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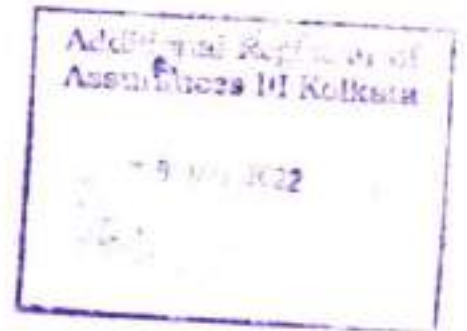
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Verified that the Document is authentically Registered in the Registrar's Office and the signature of the person in this document is the part of the Document.

Additional Registrar
Meerut-III, Kolkata



GENERAL POWER OF ATTORNEY FOR DEVELOPMENT AND SALE

KNOW ALL MEN BY THIS PRESENTS, THAT BY THIS POWER, WE, (1). SMT. LILLY DEY (having PAN No. ACTPD9289R, Aadhaar No. 6133 0998 6064), Wife of Late Pronob Kumar Dey, by Nationality Indian, by Faith - Hindu, by Occupation - House Wife, residing at 46/2, Central Road Jadavpur, Post Office - Jadavpur University, Police Station - Jadavpur; Kolkata - 700032, (2). SHRI PRITAM JYOTI DEY (having OCIC No. A3222583), Son of Late Pronob Kumar Dey, by Nationality - Canada, by Faith - Hindu, by Occupation - Service, residing at 226, New Brighton Circle SE, Calgary, AB, Canada, and (3) SMT. PRIYANKA DEY (having PAN No. BCKPP3373A, Aadhaar No. 5858 8996 7054), Daughter of Late Pronob Kumar Dey, by Nationality Indian, by Faith - Hindu, by Occupation - Service, residing at 46/2, Central Road Jadavpur, Post Office - Jadavpur University, Police Station - Jadavpur; Kolkata - 700032,

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ASR PROJECTS AND VENTURES LLP

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07 JAN 2022

SL. NO.....
NAME.....
ADD.....
AMT.....

DATE..... ASR Projects And Ventures LLP
28, Makergang Road.
Kolkata - 700025

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MOUSUMI GHOSH
LICENSED STAMP VENDOR
KOLKATA REGISTRATION OFFICE



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Identified by me:
Pradip Kumar Ghosh
Advocate
High Court, Kolkata
Son of Late Koman Behari Ghosh
Occupation: Advocate

Additional Registrar of
Assurances in Kolkata
- 8 JAN 2022

hereinafter jointly and collectively referred to as "OWNERS" / PRINCIPAL/EXECUTANT SEND GREETINGS;

WHEREAS by a registered **Deed of Conveyance** dated the **20th day of November, 1959** made between **Sourendra Nath Roy** and **Satyendra Nath Roy** therein jointly referred to as the **Vendors** of the One Part and **Smt. Rani De**, wife of Himansu Bhusan De, therein referred to as the **Purchaser** of the Other Part and registered at the office of the Sub-Registrar, Alipore Sadar, and recorded in **Book No. I, Volume No.146, Pages 191 to 203, Being No. 9295 for the year 1959**, the said Sourendra Nath Roy and Satyendra Nath Roy the Vendors therein for the consideration therein mentioned granted, transferred, sold, and conveyed, assigned, and assured to the said Smt. Rani De free from all encumbrances **ALL THAT** the piece and parcel of mourashi mokarari bastu land measuring an area of **08 (Eight) Cottahs 03 (Three) Chittacks and 27 (Twenty Seven) Square Feet** be the same a little more or less together with structure out of a piece and parcel of land therein mentioned, lying and situated at **Premises No.46, Central Road Jadavpur**, the then Ward No. 78 Tollygunge, within portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, within the jurisdiction of Kolkata Municipal Corporation, under P.S. Tollygunge now Jadavpur, in the District of the then 24 Parganas now South 24 Parganas, more fully described in the Schedule there under written delineated in the map or plan annexed thereto and coloured in RED border therein.

AND WHEREAS by another registered **Deed of Conveyance** dated the **1st day of March, 1960** made between said **Sourendra Nath Roy** therein referred to as the **Vendor** of the One Part and the said **Smt. Rani De**, wife of said Himansu Bhusan De, therein referred to as the **Purchaser** of the Other Part and registered at the office of the Sub-Registrar, Alipore Sadar, and recorded in **Book No. I, Volume No. 42, Pages 54 to 57, Being No. 1723 for the year 1960**, the said Sourendra Nath Roy for the consideration therein mentioned granted, transferred, sold, conveyed, assigned and assured to the said Smt. Rani De free from all encumbrances a portion of **ALL THAT** the piece and parcel of mourashi mokarari bastu land measuring an area of **04 (Four) Chittacks and 00 Square Feet** more or less lying and situated at **Premises No.46, Central Road Jadavpur**, the then Ward No. 78 Tollygunge, within portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, within the jurisdiction of Kolkata Municipal Corporation, under P.S. Tollygunge now Jadavpur, in the District of the then 24 Parganas now South 24 Parganas, more fully described in the Schedule there under written and delineated in the map or plan thereto annexed.

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AND WHEREAS by virtue of aforesaid purchases the said **Smt. Rani De** thus became the absolute owner and occupier of **ALL THAT** the piece and parcel of mourashi mokarari bastu land measuring an area of **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** more or less comprising within **Premises No.46, Central Road Jadavpur**, the then Ward No. 78 Tollygunge, within portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, within the jurisdiction of Kolkata Municipal Corporation, under P.S. Tollygunge now Jadavpur, in the District of the then 24 Parganas now South 24 Parganas, and while seized and possessed of the said property as aforesaid the said Rani De mutated and recorded her name in the records of Calcutta Municipal Corporation and the said **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet land** comprising within **Premises No.46, Central Road Jadavpur** Premises was separated from Premises No.46, Central Road Jadavpur and **renumbered as 46/2, Jadavpur Central Road**, bearing Assessee No. 21-096-03-0036-1 under Municipal Ward No. 096. The said Rani De also mutated her name in the concerned statutory offices and enjoying the same by paying taxes and khajna to the Government.

AND WHEREAS the said Rani De constructed a two storied pucca residential building upon demolition of the existing structure in the said **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** land comprising in **Premises No. 46/2, Jadavpur Central Road**, within **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, within the jurisdiction of Kolkata Municipal Corporation, under P.S. Tollygunge now Jadavpur, in the District of the then 24 Parganas now South 24 Parganas, Kolkata – 700 032, after getting valid sanction from the then Calcutta Municipal Corporation bearing no. 138/T on 24/06/1960 and presently the said **46/2, Jadavpur Central Road is renamed as 46/2, Sri Ram Thakur Road, Kolkata – 700 032**, and for the sake of brevity hereinafter referred to as the "**said Premises**".

AND WHEREAS the said **Rani De alias Rani Dey** died intestate on **31st October, 1989** and the said **Himansu Bhusan De alias Himanshu Bhusan Dey** died intestate on **6th May, 1994** and at the death of said **Rani De alias Rani Dey and Himansu Bhusan De alias Himanshu Bhusan Dey** the said Premises ultimately devolved upon their daughter and son namely Jayeeta Lal and Pronob Kumar Dey in equal undivided share and the said Jayeeta Lal and Pronob Kumar Dey each having inherited undivided 50% share or interest each in the said Premises.

And Whereas the said Jayeeta Lal daughter of said **Rani De alias Rani Dey and Himansu Bhusan De alias Himanshu Bhusan Dey** while seized and possessed of the said undivided

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Additional Secretary of
Amul Dairy Ltd. Kolhapur

share in the said premises as aforesaid out of natural love and affection for his brother by one registered **Deed of Gift dated 03/03/2021**, gifted her **50% undivided share of 08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** mourashi mokerari bastu land i.e. undivided **04 (Four) Cottahs 03 (Three) Chittacks and 36 (Thirty Six) Square Feet** land more or less together with undivided **50% share or interest** of the two storied building constructed thereon containing a total built up area of **1707 Sq. Ft.** and a covered garage measuring **400 Sq. Ft.** situated and lying at **Premises No. 46 /2, Sri Ram Thakur Road formerly Jadavpur Central Road, Kolkata – 700032**, comprised in a portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, under P.S. Jadavpur formerly Tollygunge, in the District of South 24 Parganas, within the jurisdiction of **Kolkata Municipal Corporation**, under **KMC Ward No. 096, bearing Assessee No. 21-096-03-0036-1**, within Additional District Sub Registry Office at Alipore, **District 24 Parganas South**, to his brother **Pronob Kumar Dey**, which document was registered in the office of **Additional Registrar of Assurances - IV, Kolkata registered in Book No. I, Deed No. I - 190401746 / 2021**.

AND WHEREAS by virtue of aforesaid gift and by virtue of inheritance the said **Pronob Kumar Dey** the Owner herein became the **sole and absolute owner having unfettered right title and interest in ALL THAT the piece and parcel of 08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** mourashi mokerari **Bastu land** be the same a little more or less, together with the two storied building constructed thereon containing a total built up area of **1707 Sq. Ft.** and a covered garage measuring **400 Sq. Ft.** situated and lying at **Premises No. 46 /2, Sri Ram Thakur Road formerly Jadavpur Central Road, Kolkata – 700032**, comprised in a portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, under P.S. Jadavpur formerly Tollygunge, in the District of South 24 Parganas, within the jurisdiction of **Kolkata Municipal Corporation**, under **KMC Ward No. 096, bearing Assessee No. 21-096-03-0036-1**, within Additional District Sub Registry Office at Alipore, **District 24 Parganas South**, more fully and particularly mentioned and described in the Schedule hereunder written and for the sake of brevity hereinafter referred to as the "**said property**".

