kolkata ৭০০০১৩  
 West Bengal - ৭০০০১৩



8305 6093 3020



Swarnendu Datta

आयकर विभाग  
INCOME TAX DEPARTMENT

SUPARNA DUTTA

BHOLANATH DUTTA

22/04/1988

BEYPD7217K

Suparna Dutta

भारत सरकार  
GOVT. OF INDIA



Suparna Dutta.

इस कार्ड को खोने / धारण पर कृपया सूचित करें। खोना:-  
आयकर सेवा सेवा इकाई, एन एस डी एस  
तीरारी मंडी, सफायर बैंगल,  
मानेर टेलिफोन एक्सचेंज के नजदीक,  
बनार, पुना - 411 045

If this card is lost / someone's lost card is found,  
please inform / return to:  
Income Tax PAN Services Unit, NSDL  
3rd Floor, Sapphire Chambers,  
Near Baker Telephone Exchange,  
Banar, Pune - 411 045

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

Suparna Dutta



ভারত সরকার

Government of India

ভালিকাভুক্তির আই ডি/Enrollment No.: 1040/19617/02324

To  
সুপর্ণা দত্ত  
Suparna Dutta  
9 NO SURENDRA LAL PYNE LANE  
BOWBAZAR Bowbazar S.O.  
Bowbazar Kolkata  
West Bengal 700012

19205788



MN192057885DF



Suparna Dutta

আপনার আধার সংখ্যা/ Your Aadhaar No. :

**5090 3340 4451**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার  
GOVERNMENT OF INDIA



সুপর্ণা দত্ত  
Suparna Dutta  
পিতা : ভোলা নথ দত্ত  
Father : BHOLA NATH DUTTA  
জন্ম বর্ষ / Year of Birth : 1988  
মহিলা / Female



**5090 3340 4451**

আধার - সাধারণ মানুষের অধিকার



आयकर विभाग  
 INCOME TAX DEPARTMENT  
 APARNA GHOSH  
 PANNALAL BERA  
 09/01/1981  
 Permanent Account Number  
 AIAPB7907M  
 Aparna Ghosh  
 Signature



भारत सरकार  
 GOVT. OF INDIA



Aparna Ghosh

In case this card is lost / found, kindly inform / return to  
 Income Tax PAN Services Unit, UTI/ITD,  
 Plot No. 3, Sector 11, CBD Complex,  
 New Delhi - 110 014.

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 आयकर विभाग, एन.टी./आई.टी.डी.,  
 प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. कॉम्प्लेक्स,  
 नई दिल्ली - 110 014.

Judge  
 04/05/17

B-05714  
 Ext -12-  
 for



भारतीय विशिष्ट पहचान प्राधिकरण  
भारत सरकार  
Unique Identification Authority of India  
Government of India



তালিকাভুক্তির নম্বর/Enrolment No.: 1490/50033/01319

Apama Ghosh (অপর্ণা ঘোষ)

তথ্য

W/O Sanjib Ghosh, 61A, SHYAMPUR STREET,  
Shyambazar Mail, Kolkata,  
West Bengal - 700004

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা লাভ করুন
- এটা এক ইলেক্ট্রনিক প্রক্রিয়ায় তৈরী পত্র

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INFORMATION

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- সারা দেশে মান্য
- আধারের জন্য আপনার একবারই তালিকাভুক্তি করার আবশ্যিকতা আছে।
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भारत सरकार

GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण

UNIQUE IDENTIFICATION AUTHORITY OF INDIA



অপর্ণা ঘোষ

Apama Ghosh

জন্মতারিখ/ DOB: 09/01/1981

মহিল / FEMALE



ঠিকানা:

W/O সঞ্জিব ঘোষ, 61A,  
শ্যামপুর স্ট্রীট, শ্যামবাজার  
মিল, কলকাতা,  
পশ্চিম বঙ্গ - 700004

Address:

W/O Sanjib Ghosh 61A,  
SHYAMPUR STREET,  
Shyambazar Mail, Kolkata,  
West Bengal - 700004

