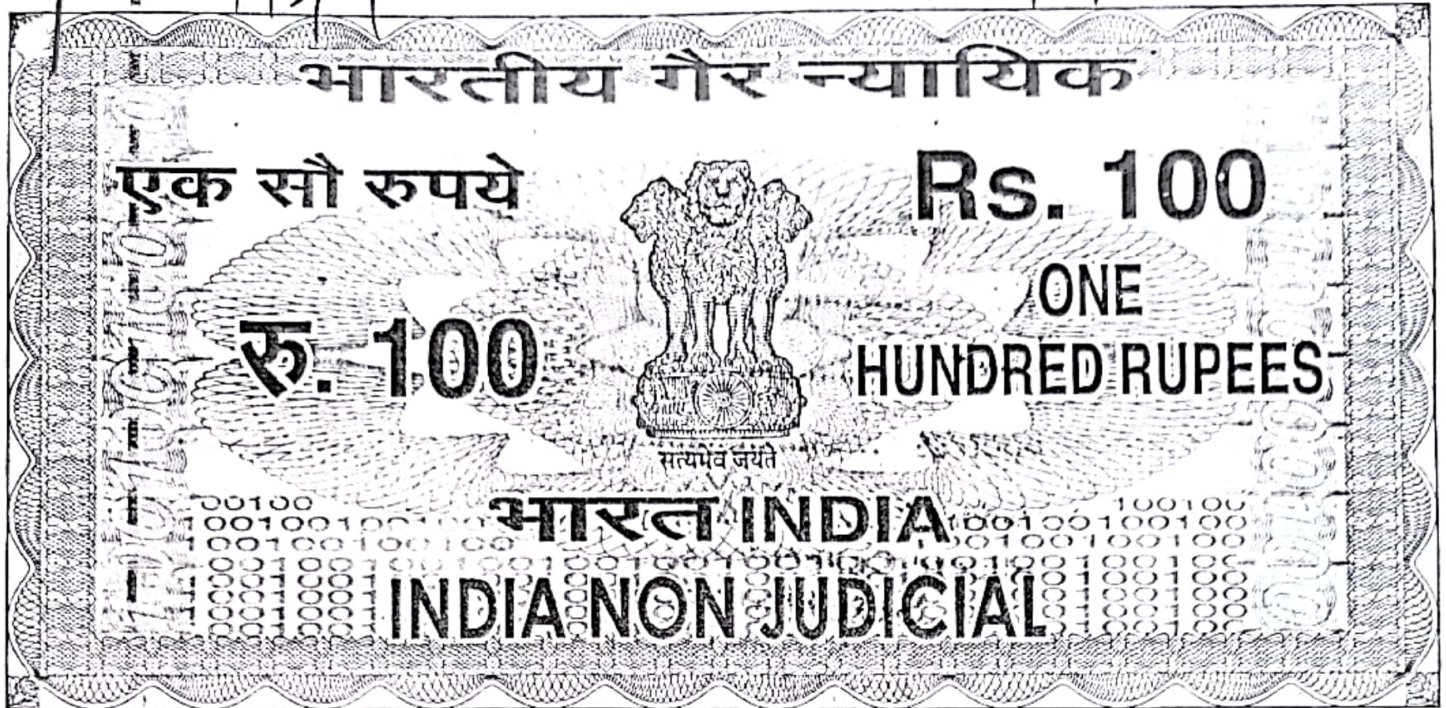


29/3/24

I-2805/24



पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL

AR 467267

22/02/24
29/3/24

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

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

DEVELOPMENT POWER OF ATTORNEY 22 FEB 2024

KNOW ALL MEN BY THESE PRESENTS that WE, (1) SRI TAPAN KUMAR KAR, PAN: AUZPK4660M, Aadhaar No.4910 8052 9977, Voter's ID No.ZZC-17-32031, Son of Late Dinesh Chandra Kar, by religion : Hindu, by occupation : Retired, by nationality : Indian, (2) SRI TARUN KUMAR KAR, PAN : AGAPK4293K, Aadhaar

No. 3897
relir

07 FEB 2024

7659

No..... ₹ 100/- Date.....

Name : Tapan Kumar Kar & ors.

Address : 57/4A, Prince Golan Hossain Shah R
Kol-32

Vendor :
Alipore Collectorate, 24Pgs. (South)

SUBHANKAR DAS
STAMP VENDOR
Alipore Police Court, 190/1



Soumyadeep Das
S/O Late Sukuma Das
190, Santoshpur East Rd,
Kol-75.
P/S - Survey Dept
1/0 - Santoshpur.