AND WHEREAS the Owner said **Mr. Pronob Kumar Dey** intends and decided to promote and develop in the said piece and parcel of **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** mourashi mokerari **Bastu land** upon demolition of the existing old structure through the Developer mentioned in the Agreement situated and lying at

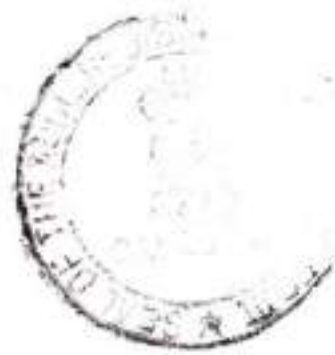
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Additional Registrar of
Assurances III Kolkata
- 30/01/2008

Premises No. 46 /2, Sri Ram Thakur Road formerly Jadavpur Central Road, Kolkata – 700032, comprised in a portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36**, at present Jadavpur, under P.S. Jadavpur formerly Tollygunge, in the District of South 24 Parganas, within the jurisdiction of **Kolkata Municipal Corporation**, under **KMC Ward No. 096**, bearing **Assessee No. 21-096-03-0036-1**, within Additional District Sub Registry Office at Alipore, **District 24 Parganas South**, more fully and particularly mentioned and described in the First Schedule hereunder written and for the sake of brevity hereinafter referred to as the "**subject property**".

AND WHEREAS the said **Mr. Pronob Kumar Dey** during his lifetime have entered into a registered Development Agreement on **12th March 2021** with **ASR PROJECTS AND VENTURES LLP, LLP Identification Number AAV-2350**, a Limited Liability Partnership incorporated under the Limited Liability Partnership Act, 2008 having its registered office at 2C, Mahendra Road, Ground Floor, Pan No. ABTFA7082L Kolkata, West Bengal – 700 025, represented by its Authorised Signatory **Mr. Amitava Singha Roy**, Son of Sri Binoy Kumar Singha Roy, by Occupation Service, having Income Tax Pan No. ATXPS6554K, Aadhar No. 4902 8610 4063, residing at 119 Bamacharan Roy Road, Post Office Behala, Police Station Behala, Kolkata-700034, the Developer herein for development of the subject property and allocation of the constructed spaces between themselves together with undivided proportionate share in the land in the manner stated in the said Development Agreement, including various terms and conditions, covenants and obligations to be observed respectively by the parties captured therein which document was registered in the Office of the **Additional Registrar of Assurances – IV Kolkata registered in Book No. I, Volume No. 1904-2021 Page from 121499 to 121564, Being No. 190402388 for the Year 2021** and for the sake of brevity hereinafter referred to as the "**said Development Agreement**".

AND WHEREAS pursuant to the execution of the said Development Agreement the said Pronob Kumar Dey during his lifetime also grants and execute a General Power of Attorney for Development and Sale on **12/03/2021** in favour of **ASR Projects and Ventures LLP, LLP Identification Number AAV-2350**, a Limited Liability Partnership incorporated under the Limited Liability Partnership Act, 2008 having its registered office at 2C, Mahendra Road, Ground Floor, Pan No. ABTFA7082L Kolkata, West Bengal – 700 025, represented by its Authorised Signatory **Mr. Amitava Singha Roy**, Son of Sri Binoy Kumar Singha Roy, by Occupation Service, having Income Tax Pan No. ATXPS6554K, Aadhar No. 4902 8610 4063, residing at 119 Bamacharan Roy Road, Post Office Behala, Police Station Behala, Kolkata-700034, as **True And**

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Lawful Constituted Attorney which document was registered in the Office of the **Additional Registrar of Assurances – IV Kolkata** registered in **Book No. I, Volume No. 1904-2021 Page from 128875 to 128907, Being No. 190402413 for the Year 2021** and for the sake of brevity hereinafter referred to as the "**said Power of Attorney**".

AND WHEREAS in pursuance of the said Development Agreement and the said General Power of Attorney the Developer have commenced its Development activities in the subject property and have incurred substantial expenses towards soil testing, ULC clearance, appointment of Architects, Drawings, Plans for sanction etc.

AND WHEREAS pursuant to the said Development Agreement and said Power of Attorney the said Pronob Kumar Dey has executed and registered a **Boundary Declaration** on **08/05/2021** for getting sanction of the building plan at the subject property by the Kolkata Municipal Corporation, which document was registered in the office of **Additional Registrar of Assurances – IV Kolkata, registered in Book No. I, Volume No. 1904-2021, Pages from 244017 to 244036, Being no. 190405026, For the Year 2021.**

AND WHEREAS during the subsistence of the said Development Agreement and said Power of Attorney the said **Pronob Kumar Dey** all of a sudden **died on 28th December 2021.**

AND WHEREAS the said Pronob Kumar Dey who during his lifetime and also at the time of his death was a Hindu died intestate on **28/12/2021**, leaving and succeeding his wife **SMT. LILLY DEY**, and one Son **SHRI PRITAM JYOTI DEY** and only daughter **SMT. PRIYANKA DEY** as his heirs and successors and no other else and at the death of said Pronob Kumar Dey as aforesaid the subject property jointly devolved upon the said **SMT. LILLY DEY, SHRI PRITAM JYOTI DEY, SMT. PRIYANKA DEY the owners herein** as per provisions of the Hindu Succession Act, 1956, in equal undivided share along with the obligation/encumbrance created under the said Development Agreement and General Power of Attorney for Development and Sale both dated **12/03/2021** upon the subject property.

AND WHEREAS at the death of the erstwhile owner said Pronob Kumar Dey, the said **SMT. LILLY DEY, SHRI PRITAM JYOTI DEY, SMT. PRIYANKA DEY the owners herein** are under the legal obligation to observe the terms and condition of the said Development Agreement dated **12/03/2021**, and shall be entitled to the entitlements and/or allocations settled under under the said Development Agreement **12/03/2021** and the said **SMT. LILLY DEY, SHRI PRITAM JYOTI DEY, SMT. PRIYANKA DEY the owners herein** are agreed with the terms condition and also with the **Allocations of the Owners and Developer as settled under the said Development Agreement dated 12/03/2021**, which document was registered in

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Additional Registrar of
Companies, Kolkata
- 21/11/2022

the office of **Additional Registrar of Assurances – IV Kolkata** registered in **Book No. I, Volume No. 1904-2021 Page from 121499 to 121564, Being No. 190402388 for the Year 2021.**

AND WHEREAS due to death of said Pronob Kumar Dey, and comprehending and/or guessing the difficulties which may arise in future in completion of the Development Project by the Developer and in order to diminish the misunderstanding between the parties in future, it was felt expedient between the parties that a Supplementary Development Agreement and a fresh General Power of Attorney for Construction and Sale be executed and registered by the said **SMT. LILLY DEY, SHRI PRITAM JYOTI DEY, SMT. PRIYANKA DEY** the owners herein in favour of the said **ASR PROJECTS AND VENTURES LLP**, the Developer herein on same terms and condition as settled under the said **Development Agreement dated 12/03/2021, and General Power of Attorney dated 12/03/2021** which documents was respectively registered in the Office of the **Additional Registrar of Assurances – IV Kolkata** registered in **Book No. I, Volume No. 1904-2021 Page from 121499 to 121564, Being No. 190402388 for the Year 2021** and in **Book No. I, Volume No. 1904-2021 Page from 128875 to 128907, Being No. 190402413 for the Year 2021** respectively.

AND WHEREAS we are the absolute owners and having unfettered right title and interest in **ALL THAT THE** piece and parcel of mourashi mokarari **Bastu land** measuring **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** be the same a little more or less together with the two storied residential building constructed thereon containing a total built up area of **1707 Sq. Ft.** and a covered garage measuring **400 Sq. Ft.** situated and lying at **Premises No. 46 /2, Sri Ram Thakur Road formerly Jadavpur Central Road, Kolkata – 700032,** comprised in a portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36,** at present Jadavpur, under P.S. Jadavpur formerly Tollygunge, in the District of South 24 Parganas, within the jurisdiction of **Kolkata Municipal Corporation, under KMC Ward No. 096, bearing Assessee No. 21-096-03-0036-1,** within Additional District Sub Registry Office at Alipore, **District 24 Parganas South,** more fully and particularly mentioned and described in the **Schedule hereunder written** and for the sake of brevity hereinafter referred to as the **"subject Property"**.

AND WHEREAS we have entered into an **Supplementary Development Agreement on 08/01/2022** in respect of the subject property with **ASR Projects and Ventures LLP, LLP Identification Number AAV-2350,** a Limited Liability Partnership incorporated under the Limited Liability Partnership Act, 2008 having its registered office at 2C, Mahendra Road, Ground

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Additional Registrar of
Assurances LI Kolkata
- 8 May 2022

Floor, Kolkata, West Bengal – 700 025, having **Income Tax Pan No. ABTFA7082L**, Within Post Office – Bhowanipur, Police Station – Bhowanipur, represented by its **Authorised Signatory Mr. Amitava Singha Roy** Son of Sri Binoy Kumar Singha Roy, by Occupation Service, having **Income Tax Pan No. ATXPS6554K, Aadhar No. 4902 8610 4063**, residing at 119 Bamacharan Roy Road, Post Office Behala, Police Station Behala, Kolkata-700034, which documents was registered in the office of **Additional Registrar of Assurances – III Kolkata, Deed No. I-190300 258**, for the Year 2021, for construction and development of the subject property upon such terms and condition mentioned therein.