7872 7577 0550

7872 7577 0550

আমার আধার, আমার পরিচয়

MEERA AADHAAR, MERI PEHACHAN

Apama Ghosh



## Major Information of the Deed

Deed No :	I-1904-15338/2021		
Query No / Year	1904-8002109486/2021	Date of Registration	29/11/2021
Query Date	18/10/2021 5:09:51 PM	Office where deed is registered	1904-8002109486/2021
Applicant Name, Address & Other Details	A CHAKRABORTY 83, Hari Ghosh Street, Thana : Burtola, District : Kolkata, WEST BENGAL, PIN - 700006, Mobile No. : 9830349360, Status : Solicitor firm		
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Set Forth value	Additional Transaction [4308] Other than Immovable Property, Agreement [No of Agreement : 2] Market Value		
Stampduty Paid(SD)	Rs. 1,94,84,162/-		
Rs. 100/- (Article:48(g))	Registration Fee Paid		
Remarks	Rs. 25/- (Article:E, E, M(b)) Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190411670/2021 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assesment slip.(Urban area)		

### Land Details :

District: Kolkata, P.S:- Muchipara, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Surendra Lal Pyne Lane, , Premises No: 11B, , Ward No: 040 Pin Code : 700012

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	2 Katha 2 Chatak 28 Sq Ft		61,74,445/-	Property is on Road , Project Name :

District: Kolkata, P.S:- Muchipara, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Surendra Lal Pyne Lane, , Premises No: 11B/1, , Ward No: 040 Pin Code : 700012

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L2			Bastu	2 Katha 6 Chatak 13 Sq Ft		68,28,350/-	Property is on Road , Project Name :

District: Kolkata, P.S:- Muchipara, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Surendra Lal Pyne Lane, , Premises No: 11B/2, , Ward No: 040 Pin Code : 700012

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L3			Bastu	2 Katha		57,06,805/-	Property is on Road , Project Name :
<b>Grand Total :</b>				10.819Dec	0 /-	187,09,600 /-	

### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
1	On Land L1	1405 Sq Ft.	0/-	2,56,061/-	Structure Type: Structure

Gr. Floor, Area of floor : 1405 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Tin Shed, Extent of Completion: Complete

	On Land L2	1550 Sq Ft.	0/-	2,82,487/-	Structure Type: Structure
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Gr. Floor, Area of floor : 1550 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Tin Shed, Extent of Completion: Complete

S3	On Land L3	1295 Sq Ft.	0/-	2,36,014/-	Structure Type: Structure
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Gr. Floor, Area of floor : 1295 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Tin Shed, Extent of Completion: Complete

<b>Total :</b>		<b>4250 sq ft</b>	<b>0 /-</b>	<b>7,74,562 /-</b>	
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**Principal Details :**

Sl No	Name, Address, Photo, Finger print and Signature
1	<b>Shri Bhola Nath Dutta</b> Son of Late Ashutosh Dutta 9, Surendralal Pyne Lane, City:- , P.O:- Bowbazar, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700012 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ACxxxxxx1K, Aadhaar No: 85xxxxxxxx2205, Status :Individual, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence
2	<b>Shri Swarnendu Dutta</b> Son of Shri Bhola Nath Dutta 9, Surendralal Pyne Lane, City:- , P.O:- Bowbazar, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700012 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AKxxxxxx1C, Aadhaar No: 83xxxxxxxx3020, Status :Individual, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence
3	<b>Ms Suparna Dutta</b> Daughter of Shri Bhola Nath Dutta 9, Surendralal Pyne Lane, City:- , P.O:- Bowbazar, P.S:-Muchipara, District:-Kolkata, West Bengal, India, PIN:- 700012 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BExxxxxx7K, Aadhaar No: 50xxxxxxxx4451, Status :Individual, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 12/11/2021 , Admitted by: Self, Date of Admission: 12/11/2021 ,Place : Pvt. Residence

**Attorney Details :**

Sl No	Name, Address, Photo, Finger print and Signature
1	<b>MESSRS GHOSH CONSTRUCTION</b> 61A, Shyampukur Street, City:- , P.O:- SHYAMBAZAR, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700004 , PAN No.:: A1xxxxxx7M, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative



Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Smt APARNA GHOSH (Presentant )</b> Wife of Shri SANJIB GHOSH 61A, Shyampukur Street, City:- , P.O:- Shyambazar, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700004, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Axxxxxx7M, Aadhaar No: 78xxxxxxxx0550 Status : Representative, Representative of : MESSRS GHOSH CONSTRUCTION (as proprietor)