DISTRICT SUB-REGISTRAR-III
SOUTH 24 PGS., ALIPORE
22 FEB 2024

No.3897 3058 0716, Voter's ID No.WB-2315133367, Son of Late Dinesh Chandra Kar, by religion: Hindu, by occupation: Retired, by nationality: Indian, (3) SRI TUSHAR KAR, PAN : ARFPK4685F, Aadhaar No.3433 3687 7015, Voter's ID No. WB-23-151/33367, Son of Late Dinesh Chandra Kar, by religion : Hindu, by occupation : Business, by nationality : Indian, owner Nos. 1 to 3 are residing at 57/4A, Prince Golam Hossain Shah Road, Post Office : Jadavpur, Police Station : Jadavpur, Kolkata 700032, District : South 24 Parganas, (4) SMT. JYOTSNA ROY, PAN : AHEPR6789E, Aadhaar No.5645 8907 7888, Voter's ID No. LMW-4877403, Wife of Late Prodyut Roy, Daughter of Late Dinesh Chandra Kar, by religion Hindu, by occupation : Housewife, by nationality: Indian, residing at 11C, Shibaji Road, Post Office: Baghajatin, Police Station : Jadavpur, Kolkata : 700032, District : South 24-Parganas, (5) SMT. PRATIMA MAJUMDAR, PAN : APXPM4074L, Aadhaar No.8968 1720 2628, Voter's ID No. WB/23/151/333408, Wife of Sri Anjan Majumder, Daughter of Late Dinesh Chandra Kar, by religion Hindu, by occupation : Housewife, nationality : Indian, residing at 114F/1 J, Selimpur Road, Post Office : Dhakuria, Police Station : Lake, Kolkata : 700031, District : South 24 Parganas AND (6) SMT. SUMITA PAL, PAN : AROPP7119A, Aadhaar No.8219 3471 3337, Voter's ID No. LFB0883967, Wife of Late Swapan Pal, Daughter of Late Dinesh Chandra Kar, by religion Hindu, by occupation Housewife, by nationality : Indian, residing at 8/19A, Netaji Nagar, Post Office : Regent Park, Police Station : Netaji Nagar, Kolkata : 700092, District : South 24 Parganas, **SEND GREETINGS:-**

THAT WE (1) SRI TAPAN KUMAR KAR, Son of Late Dinesh Chandra Kar, (2) **SRI TARUN KUMAR KAR**, Son of Late Dinesh Chandra Kar, (3) **SRI TUSHAR KAR**, Son of Late Dinesh Chandra Kar, (4) **SMT. JYOTSNA ROY**, Wife of Late Prodyut Roy, Daughter

of Late Dinesh Chandra Kar, (5) **SMT. PRATIMA MAJUMDAR**, Wife of Sri Anjan Majumder, Daughter of Late Dinesh Chandra Kar, AND (6) **SMT. SUMITA PAL** Wife of Late Swapan Pal, Daughter of Late Dinesh Chandra Kar are jointly and absolutely seized and possessed of or otherwise well and sufficiently entitled to ALL THAT piece and parcel of a land measuring about 05(five) Cottahs 08 (eight) Chittak 37(thirty seven) Square feet be the same a little more or less, a together with a one and half storied building standing thereon measuring about 500 Square feet more or less, under District Collectorate TouziNo.151 of Touzi No. 152, No.39, Re: Su No.42, under C.S. Dag No.863/130 of R.S. Khatian No.801 of Mouza Arakpur, within the former Sub Registrar Office at Alipore at present Sealdah, District Sub Registration Office at Alipore and being Kolkata Municipal Corporation Premises No. 57/4A, Prince Golam Hossain Shah Road, Jadavpur, under Police Station Jadavpur, which is at present within the jurisdiction of Kolkata Municipal_ Corporation, under Ward No.95 Borough : X, under Assessee No.21-095-07- 0121-3, Kolkata 700032, in the District of South 24 Parganas, hereinafter referred to as the "SAID PROPERTY" which is morefully and particularly described in the SCHEDULE hereunder written. That we have entered into a Development Agreement with **M/S. J.K. CONSTRUCTION**, a Sole Proprietorship firm, having it's registered Office at 19B, Lake East 6th Road, Post Office : Santoshpur, Police Station : formerly Purba Jadavpur, at present Survey Park, Kolkata 700075, in the District of South 24 Parganas, represented through it's sole Proprietor namely **SRI KINKAR DAS**, PAN : **AGIPD2428D**, Aadhaar No. 2364 1772 1831, Son of Late Adhir Chandra Das, by religion Hindu, by occupation : Business, by nationality : Indian, residing at 2, Kabi Sukanta Lane, Post Office : Santoshpur, P. S. : formerly Purba Jadavpur at present Survey Park, Kolkata : 700075, in the District of South 24-Parganas on 22nd day of

February 2024. That the said Development Agreement has been registered before the District Sub Registrar-III, Alipore, District :24-Parganas(South) bearing Query No/Year. 2000111195/2024 and recorded in it's Book No. I, Bearing Serial No/Year. 1603 /2024 and being No. I-160302793 for the year 2024.