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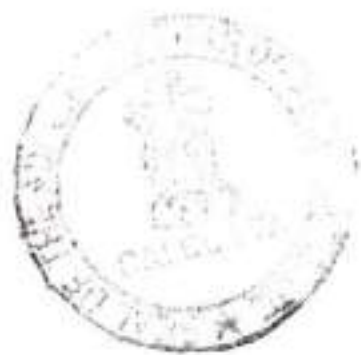
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AND WHEREAS subject to the provisions contained in the said Supplementary Development Agreement 08/01/2022, the Developer shall be absolutely and exclusively entitled to the Developer's Allocation with exclusive right to Transfer the same in any manner whatsoever and receive and appropriate all proceeds/realizations without any right, claim or interest therein whatsoever of the OWNERS. The OWNERS have agreed to sell and transfer their undivided shares in the land and all its right, title and interest therein attributable to the Developer's Allocation to the Transferees thereof in such parts or shares as the Developer may nominate or require. For the aforesaid purposes, the Developer shall be entitled to execute Agreements for Sale, Deeds of Conveyances and other deeds and documents in favour of the Transferees of the Developer's Allocation and if necessary, register the same. The Owners shall either join as a party in such agreements and documents to with the intending transferees of the Developer's Allocations or for such purpose further grant a Power of Attorney in favour of the Developer to execute and register the same in the name of and on behalf of the Owners. The consideration for the Transfer by the Owners of the proportionate share in land comprised in the Developer's Allocation and of all and whatever right, title and/or interest in the Developer's Allocation shall be the nonadjustable advance and the construction and related costs of the Owner's Allocation.

AND WHEREAS as per terms of the said Supplementary Development Agreement dated 08/01/2022, and in consideration of the non-adjustable advance paid under Development Agreement dated 12/03/2021 and bearing the cost of construction of the allocation of the OWNERS in the said new building we have agreed that the said Developer shall construct G + III storied building together with additional floor upon the ultimate roof as permissible thereon and in such proposed multistoried building the **entire First Floor comprising several self-contained Flats together with undivided proportionate share in the land together with undivided proportionate share in the common parts and portion of the proposed building and Two car parking space in the Ground Floor is to be allotted to the OWNERS towards**

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OWNERS allocation and the Developer will be entitled to entire Second and entire Third Floor comprising several self-contained Flats in the said new building together with undivided proportionate share in the land together with undivided proportionate share in the common parts and portion of the proposed building and balance car parking space in the ground floor towards Developer allocation. The Developer shall be entitled to sold to the third parties its parts of allocation and realize the entire sale proceeds arising out of such transaction without any claim or demand from us and it has also been agreed that we shall execute and register necessary General Power of Attorney in favour of the said Developer to enable him to complete the Development of the subject property in smooth manner and to enter into agreement or agreements for sale, deed of conveyance or any other deeds and documents for sale and transfer of developers allocation along with undivided proportionate share in the land on our behalf attributable to developer allocation with intending purchaser or purchasers or any other person together on such terms as the Developer may deem fit and proper. We also irrevocably appoint and authorize the Developer to construct additional floor area comprising such number of Flats/Apartments upon the ultimate roof, upon getting sanctioned by the Competent Authority, such additional construction shall be done by the Developer at its cost and the same shall be sold by the Developer by dint of this Power of Attorney to any prospective buyer or buyers and the net profits (net profit means profit after adjustment of all expenses incurred by the Developer for such additional construction including but not limited to costs and expenses in respect of sanction and approvals for such additional area but also miscellaneous incidental expenses and administrative cost shall be adjusted from such sale proceeds) shall be shared between the **Owners and Developer in 50 : 50 ratio.**

NOW KNOWN TO ALL BY THESE PRESENTS WITNESSETH We **(1). SMT. LILLY DEY (having PAN No. ACTPD9289R, Aadhaar No. 6133 0998 6064)**, Wife of Late Pronob Kumar Dey, by Nationality Indian, by Faith – Hindu, by Occupation – House Wife, residing at 46/2, Central Road Jadavpur, Post Office - Jadavpur University, Police Station - Jadavpur; Kolkata – 700032, **(2). SHRI PRITAM JYOTI DEY (having OCIC No. A3222583)**, Son of Late Pronob Kumar Dey, by Nationality - Canada, by Faith – Hindu, by Occupation – Service, residing at 226, New Brighton Circle SE, Calgary, AB, Canada, and **(3) SMT. PRIYANKA DEY (having PAN No. BCKPP3373A, Aadhaar No. 5858 8996 7054)**, Daughter of Late Pronob Kumar Dey, by Nationality Indian, by Faith – Hindu, by Occupation – Service, residing at 46/2, Central Road Jadavpur, Post Office - Jadavpur University, Police Station - Jadavpur; Kolkata – 700032, do hereby appoint nominate and constitute the said Developer **ASR PROJECTS AND VENTURES LLP, LLP Identification Number AAV-2350**, a Limited Liability Partnership incorporated under the Limited Liability Partnership Act, 2008 having its registered office at 2C, Mahendra Road, Ground

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Additional Registrar of
Companies in Kolkata
- 9/11/2022
12/11/2022

Floor, Pan No. ABTFA7082L Kolkata, West Bengal – 700 025, represented by its Authorised Signatory **Mr. Amitava Singha Roy**, Son of Sri Binoy Kumar Singha Roy, by Occupation Service, having Income Tax Pan No. ATXPS6554K, Aadhaar No. 4902 8610 4063, residing at 119 Bamacharan Roy Road, Post Office Behala, Police Station Behala, Kolkata-700034, as our **True And Lawful Constituted Attorney** for ourselves and on our behalf to look after, manage and to do and perform or caused to be done and performed all or any of the acts, matters, deeds, and things for and in respect of my entire share in the subject property as follows: -

1. To make application and amalgamate the subject property if so arise into one single holding before Kolkata Municipal Corporation.
2. To enter into, hold and defend possession of the subject property and/or the amalgamated property as the said Attorney may deem fit and also to deliver possession of the demarcated possession of the allotted portion of the Developer/Attorney, as per Development Agreement as stated above in the proposed new multi-storied building which to be constructed upon the subject property and/or amalgamated property or upon any part and portion thereof together with undivided proportionate share in land attributable thereto forming part of developers allocation to its prospective buyer and also to manage, maintain, and administer the properties and all buildings and construction thereon and every part thereof.
3. To prepare plans for the construction of the new building or buildings upon the subject property and/or amalgamated property and to appoint Architect or Architects for that purpose as our Attorney thinks fit and proper.
4. To submit such plan or plans to Kolkata Municipal Corporation or any other local or statutory body or bodies for approval and fresh sanction or renewals or amendments of the plans for construction of the building or buildings on the subject property or any part thereof.
5. To approach all the concerned authorities under the Urban Land (Ceiling and Regulation) Act 1976, for the purpose of obtaining necessary permission, exemption under section 20 of the said Act in respect of the subject property for the purpose of development and/or redevelopment of the subject property and for that purpose to sign all applications papers writings undertakings affidavits etc. as may be necessary and to carry out all such correspondences with the authorities under the said Act and also prefer appeals from any order of the Competent Authority and/or any other authority made under the said Act in connection with the subject property.

Lilly Day
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P. Roy

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Additional Registrar of Assurances III Kolkata
- 5/1/2020

6. To raise construction upon the subject property or to supervise the development work in respect of the construction on the subject property and to carry out or get carried out through contractors or sub-contractors wholly or partially or in any such manner as the Attorney may deem fit and proper and convenient, the construction of structures on the subject property in accordance with the plans and specifications as sanctioned by the Kolkata Municipal Corporation and other concerned authorities and in accordance with all applicable rules and regulations made by the Government of West Bengal, Kolkata Improvement Trust, Kolkata Metropolitan Development Authority, Kolkata Municipal Corporation, Town Planning Authorities Police Authorities, Fire Fighting Authorities and Authorities of Traffic, BSNL, Airport Authority or any other authority or Authorities concerned in that behalf for the time being.
7. To raise construction upon the subject property as per building rules bye laws of Kolkata Municipal Corporation and working plans stipulated and agreed terms as per the said Development Agreement in the subject property and to engage supervise and control the work of Architect, Contractors, engineers, to sign and make all applications affidavits to act before the Kolkata Municipal Corporation or any other Government or statutory authority or authorities whatsoever and to sign submit and get the plans of the building sanctioned from Kolkata Municipal Corporation, to pay the requisite fees, to receive the sanctioned plan under his own signature, and for such purpose to sign, make execute and submit application, affidavit, undertaking, indemnity bond etc. as our said attorney thinks fit and proper for themselves and on our behalf .
8. To manage control and supervise the affairs of the subject property and for the purpose to have the physical possession thereof, to represent us before any office/authority of any State/Central Government or local body or concerned Competent Authority or Authorities which may be connected and/or concerned with the subject property in any manner whatsoever and to make any statement, application, affidavit, undertaking etc. for and on our behalf and in our name in respect of the subject property or any matter incidental thereto.
9. To supervise the construction, complete the proposed building, to apply for and obtain required permission for such construction upon the subject property from such competent authority on our behalf under his Signature on our behalf.
10. To get water /sewer/power connections and other services in the subject property and for the purpose to do all acts deeds and things which is/are necessary for the same on our behalf.

Lilly Day
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Additional Registrar of
Assurances III Kolkata
- 9 10 2022

11. To make constructions / additions/ alterations/additional construction on the Subject property after getting permission from the Kolkata Municipal Corporation/ Competent Authority in this regard and for the purpose, to apply for and get the plans sanctioned, if required and get the authorized quotas of building materials & engage any Labour / Contractor / Architect etc. for the purpose.
12. To get the subject property assessed for House Tax, to pay the same in respect of the Share of Developer, viz: ASR Projects and Ventures LLP and to get the refund thereof, if paid in excess.
13. To sale or transfer or alienate or let out in full or in part of the entire Developer Allocations together with such additional construction in terms of the said Development Agreement with terrace thereon along with the undivided proportionate share in the land together with undivided proportionate share in the common parts and portions of the proposed new building together with the car parking's in the Ground Floor to any intending purchasers in terms of the Supplementary Development Agreement dated 08/01/2022 and to execute and sign on our behalf any deeds, documents, agreements, etc. necessary for perfectly transferring the right title and interest on our behalf in favour of the said intending purchasers, and to receive proceeds in its own name, issue receipts thereof, under their own signature and deal with the purchasers in any lawful manner.
14. To negotiate, to enter into agreement to sell, to collaborate or dispose of or transfer by way of exchange, mortgage, lease, sale (whether permanently or for long or short period) the full or any part of the Developers Allocations together with such additional construction in terms of the said Development Agreement in the newly built building along with proportionate undivided, indivisible and impartible land rights/shares in the subject property together with the common right over the common passages, staircase, underground / overhead water tanks, spaces for electric and water meters etc. and all other common facilities and / or amenities attached to the subject property, at such terms, which our attorney may in his/her sole discretion deem fit and proper, with any person, whosoever, and to enter into any agreement with the intending purchaser / purchasers and to execute and sign on our behalf any deeds, documents, agreements, etc. necessary for perfectly transferring the right title and interest on our behalf in favour of the intending purchasers, and to receive earnest money / full and final payment in his/her own name or in the name of his/her nominee(s) and give receipts thereof and to realize the entire proceeds without any right, claim or interest therein whatsoever of the OWNERS contained therein.