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Shri Subrata Mukherjee</b> Son of Late Dipen Mukherjee 1/A, Ganendra Mitra Lane, City:- Kolkata, P.O:- Shyambazar, P.S.-Shyampukur, District -Kolkata West Bengal, India, PIN:- 700004			

Identifier Of Shri Bhoja Nath Dutta, Shri Swarnendu Dutta, Ms Suparna Dutta, Smt APARNA GHOSH

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-1.19014 Dec
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-1.19014 Dec
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-1.19014 Dec

**Transfer of property for L2**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-1.31618 Dec
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-1.31618 Dec
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-1.31618 Dec

**Transfer of property for L3**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-1.1 Dec
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-1.1 Dec
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-1.1 Dec

**Transfer of property for S1**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-468.33333300 Sq Ft
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-468.33333300 Sq Ft
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-468.33333300 Sq Ft

**Transfer of property for S2**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-516.66666700 Sq Ft
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-516.66666700 Sq Ft
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-516.66666700 Sq Ft

**Transfer of property for S3**

Sl.No	From	To. with area (Name-Area)
1	Shri Bhola Nath Dutta	MESSRS GHOSH CONSTRUCTION-431.66666700 Sq Ft
2	Shri Swarnendu Dutta	MESSRS GHOSH CONSTRUCTION-431.66666700 Sq Ft
3	Ms Suparna Dutta	MESSRS GHOSH CONSTRUCTION-431.66666700 Sq Ft



On 09-11-2021

**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 1,94,84,162/-



**Mohul Mukhopadhyay**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - IV KOLKATA**  
**Kolkata, West Bengal**

On 12-11-2021

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

Presented for registration at 18:00 hrs on 12-11-2021, at the Private residence by Smt APARNA GHOSH .

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


Execution is admitted on 12/11/2021 by 1. Shri Bhola Nath Dutta, Son of Late Ashutosh Dutta, 9, Surendralal Pyne Lane, P.O: Bowbazar, Thana: Muchipara, , Kolkata, WEST BENGAL, India, PIN - 700012, by caste Hindu, by Profession Retired Person, 2. Shri Swarnendu Dutta, Son of Shri Bhola Nath Dutta, 9, Surendralal Pyne Lane, P.O: Bowbazar, Thana: Muchipara, , Kolkata, WEST BENGAL, India, PIN - 700012, by caste Hindu, by Profession Others, 3. Ms Suparna Dutta, Daughter of Shri Bhola Nath Dutta, 9, Surendralal Pyne Lane, P.O: Bowbazar, Thana: Muchipara, , Kolkata, WEST BENGAL, India, PIN - 700012, by caste Hindu, by Profession House wife

Indetified by Shri Subrata Mukherjee, , Son of Late Dipen Mukherjee, 1/A, Ganendra Mitra Lane, P.O: Shyambazar, Thana: Shyampukur, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700004, by caste Hindu, by profession Service

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

Execution is admitted on 12-11-2021 by Smt APARNA GHOSH, proprietor, MESSRS GHOSH CONSTRUCTION, 61A, Shyampukur Street, City:- , P.O:- SHYAMBAZAR, P.S:-Shyampukur, District:-Kolkata, West Bengal, India, PIN:- 700004

Indetified by Shri Subrata Mukherjee, , Son of Late Dipen Mukherjee, 1/A, Ganendra Mitra Lane, P.O: Shyambazar, Thana: Shyampukur, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700004, by caste Hindu, by profession Service



**Mohul Mukhopadhyay**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - IV KOLKATA**  
**Kolkata, West Bengal**

On 29-11-2021

**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 : 48 g) of Indian Stamp Act 1899.

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 25/- ( E = Rs 21/- ,M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 25/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 76088, Amount: Rs.100/-, Date of Purchase: 10/09/2021, Vendor name: S Mukherjee



**Mohul Mukhopadhyay**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - IV KOLKATA**  
**Kolkata, West Bengal**



Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2022, Page from 1228 to 1261  
being No 190415338 for the year 2021.



*Mohul*  
Digitally signed by MOHUL  
MUKHOPADHYAY  
Date: 2022.01.01 13:43:13 +05:30  
Reason: Digital Signing of Deed.

(Mohul Mukhopadhyay) 2022/01/01 01:43:13 PM  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - IV KOLKATA  
West Bengal.

(This document is digitally signed.)