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Admission and Registration of
Assurances in India
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15. To transfer the Developers Allocation together with such additional floor/construction in terms of the said Supplementary Development Agreement dated 08/01/2022 in the subject property by way of Sale, Gift, Lease or License to any person in any manner, as the said Attorney in his absolute discretion think fit and proper on our behalf .
16. To negotiate, to enter into agreement to sell, or transfer by way of sale such additional floor comprising such number of Flats/Apartments in the newly built building along with proportionate undivided, indivisible and impartible land rights/shares in the subject property together with the common right over the common passages, staircase , underground / overhead water tanks, spaces for electric and water meters etc. and all other common facilities and / or amenities attached to the subject property, at such terms, which our attorney may in his/her sole discretion deem fit and proper, with any person, whosoever, and to enter into any agreement with the intending purchaser / purchasers, to receive earnest money / full and final payment in his/her own name or in the name of his/her nominee(s) and give receipts thereof on our behalf .
17. To construct additional floor area by the Developer comprising such number of Flats/Apartments upon the ultimate roof, upon getting sanctioned by the Competent Authority, and the same shall be sold by the Developer by dint of this Power of Attorney to any prospective buyer or buyers and the net profits (net profit means profit after adjustment of all expenses incurred by the Developer for such additional construction including but not limited to costs and expenses in respect of sanction and approvals for such additional area but also miscellaneous incidental expenses and administrative cost shall be adjusted from such sale proceeds) shall be shared between the OWNERS and Developer in 50 : 50 ratio.
18. To execute, sign and present for Registration, Before proper registration Authority, proper Sale / Conveyance Deed for conveying our rights, interests, titles in the subject property or any part thereof forming part of Developers Allocation and such additional spaces/ additional floor area comprising such number of Flats/Apartments upon the ultimate roof under the Development Agreement together with the proportionate share in the land in favour of the intending purchaser and for the purpose of conveying the same absolutely and forever in favour of the intending purchaser or his/her nominees and to do all acts, deeds and things which is /are necessary for the purpose i.e. to receive the consideration thereof, and to admit the receipt thereof, and deliver the possession thereof, to the said purchaser or his/her nominee(s), either physical or constructive, as may be feasible and to execute and sign on our behalf all such deeds, documents, agreements, etc. necessary

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Additional Registrar of
Companies III Kolkata
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for perfectly transferring the right title and interest on our behalf in favour of the intending purchasers.

19. To receive from the intending purchaser or purchasers all earnest money or advance or advances and also the balance of sale proceeds or full consideration on completion of such sale or sales, to receive, accept compensation, cheque, draft in their own favour / name from any financial institution / banks or from intended purchaser and /or any loan moveable, immovable or actionable claim, etc. and to give good and valid receipt and discharge for the same under their own signature of the said Developers Allocation under the Development Agreement and exclusively entitled/appropriate to all Realizations/Proceeds without any right, claim or interest therein whatsoever of the Owners.
20. To sign, execute and deliver any Deed of Sale, conveyance, mortgage, Gift, exchange, lease and license in respect of the Developers Allocation, in favour of any such purchasers or person or persons or his nominee or nominees or assignee after completion of the building on behalf of the principals.
21. To sign and execute all other deeds, instruments and assurances in respect of the Developers Allocation and such additional spaces under the Supplementary Development Agreement which he shall consider necessary and to enter into and /or agree to such covenants and conditions, as may be required for fully and effectually conveying the Developers Allocation and such additional spaces under the Supplementary Development Agreement on our behalf.
22. To present on our behalf any such deed or deeds of sale, conveyance, mortgage, gift, exchange, lease, license or other document or documents for registration in respect of the Developers Allocation and such additional spaces under the Development Agreement, to admit receipt of consideration before the Sub-Registrar or Registrar Concerned for Registration having authority for and to have it registered according to law and to do all other acts, deeds and things which the said Attorney consider necessary for the transferring and/or conveying the Developers Allocation and such additional spaces under the Development Agreement or part thereof together with the proportionate share in the land to such purchaser, purchasers or party as fully and effectively in all respects and shall be entitled to the entire proceeds without any right, claim or interest therein whatsoever of the Owners.
23. To file /defend any suit in any court of law in any matter concerning the said Developers Allocation and the additional floor area comprising such number of Flats/Apartments upon the ultimate roof or any matter incidental thereof and for the purpose to appoint any

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Additional Registrar of
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- 6 July 2002

- advocate, pleader, vakil, attorney etc. and to make any statements, applications, affidavits, undertakings, etc. for and on our behalf and in our name.
24. To compromise, compound or withdraw the cases, to appoint arbitrator, to proceed in arbitration proceedings, to deposit and withdraw the money, to execute the decree, to receive and recover the amount of decree, to issue receipts, and to take any step for the same.
 25. To appear before the officers of the Competent / Appropriate Authority under the provisions of West Bengal Apartment Ownership Act, 1972, to give the application, for permission, to sign the requisite forms, to give the statement, to file affidavit, undertaking, indemnity bond, etc.
 26. To execute the deed of Apartment / Declaration, Boundary Declaration or any other deed, to present the same for registration to the Competent Registering Authority, to get the same registered on our behalf if required.
 27. To execute, sign and present all kinds of suits, writs, complains, petitions, revisions, written statement, appeals etc. in law court i.e. Civil Criminal or Revenue and /or Tribunal and to proceed in all proceedings before arbitration or any other authority, in my / our name and on my /our behalf and in any matter concerning the subject property or any matter incidental thereof.
 28. To further execute the General / Special Attorney and to cancel or revoke the powers conferred upon such attorney.
 29. To mortgage the said Developers Allocation only, sign on all relevant documents, to receive the mortgage amount and to complete all other formalities in this regard on the strength of our power hereby granted.
 30. To execute any rectification Deed of any deed(s) executed in respect of the said Developers Allocation and to get the same registered in the office of the Sub Registrar concerned, if required on the strength of our power hereby granted.
 31. To carry on correspondence with all concerned authorities and bodies including the Government of West Bengal and with all Government Departments and other concerned authorities in connection with the development of the subject property on the strength of our power hereby granted.
 32. To appear and represent us before and all concerned authorities and parties as may be necessary in connection with the development of the subject property as aforesaid on the strength of our power hereby granted.

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Additional Registrar of
Companies in Calcutta
1-9-2002

33. To appoint from time to time Architects, R.C.C. Consultants, Contractors and other personnel and workmen to carrying out the development of the subject property as also construction of the buildings thereon and to pay their fees, considerations monies salaries and/or wages.
34. To pay various deposits to Kolkata Municipal Corporations and other concerned Authorities as may be necessary for the purpose of carrying out the Development work on the subject property and construction of the structures thereon and to claim refund of such deposits so paid by our said Attorney and to give valid and effectual receipts in our names and on our behalf in connection with the refund of such deposits.
35. To approach the Hydraulic Engineer, City Engineer and Authorities and Officers of Kolkata Municipal Corporations for the purpose of obtaining various permissions and other services connections including water connection for carrying out and completing the development of the subject property and construction of building(s) thereon and also to obtain water connection and service connections to the building constructed.
36. To make necessary applications to the CESC Limited and other concerned authorities for obtaining electric Power for the subject property and the buildings constructed thereon on the strength of our power hereby granted.
37. To make necessary representations including filing of complaints, Appeals, etc. before the Assessor and Collectors of Kolkata Municipal Corporations and or other concerned Authorities in regards to the fixation of ratable value in respect of the building(S) on the subject property and/or any portion thereof by the Assessor and the Collector of Kolkata Municipal Corporations or any statutory authorities.
38. To apply from time to time for modifications of the building plans in respect of the buildings to be constructed on the subject property.
39. To give such letters and writings and/or undertakings as may be required from time to time by Kolkata Municipal Corporation and/or other concerned authorities for the purpose of carrying out the development works in respect of the properties as also in respect of the construction work of the buildings thereon on our behalf .
40. To give such letters and writings and/or undertakings as may be required from time to time by Kolkata Municipal Corporations and the Fire Brigade Departments for occupying the said buildings and/or obtaining necessary No-Objection Certificate (NOC) from the Department in respect of the said building(s) on our behalf.

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P. Day

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41. To approach the Government of West Bengal and all its Departments in all its departments as also the Kolkata Municipal Corporation and all other concerned authorities for the purpose of obtaining NOC and/or permission and/or sanction with regard to the carrying out the constructions of the said building(s) and completion thereof and for obtaining Occupation and/or Completion Certificates in respect of the said building(s) in connection with running and establishing units therefrom on our behalf .
42. To do all other acts matters and things in respect of the subject property including to represent before and correspond with the Kolkata Municipal Corporations and/or any other concerned authorities for any of the matters relating to the sanctioning of plans, obtaining the Floor Space Index (F.S.I) for the construction proposed to be carried out on the subject property and any other matters pertaining to the subject property.
43. To make application and submit the amended or new building plans to the Kolkata Municipal Corporation including all its departments and /or other concerned authorities for the purpose of getting the Plans, O.D. and Commencement Certificates sanctioned and/or revalidated, Occupancy Certificate, Completion Certificate and to give such other applications, writings and undertakings as may be required for the purpose of the development of the subject property on our behalf.
44. To enter into agreement for sale of the Developers Allocation or such additional spaces/ additional floor area comprising such number of Flats/Apartments upon the ultimate roof together with undivided proportionate share in the land together with the undivided proportionate share in the common parts and portions under the development agreement with intending Purchasers or any other persons on such terms as may be deemed fit by the Attorney and to receive Earnest Money and/or the Consideration or any part payment of the consideration and also to fulfill and enforce the mutual obligations thereunder obviously in respect of Developers Allocation and such additional spaces as per the terms and conditions laid down in the Supplementary Development Agreement executed and registered on **08/01/2022**, registered in the office of **Additional Registrar of Assurances – III Kolkata, Being No. T-190800258** for the year ~~2021~~²⁰²² on our behalf.
45. To sign, execute, enter into, modify, cancel, alter, approve, present for registration and admit execution of the Agreement for Sale or Deed of Sale and any other documents for transfer on our behalf for proper and effective sale of Developer's allocation in the proposed new building and such additional spaces thereon together with the proportionate share in the land and common parts and portion to the prospective purchaser and

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Additional Registrar of
Assurances in Kolkata
10-11-2012

- complying with all other obligations, and thus to appear before any Registrar of Assurance, District Registrar, Sub Registrar, Metropolitan Magistrate, Notary Public and other office or Authority(s) having its respective jurisdiction and present for registration and to have all the conveyance deed agreements registered fully and effectually in all respects on our behalf and in the manner as we could do the same and also registered and perfected all the said Deeds Documents Instruments and Writings for Sale executed signed and made by the Attorney by virtue of the Power herein conferred on our behalf .
46. To insure the subject property against damage, fire tempest, riots, civil commotions floods earthquakes or otherwise as our said Attorney may think fit and proper.
 47. To pay such sum of money whatsoever which may become due and payable to me upon or by virtue of said Supplementary Development Agreement dated 08/01/2022, and on receipt thereof the Developer shall be forever released and / or discharges for the same.
 48. To accept on our behalf and in our names the services of any writ of summons or other legal process and appear in any court of and before all courts, Magistrates or Judicial Authorities or other Officers whatsoever as the said Attorney shall deem advisable and to commence any action or other proceedings in any Court of Law and to proceed with such actions and to prosecute or discontinue or become non-suited as the said Attorney think fit and also to take such other lawful steps and means for the recovery and getting in any such money or other things whatsoever which shall by the said Attorney be conceived to be due, owing or belonging to us by any person, firm or body corporate and also to appoint any solicitor and/or Advocate or Lawyer to prosecute or defend in the promises aforesaid or any of them as occasion may arise either in our name or in the name of the said Attorney.
 49. To Appoint pleaders, solicitors, Advocates, Attorneys or Lawyers, to appear and act in any Court of Law or other offices of any State or Local Authority and to revoke such appointments.
 50. To sign verify and execute Plaints, Written Statements, Counter Claims, Appeals, Reviews, Applications, Affidavits, Authorizations and papers of every descriptions that may be necessary to be signed, verified and executed for the purpose of nay suit, action, appeal, or proceedings of any kind whatsoever in any Court of Law or Equity whether of original or Testamentary or Revisional Jurisdiction or Judicial Authority established by lawful Authority and to do all acts and appearances and applications in any such Court or Courts as aforesaid in any such suit, action appeal or proceedings brought or commenced and to defend answer or oppose the same or suffer judgements or Decree to be had given taken

Lilly Day
P. J. Day
P. Day

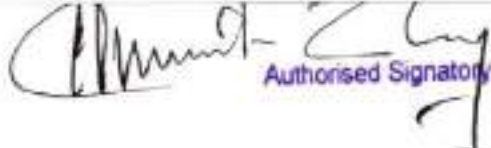
Page 18 of 21

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P. Day

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Additional Registrar of
Assurances in Kolkata
- 5 JUL 2022

or pronounced in any such suit, action appeal or proceedings and to execute decree as the said Attorney shall advised.

51. To settle and compound all disputes with all persons on and from the execution of these presents,
52. To do all other acts, deeds, things, and matters that may be necessary to be done for the rendering these presents valid and effectual to all intents and purposes according to Laws and Customs of India and particularly in West Bengal.
53. To keep us indemnified from all sorts of financial burden and from all sorts of hazards from misappropriations in pursuance to the Supplementary Development Agreement dated 08/01/2022.
54. That the Attorney shall have no Power to sell and/or in any way transfer the Owners allocations in the said building within the Schedule Property under the development agreement dated 12/03/2021 and Supplementary Development Agreement dated 08/01/2022.
55. That this Power of Attorney shall become automatically cancelled after the developer's entire right under development agreement is completely fulfilled.
56. That all the dues and payable (if any) to the Principal must be paid in due course.

And Generally to do and perform all and every such further and other act deed and thing concerning and relating to the acts deeds and things mentioned above and necessary to do them fully and effectively as we could have done the same personally.

And we hereby declare that this Power of Attorney is given in favour of the said Attorney and accordingly the said Attorney shall be entitled to exercise independently the Powers Conferred upon him.

And we hereby declare that the Power and Authorities hereby granted shall become automatically revoked when the Property shall be treated developed and the Developers entire right title and interest in the subject property as per terms of the said Supplementary Development Agreement dated 08/01/2022, transferred and conveyed in favour of the Prospective/Ulimate Purchaser/Transferee.

And we do hereby ratify and confirm and agree to ratify and confirm all whatsoever my said Attorney shall lawfully do or cause to done in respect of the subject property by virtue of this Instrument and further we hereby declare that we shall not do anything inconsistent with the said Power of Attorney.

Lilly Das
P. J. Das
P. J. Das

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SCHEDULE OF THE PROPERTY ABOVE REFERRED TO
THE SUBJECT PROPERTY

All That the piece and parcel of mourashi mokarari **Bastu land** measuring **08 (Eight) Cottahs 07 (Seven) Chittacks and 27 (twenty Seven) Square Feet** be the same a little more or less together with the two storied residential building constructed thereon containing a total built up area of **1707 Sq. Ft.** and a covered garage measuring **400 Sq. Ft.** situated and lying at **Premises No. 46 /2, Sri Ram Thakur Road formerly Jadavpur Central Road, Kolkata – 700032,** comprised in a portion of **C.S. Plot No. 135** under Khatian No. 105 within C.S. maliki Khatian No. 87, Pargana Khaspur, Touzi – 239, **Mouza – Ibrahimpur, J. L. No. 36,** at present Jadavpur, under P.S. Jadavpur formerly Tollygunge, in the District of South 24 Parganas, within the jurisdiction of **Kolkata Municipal Corporation,** under **KMC Ward No. 096, bearing Assessee No. 21-096-03-0036-1,** within Additional District Sub Registry Office at Alipore, **District 24 Parganas South,** and the subject property is butted and bounded in the following manner: -

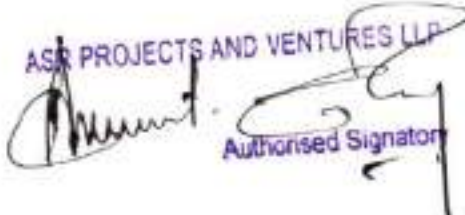
- On the North : By 60 ft. wide Sri Ram Thakur Road (formerly Jadavpur Central Road), Kolkata – 700 032;
- On the South : By Premises No. 47/4 Sri Ram Thakur Road (formerly Jadavpur Central Road), Kolkata – 700 032;
- On the East : By Premises No. 46A & 46/3A Sri Ram Thakur Road (formerly Jadavpur Central Road), Kolkata – 700 032;
- On the West : By Premises No. 43, & 45A/1, & 45/A Sri Ram Thakur Road (formerly Jadavpur Central Road), Kolkata – 700 032;

OR HOWSOEVER OTHERWISE the same may be butted and bounded known, numbered called described and/or distinguished.

The Colour Passport Photographs, finger print of the parties are attached which shall always be treated as part and parcel of the Deed.

Lilly Day
P. J. J.
P. J. J.

Page 20 of 21

ASR PROJECTS AND VENTURES LLP

Authorized Signatory

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IN WITNESS WHEREOF We have signed this General Power of Attorney on this 8th day of JANUARY Two Thousand and Twenty Two at Kolkata in presence of following person as witness.

WITNESS:

1. Suparna Dey
w/o Pritam Jyoti Dey
46/2 Central Road
Jadavpur Kol- 32

Lilly Dey

LILLY DEY

Pritam Jyoti Dey

PRITAM JYOTI DEY

Priyanka Dey

PRIYANKA DEY

SIGNATURE OF
THE PRINCIPAL / EXECUTENT

2. Alice Dutta
S/O ACHINTYA DUTTA
33/6E NAZIR LANE.
KHIDDER POUR
KOL - 70 0023.

POWER ACCEPTED BY
ASR PROJECTS AND VENTURES LLP

Amitava Singha Roy
AMITAVA SINGHA ROY

AUTHORISED SIGNATORY

FOR ASR PROJECTS AND VENTURES LLP

SIGNATURE OF
THE CONSTITUTED ATTORNEY

Drafted by :













































Pradip Kumar Ghosh
Pradip Kumar Ghosh
Advocate
High Court Calcutta
Enrollment No. WB/473/2004

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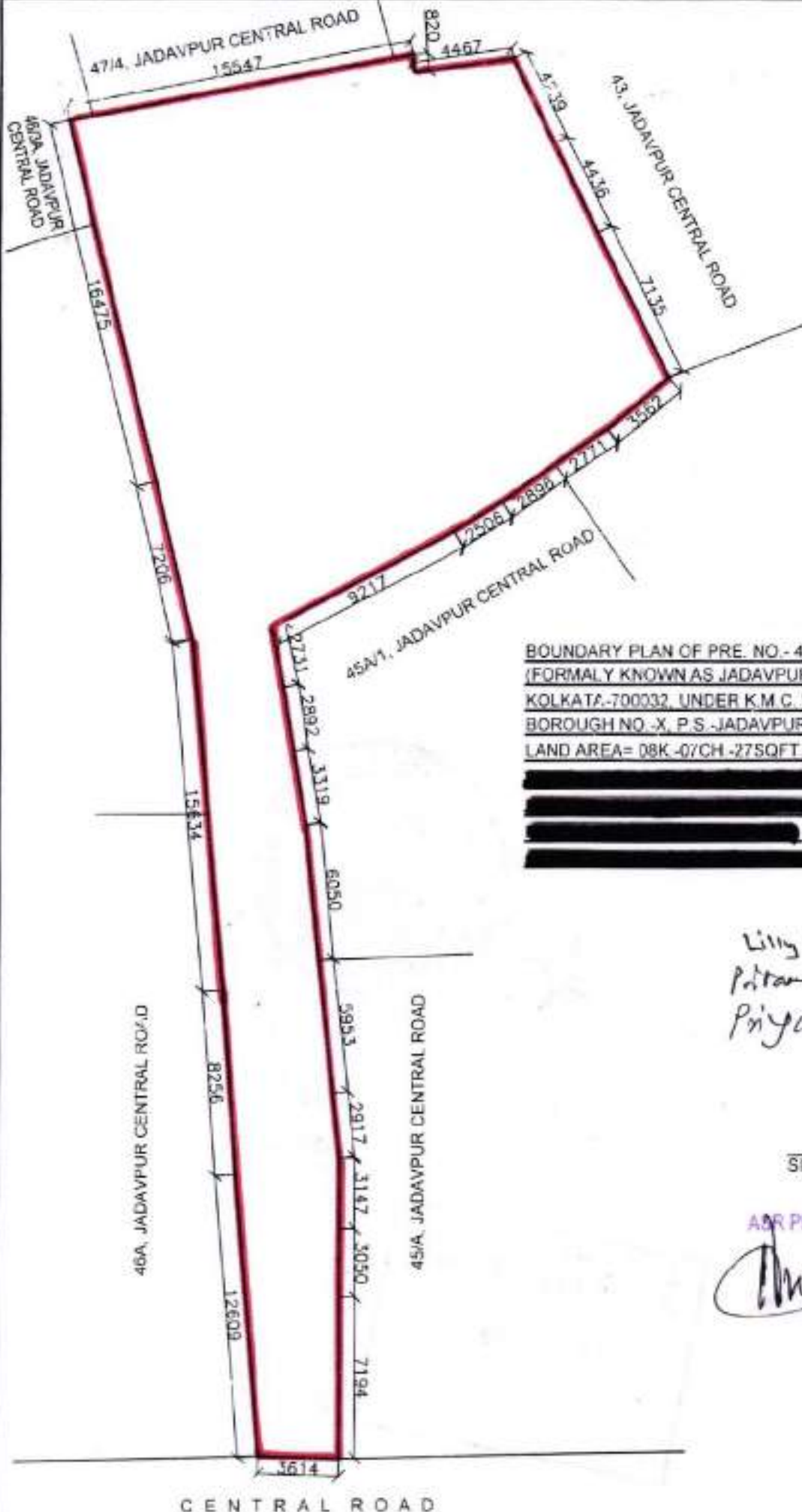
SPECIMEN FORM FOR TEN FINGERPRINTS

					
	Little	Ring	Middle	Fore	Thumb
<p>Lilly Dey</p>	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
	(Right Hand)				
					
	Little	Ring	Middle	Fore	Thumb
<p>Pritam Jyoti</p>	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
	(Right Hand)				
					
	Little	Ring	Middle	Fore	Thumb
<p>Priyanka Dey</p>	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
	(Right Hand)				
					
	Little	Ring	Middle	Fore	Thumb
<p>Anant Dey</p>	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
	(Right Hand)				

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Additional Registrar of
Companies III Kolkata
- 9 Jan 2022



BOUNDARY PLAN OF PRE. NO. - 48/2, SRI RAM THAKUR ROAD,
(FORMALLY KNOWN AS JADAVPUR CENTRAL ROAD),
KOLKATA-700032, UNDER K.M.C. WARD NO.-98,
BOROUGH NO.-X, P.S.-JADAVPUR
LAND AREA= 08K-07CH-27SQFT =566 89 SQM (AS PER DEED)

[REDACTED]
 [REDACTED]
 [REDACTED]
 [REDACTED]

Lilly Dey
 Pritam Jyoti Dey
 Priyanka Dey

SIGNATURE OF OWNER

AR PROJECTS AND VENTURES LLP

 Authorised Signatory

CENTRAL ROAD



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Additional Registrar of
Assurances III, Kolkata
- 9 JAN 2022

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ভারত সরকার
GOVERNMENT OF INDIA



নাম
 Lilly Dey
পিতা - SATYENDRA NATH ROY
জন্ম তারিখ - 1955
লিঙ্গ - Female
আধার নম্বর
 6133 0998 6064





আধার - সাধারণ মানুষের অধিকার


ভারতীয় একমুদ্রিত পরিচয় প্রাধিকারন
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

কেন্দ্র - ৪৯/২, সেন্ট্রাল রোড, জাদাবপুর
 কলকাতা-৭০০০৩২
ফোন - ১৯০২ ১৯০২

Address: 49/2, CENTRAL
 ROAD, JADAVPUR,
 Jadavpur University, S.O.,
 Jadavpur University, Kolkata,
 West Bengal, 700032


 1947
 1800 180 1947


 hai@uai.gov.in


 www.uai.gov.in


 P.O. Box No. 1947
 Bangalore-560 001

Lilly Dey

	PERMANENT ACCOUNT NUMBER ACTPD9289R
नाम / NAME LILLY DEY	
पिता का नाम / FATHER'S NAME SATYENDRA NATH ROY	
जन्म तिथि / DATE OF BIRTH 10-09-1952	
हस्ताक्षर / SIGNATURE 	 असिस्टेंट कमिश्नर, पी. 2 COMMISSIONER OF INCOME TAX, W.B.-II

इस कार्ड के साथ / With this card, please
 प्राप्त प्रतीक को सुरक्षित रखें / Keep the
 सुरक्षा-आपक आंकड़ों / Security
 को सुरक्षित रखें / Keep
 सुरक्षा-आपक आंकड़ों / Security
 को सुरक्षित रखें / Keep
 को सुरक्षित रखें / Keep

In case this card is lost or found, kindly inform the same to
 the issuing authority:
 Assistant Commissioner of Income Tax,
 P-2,
 Chowringhee Square,
 Calcutta-700 019.

Lilly Dey

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন
IDENTITY CARD WB/23/151/ 369351
শিষ্টাংশ



Elector's Name : LILLY DEY
নির্বাচকের নাম : লিলি দে
Father/Mother/
Husband's name : PRANJIB
পিতা/মাতা/
স্বামীর নাম : প্রণব
Sex : FEMALE
লিঙ্গ : মহিলা
Age as on 1.1.1995 : 25
১.১.১৯৯৫ এর বয়স : ২৫

Address : 86/2 JADAVPUR CENTRAL ROAD

ঠিকানা : ৮৬/২ মদনপুর সেন্ট্রাল রোড

Facsimile Signature
Electoral Registration Officer
নির্বাচন নিবন্ধন অফিসার

For : JADAVPUR Assembly Constituency
মদনপুর বিধানসভা নির্বাচন কেন্দ্র

Place : CALCUTTA
স্থান : কলিকাতা
Date : 10.5.1995
তারিখ : ১০.৫.১৯৯৫

Lilly Dey

ਸ਼ਰਤਾਂ

1. ਇਹ ਸਰਟੀਫਿਕੇਟ ਸਰਕਾਰ ਦੀ ਸੰਪਤੀ ਹੈ। ਸਰਟੀਫਿਕੇਟ ਮਾਲਿਕਾਨੀ ਦੇ ਹੋਣ ਦੀ ਪੁਸ਼ਟੀ ਕਰਨ ਲਈ ਇਸਦੀ ਵਰਤੋਂ ਕਰਨ ਵਾਲੇ ਨੂੰ ਸਰਕਾਰ ਦੀ ਸਹਿਮਤੀ ਦੀ ਲੋੜ ਹੈ।
2. ਇਹ ਸਰਟੀਫਿਕੇਟ ਸਿਰਫ਼ ਆਪਣੇ ਮਾਲਿਕਾਨੀ ਦੇ ਹੋਣ ਦੀ ਪੁਸ਼ਟੀ ਕਰਨ ਲਈ ਵਰਤਿਆ ਜਾ ਸਕਦਾ ਹੈ। ਇਸਦੀ ਵਰਤੋਂ ਕਰਨ ਵਾਲੇ ਨੂੰ ਸਰਕਾਰ ਦੀ ਸਹਿਮਤੀ ਦੀ ਲੋੜ ਹੈ।
3. ਇਹ ਸਰਟੀਫਿਕੇਟ ਸਿਰਫ਼ ਆਪਣੇ ਮਾਲਿਕਾਨੀ ਦੇ ਹੋਣ ਦੀ ਪੁਸ਼ਟੀ ਕਰਨ ਲਈ ਵਰਤਿਆ ਜਾ ਸਕਦਾ ਹੈ। ਇਸਦੀ ਵਰਤੋਂ ਕਰਨ ਵਾਲੇ ਨੂੰ ਸਰਕਾਰ ਦੀ ਸਹਿਮਤੀ ਦੀ ਲੋੜ ਹੈ।

CAUTION

1. This certificate is the property of the Government of India. Any communication received by the holder from the issuing Authority regarding this certificate including demand for its surrender should be complied with immediately.
2. This certificate must not be altered or mutilated in any way.
3. Loss, theft or destruction of this certificate should be immediately reported to the nearest Indian Mission abroad or to the O.G.I. Cell, Foreigners Division, Ministry of Home Affairs, Noida Building, Jai Singh Road, New Delhi-110001, if the holder is in India.

Prithvi Jyoti

Form / ਸਰਟੀਫਿਕੇਟ ਨੰਬਰ / Name of Father / Large Character
PRONOB KUMAR DEY
 Name of holder
LILLY DEY
 Issued on / Name of Applicant
SUPARNA DEY
 Name / Address of holder / Applicant
**226 NEW BRIGHTON CIRCLE SE
 CALGARY, AB**
 Country
CANADA
 Valid up to / Validity / Date of issue
05/04/2019
 Issued at / Place of issue
CALGARY SOUTH
 Application No.
AG883262
 NOTE ON CENTER OF FOREHEAD

भारत सरकार
GOVERNMENT OF INDIA



प्रियंका दे
Priyanka Dey
पिता : प्रणव कुमार दे
Father : PRANOB KUMAR DEY
जन्म वर्ष : Year of Birth : 1983
लिंग / Gender




5858 8996 7054


आधार - साधारण मान्यता अधिकार


भारतीय विश्वविद्यालय - प्रमाणिकरण
INDIAN CENTRIFICATION AUTHORITY - INDIA


पता:
46/2, सेंट्रल रोड, जदवपुर
बादवपुर विश्वविद्यालय, कोकत, वेस्ट बंगाल,
कोकत, 700032

Address:
46/2, CENTRAL ROAD,
JADAVPUR, Jadavpur
University S.O, Jadavpur
University, Kolkata, West
Bengal, 700032


247
1800 101 0000


info@icai.gov.in


www.icai.gov.in


P.O. Box No. 104
Kolkata-700032

Priyanka Dey

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

PRİYANKA DEY
DEY PRONOB KUMAR

12/12/1985
Permanent Account Number
BCKPP3373A



Priyanka DeY

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

PRİYANKA DEY
DEY PRONOB KUMAR

12/12/1985
Permanent Account Number
BCKPP3373A



Priyanka DeY

Priyanka DeY


ELECTION COMMISSION OF INDIA
 ভারতের নির্বাচন কমিশন
IDENTITY CARD KNJ2551927
 পরিচয় পত্র




Elector's Name	Priyanka Dey
নির্বাচকের নাম	প্রিয়ঙ্কা দে
Father's Name	Pranob Dey
পিতার নাম	প্রানব দে
Sex	F
লিঙ্গ	♀
Age as on 1.1.2008	29
১.১.২০০৮-এ বয়স	২০

Address:
 45/2 JADAVPUR - CENTRAL ROAD JADAVPUR Kolkata
 700032

ঠিকানা:
 ৪৫/২ জাদবপুর - সেন্ট্রাল রোড জাদবপুর কলকাতা ৭০০০৩২



Facsimile Signature
 Electoral Registration Officer
 নির্বাচন নিবন্ধন কর্মকর্তা

Assembly Constituency: 151-Dhankuni
 বিধানসভা নির্বাচন কেন্দ্র: ১৫১-ধনকুনি

District: Howrah জেলা: হাওড়া
 Date: 19.03.2018 তারিখ: ১৯.০৩.২০১৮

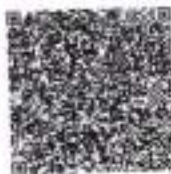
Priyanka Dey

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ABTFA7082L



नाम / Name
ASH PROJECTS AND VENTURES LLP

830103E1

निगमन / संचयन की तारीख
Date of Incorporation / Formation
24/12/2025

यदि कार्ड के खोने/चले गए/किसी व्यक्ति द्वारा चुराया गया/चोरी/नष्ट होना:

आवेदन देना होगा, यदि कार्ड की तारीख
बोली प्रमाण, यदि तारीख,
परिचय नं. 341, स्टैज नं. 997/3,
मोडल कॉलोनी, गुरुदेव इन्डिया चोक,
पुणे - 411 016.



If this card is lost / someone's lost card is found,
please inform / return to:

Income Tax PAN Services Unit, NSDL,
4th Floor, Mantri Sterling,
Plot No. 341, Stage No. 997/3,
Model Colony, Guru Deep Indragalva Chowk,
Pune - 411 016.

Tel: 01-20-2721 8980, Fax: 01-20-2721 8981
e-mail: nsdl@pan.itsdl.com



भारतीय शिरोधार्य पहचान प्रणाली

भारत सरकार
Unique Identification Authority of India
Government of India

नामांकन क्रम / Enrollment No 1047/10086/10173

To,
अमितान सिंघो रॉय
Amitava Singha Roy
S/O Binoy Kumar Singha Roy
H N - 119
BAMA CHARAN ROY ROAD
121 BEHALA SOUTH 24 PARGANAS
Behala S.O
Behala Kolkata
West Bengal 700034

Ref: 2584 / 14F / 34337 / 34455 / P



UE575425957IN



आपका आधार क्रमांक / Your Aadhaar No. :

4902 8610 4063

आधार – आम आदमी का अधिकार

भारत सरकार
GOVERNMENT OF INDIA

अमितान सिंघो रॉय
Amitava Singha Roy
जन्म वर्ष / Year of Birth : 1975
पुरुष / Male

4902 8610 4063



आधार – आम आदमी का अधिकार

Amitava Singha Roy



Government of India



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

- आसार देश भर में मान्य है।
- आसार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O बिनोय कुमार सिंघो रोड, इ
नू. - १११, बामा चरण रोड, १२१
बेहाला साउथ २४ पारगना, बेहाला,
कोलकाता, वेस्ट बंगाल, ७०००३४

Address: S/O Binoy Kumar Singha
Roy, H.N. - 119, BAMA CHARAN
ROY ROAD, 121 BEHALA
SOUTH 24 PARGANAS, Behala
S.O., Behala, Kolkata, West
Bengal, 700034

1947
1800 180 7147

http://uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947
Kolkata-700 001

आयकर विभाग
INCOME TAX DEPARTMENT
AMITAVA SINGHA ROY
BINOY KUMAR SINGHAROY
14/12/1975
Permanent Account Number
ATXP96554K
Signature

भारत सरकार
GOVT. OF INDIA

भारत
सरकार



40X3008

Amitava Singh Roy



ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

HLG3759651



নির্বাচকের নাম : অমিতাভ সিংহ রায়
Elector's Name : Amitava Singha Roy
পিতার নাম : বিনয় কুমার সিংহ
Father's Name : Binoy Kumar Singha Roy
লিঙ্গ/Sex : পুং/ M
জন্ম তারিখ : 14/12/1975
Date of Birth : 14/12/1975

HLG3759651

ঠিকানা:
119, বামাচারন রোড (নর্থার্নসাইড), বিলাহাটিক
গার্ডেন, কোলকাতা মিউনিসিপ্যাল কর্পোরেশন,
কলকাতা-700034

Address:
119, BAMACHARAN ROY
ROAD(NORTHERNSIDE, REPUBLIC
GARDEN), KOLKATA MUNICIPAL
CORPORATION, BEHALA.

Date: 20/12/2011

153-বেহালা পূর্ব বিধান সভার নির্বাচন এলাকা
অধিকারিকের স্বাক্ষর অনুকরণ
Facsimile Signature of the Electoral
Registration Officer for
153-Behala Purba Constituency

বিদ্যমান পরিচয়পত্র হলে নতুন ঠিকানায় যেখানে নির্বাচন করা হয়েছে তা উল্লেখ করে
নতুন ঠিকানা পরিবর্তন করে নতুন কার্ড প্রাপ্তি আবেদন করা হবে।
[In case of change in address mention this Card No.
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
with same number.]

[Handwritten signature]



ভারত সরকার

Government of India



প্রদীপ কুমার ঘোষ
Pradip Kumar Ghosh

পিতা : কাননবিহারী ঘোষ
Father : Kanan Bihari Ghosh

জন্মতারিখ/DOB: 21/11/1965
পুরুষ / Male



9446 2766 6568

আধার - সাধারণ মানুষের অধিকার

ভারতের নির্বাচন কমিশন

শান্তি নগর

ELECTION COMMISSION OF INDIA
IDENTITY CARD

CFZ0822122



নির্বাচকের নাম : প্রদীপ কুমার ঘোষ

Elector's Name : Pradip Kumar Ghosh

পিতার নাম : কানন ঘোষ

Father's Name : Kanan Ghosh

লিঙ্গ / Sex : পুরু / M

জন্ম তারিখ / Date of Birth : 21/11/1965

Self attested
Pradip Kumar Ghosh
Adress.

Self attested
Reading from Blue Address

CFZ0822122

ডিক্রী:

পশ্চিমবঙ্গের পূর্ব পূর্বাঞ্চলীয় পঞ্চায়েত প্রশাসনিক অঞ্চল ২৪
নং পূর্বাঞ্চল ৭৪৩৩৭৭

Address:

Chaulkhola Ghosh Para Naskarpur
Nodakhali South 24 Parganas 743377

[Handwritten Signature]

Date: 05/08/2007

১১৭-সাতগাঁজির বিধান সভার কেন্দ্রের নির্দেশক নিয়ন্ত্রক

পশ্চিমবঙ্গের পূর্বাঞ্চলীয় পঞ্চায়েত

Facsimile Signature of the Electoral
Registration Officer for

117.Satgachin Constituency

নিম্নলিখিত ব্যক্তি বা ব্যক্তিগণের তথ্যের সঠিকতা নিশ্চিত করে
স্বাক্ষর ও একটি মসৃণ নকল সঠিক পশ্চিমবঙ্গের পূর্বাঞ্চলীয়
পঞ্চায়েত অফিসে এই পশ্চিমবঙ্গের পঞ্চায়েত অফিসের মাধ্যমে
in case of change in address mention this Card No.
in the relevant form for including your name in the
roll at the changed address and to obtain the card
with same number.



ঠিকানা: চাউলখোলা, চাউলখোলা
চাউলখোলা, দক্ষিণ ২৪ পরগনা
পশ্চিমবঙ্গ,

ভারতীয় বিনিয়োগ পরিচয় প্রাধিকারন
Unique Identification Authority of India

Address: CHAULKHOLA,
Chaulkhola, Chaulkhola,
South 24 Parganas, West
Bengal, 743377

9446 2766 6568



1947



help@uidai.gov.in

www

www.uidai.gov.in

Major Information of the Deed

Deed No :	I-1903-00266/2022	Date of Registration	08/01/2022
Query No / Year	1903-8000070811/2022	Office where deed is registered	
Query Date	08/01/2022 12:43:14 PM	1903-8000070811/2022	
Applicant Name, Address & Other Details	AMITAVA SINGHA ROY 119, BAMACHARAN ROY ROAD,Thana : Behala, District : South 24-Parganas, WEST BENGAL, PIN - 700034, Mobile No. : 8584956007, Status :Attorney of Claimant		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 2,73,87,178/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 73/- (Article:E, M(a).)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190300258/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



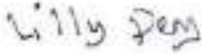


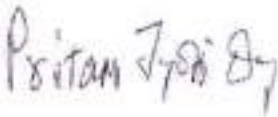


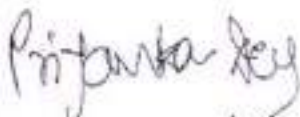
District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Ram Thakur Road, , Premises No: 46/2, , Ward No: 096 Pin Code : 700032

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	8 Katha 7 Chatak 27 Sq Ft		2,64,14,601/-	Width of Approach Road: 60 Ft., Adjacent to Metal Road, , Project Name :
Grand Total :				13.9838Dec	0 /-	264,14,601 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1707 Sq Ft.	0/-	8,26,777/-	Structure Type: Structure
Gr. Floor, Area of floor : 900 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 807 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
S2	On Land L1	400 Sq Ft.	0/-	1,45,800/-	Structure Type: Covered Garage
Gr. Floor, Area of floor : 400 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		2107 sq ft	0 /-	9,72,577 /-	




Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	<p>Name</p> <p>Smt LILLY DEY Wife of Late PRNOB KUMAR DEY Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>	<p>Photo</p>  <p>08/01/2022</p>	<p>Finger Print</p>  <p>LTI 08/01/2022</p>	<p>Signature</p>  <p>08/01/2022</p>
<p>46/2, CENTRAL ROAD JADAVPUR, KOLKATA - 700032, Central road, City:- Not Specified, P.O:- JADAVPUR UNIVERSITY, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ACxxxxxx9R, Aadhaar No: 61xxxxxxxxx6064, Status :Individual, Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>				
2	<p>Name</p> <p>Mr PRITAM JYOTI DEY Son of Late PRNOB KUMAR DEY Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>	<p>Photo</p>  <p>08/01/2022</p>	<p>Finger Print</p>  <p>LTI 08/01/2022</p>	<p>Signature</p>  <p>08/01/2022</p>
<p>226, NEW BRIGHTON CIRCLE SE, CALGARY AB CANADA, City:- Not Specified, P.O:- NOT MENTIONED, Canada, PIN:- 000000 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: Canada, NRI/OCI/PIO,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>				
3	<p>Name</p> <p>Smt PRIYANKA DEY Daughter of Late PRNOB KUMAR DEY Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>	<p>Photo</p>  <p>08/01/2022</p>	<p>Finger Print</p>  <p>LTI 08/01/2022</p>	<p>Signature</p>  <p>08/01/2022</p>
<p>46/2, CENTRAL ROAD JADAVPUR, KOLKATA - 700032, Central road, City:- Not Specified, P.O:- JADAVPUR UNIVERSITY, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BCxxxxxx3A, Aadhaar No: 58xxxxxxxxx7054, Status :Individual, Executed by: Self, Date of Execution: 08/01/2022 , Admitted by: Self, Date of Admission: 08/01/2022 ,Place : Office</p>				




Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	ASR PROJECTS AND VENTURES LLP 2C, MAHENDRA ROAD, GROUND FLOOR, KOLKATA, WEST BENGAL 700025, Mahendra Road, City:- Not Specified, P.O:- BHAWANIPORE, P.S:-Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700025 , PAN No.:: ABxxxxxx2L,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr AMITAVA SINGHA ROY (Presentant) Son of Mr BINOY KUMAR SINGHA ROY Date of Execution - 08/01/2022, , Admitted by: Self, Date of Admission: 08/01/2022, Place of Admission of Execution: Office	 <small>Jan 8 2022 12:52PM</small>	 <small>LTI 08/01/2022</small>	 <small>08/01/2022</small>
119, BAMMACHARAN ROY ROAD, KOLKATA - 700034, Bama Charan Roy Road(Jayashree park), City:- Not Specified, P.O:- BEHALA, P.S:-Behala, District:-South 24-Parganas, West Bengal, India, PIN:- 700034, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , PAN No.:: ATxxxxxx4K,Aadhaar No Not Provided Status : Representative, Representative of : ASR PROJECTS AND VENTURES LLP (as AUTHORISED SIGNATORY)				

Identifier Details :

Name	Photo	Finger Print	Signature
PRADIP KUMAR GHOSH Son of KANAN BEHARI GHOSH CHAULKHOLA, City:- , P.O:- NODAKHALI, P.S:-Nodakhali, District:-South 24-Parganas, West Bengal, India, PIN:- 743377	 <small>08/01/2022</small>	 <small>08/01/2022</small>	 <small>08/01/2022</small>
Identifier Of Smt LILLY DEY, Mr PRITAM JYOTI DEY, Smt PRIYANKA DEY, Mr AMITAVA SINGHA ROY			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Smt LILLY DEY	ASR PROJECTS AND VENTURES LLP-4.66125 Dec
2	Mr PRITAM JYOTI DEY	ASR PROJECTS AND VENTURES LLP-4.66125 Dec
3	Smt PRIYANKA DEY	ASR PROJECTS AND VENTURES LLP-4.66125 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Smt LILLY DEY	ASR PROJECTS AND VENTURES LLP-569.00000000 Sq Ft
2	Mr PRITAM JYOTI DEY	ASR PROJECTS AND VENTURES LLP-569.00000000 Sq Ft
3	Smt PRIYANKA DEY	ASR PROJECTS AND VENTURES LLP-569.00000000 Sq Ft
Transfer of property for S2		
Sl.No	From	To. with area (Name-Area)
1	Smt LILLY DEY	ASR PROJECTS AND VENTURES LLP-133.33333300 Sq Ft
2	Mr PRITAM JYOTI DEY	ASR PROJECTS AND VENTURES LLP-133.33333300 Sq Ft
3	Smt PRIYANKA DEY	ASR PROJECTS AND VENTURES LLP-133.33333300 Sq Ft

On 08-01-2022

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 12:48 hrs on 08-01-2022, at the Office of the A.R.A. - III KOLKATA by Mr AMITAVA SINGHA ROY .

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 2,73,87,178/-

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

Execution is admitted on 08/01/2022 by 1. Smt LILLY DEY, Wife of Late PRONOB KUMAR DEY, 46/2, CENTRAL ROAD JADAVPUR, KOLKATA - 700032, Road: Central road, , P.O: JADAVPUR UNIVERSITY, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession House wife, 2. Mr PRITAM JYOTI DEY, Son of Late PRONOB KUMAR DEY, 226, NEW BRIGHTON CIRCLE SE, CALGARY AB CANADA, P.O: NOT MENTIONED, Canada, PIN - 000000, by caste Hindu, by Profession Service, 3. Smt PRIYANKA DEY, Daughter of Late PRONOB KUMAR DEY, 46/2, CENTRAL ROAD JADAVPUR, KOLKATA - 700032, Road: Central road, , P.O: JADAVPUR UNIVERSITY, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession House wife

Identified by PRADIP KUMAR GHOSH, , Son of KANAN BEHARI GHOSH, CHAULKHOLA, P.O: NODAKHALI, Thana: Nodakhali, , South 24-Parganas, WEST BENGAL, India, PIN - 743377, by caste Hindu, by profession Advocate

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

Execution is admitted on 08-01-2022 by Mr AMITAVA SINGHA ROY, AUTHORISED SIGNATORY, ASR PROJECTS AND VENTURES LLP, 2C, MAHENDRA ROAD, GROUND FLOOR, KOLKATA, WEST BENGAL 700025, Mahendra Road, City:- Not Specified, P.O:- BHAWANIPORE, P.S:-Bhawaripore, District:-South 24-Parganas, West Bengal, India, PIN:- 700025

Identified by PRADIP KUMAR GHOSH, , Son of KANAN BEHARI GHOSH, CHAULKHOLA, P.O: NODAKHALI, Thana: Nodakhali, , South 24-Parganas, WEST BENGAL, India, PIN - 743377, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 73/- (E = Rs 7/- ,I = Rs 55/- ,M(a) = Rs 7/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 73/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 28651, Amount: Rs.100/-, Date of Purchase: 07/01/2022, Vendor name: Mousumi Ghosh



Probir Kumar Golder
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - III KOLKATA
Kolkata, West Bengal

[Handwritten signature]



Additional Remission of
Appointments in Karnataka
- 3 May 2022

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1903-2022, Page from 83107 to 83152

being No 190300266 for the year 2022.



Probir Kumar Golder

Digitally signed by PROBIR KUMAR
GOLDER
Date: 2022.02.02 19:30:03 +05:30
Reason: Digital Signing of Deed.

(Probir Kumar Golder) 2022/02/02 07:30:03 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - III KOLKATA
West Bengal.

(This document is digitally signed.)