(Handwritten signature)

THAT as per the terms of the said Development Agreement the Owners shall get and/or will be entitled to get portion mentioned in the Second Schedule as part of Owners' Allocation.




THAT the Developer shall get and/or will be entitled to get the rest of portion of flat/s, Car parking spaces in the building to be constructed in the schedule mentioned property along with all other common areas and facilities and **TOGETHERWITH** undivided proportionate share of land. As per sanctioned plan and/or as per any modified plan along with all proportionate share in the land underneath the building attributed for the said flat/s, flat/s, and Car parking spaces and all right in common area and facilities available in the said premises. That the owners shall not claim any part of the Developer's Allocation.

THAT we are very much engaged with our pre-occupational work; it is not possible for us to look after, manage, the day to day affairs relating to the aforesaid Schedule property. For that reason We unanimously, severally and jointly hereby appointing, nominating and authorizing **SRI KINKAR DAS**, PAN : AGIPD2428D, Aadhaar No. 2364 1772 1831, Son of Late Adhir Chandra Das, by religion : Hindu, by occupation : Business, by nationality : Indian, residing at 2, Kabi Sukanta Lane, Post Office : Santoshpur, Police Station formerly Purba Jadavpur at present Survey Park Kolkata : 700075, in the District of South 24 Parganas, Sole Proprietor of a Proprietorship firm namely **M/S. J.K. CONSTRUCTION**, having it's registered Office at 19B, Lake East 6th Road, Post Office : Santoshpur, Police

Station : formerly Purba Jadavpur, at present Survey Park, Kolkata 700075, in the District of South 24 Parganas as our true and lawful constituted attorney for and on behalf of us.

NOW KNOW ALL AND THESE PRESENTS WITNESSETH that we do hereby appoint, nominate, constitute and authorize **SRI KINKAR DAS, PAN: AGIPD2428D**, Aadhaar No. 2364 1772 1831 , Son of Late Adhir Chandra Das, by religion : Hindu, by occupation : Business, by nationality : Indian, residing at 2, Kabi Sukanta Lane, Post Office : Santoshpur, Police Station formerly Purba Jadavpur, at present Survey Park, Kolkata : 700075, in the District of South 24 Parganas, Sole Proprietor of a Proprietorship firm namely **M/S. J.K. CONSTRUCTION**, having it's registered Office at 19B, Lake East 6th Road, Post Office : Santoshpur, Police Station formerly Purba Jadavpur at present Survey Park, Kolkata 700075, in the District of South 24 Parganas, as our true and Lawful Attorney for us in our names on our behalf and in our place to do or commit or cause to be done or committed the following acts, deeds, and things in respect of the Schedule property that is to say :

1. That supervises, manage, maintain and superintend the affairs in relation to the said property or ancillary thereto.
2. To appear and represent us for all concern and to produce, give inspection and file documents and deeds before all Courts of Law Tribunal, Revenue Offices including Income Tax, Sale Tax, Wealth Tax, The Kolkata Municipal Corporation, B.L &L.R.O, K.I.T. K.M.D.A., Fire Brigade, CESC Ltd. Land Acquisition Department or any other appropriate authority or authorities.

3. To apply for and to obtain temporary and/or permanent connections filtered and unfiltered water, electricity, sewerage, drainage and/or inputs and facilities required from the appropriate bodies and/or authorities and to demarcate the property for the purpose of the demarcation by erecting boundary wall and/or in any way. 
4. To institute, commence and file all suits and other actions and legal proceeding in any Court of Civil, Criminal, Revenue or Original, Revisional or Appellate Jurisdiction including special Jurisdiction of the High Court under Article 226/227 of the Constitution of India or before any Tribunal Appropriate Authority or Authorities, to execute warrant of Attorneys, Vokatnama and other authorities, to act and plead to sign and verify all plaints, written statements, verifications, petitions, objections and other pleadings and also to present any Memorandum of Appeal and affirm all Affidavits and other documents or to prosecute, enforce or resist, defend, answer and oppose all suits, actions and proceedings to enforce judgments' and to lodge execution proceedings arising out of the decree and orders, to refer to Arbitration all disputes and differences to comprise and settle cases, to withdraw the same or to be non-suited and to deposit and receive delivery of documents or payments of any money or moneys from and court, office or Opposite Party either in execution of decree or order or otherwise our said Attorney shall think fit and proper and to do all acts, deeds, and things that may be necessary or requisite in connection therewith. 
5. To appoint, engage on our behalf Advocates, Solicitors or Counsel whenever our said Attorney shall think proper to do so and to discharge and/or terminate his appointment. 

6. To enter into Agreement for Sale in respect of the property and/or any part or portion mentioned in the Third Schedule of the Development Agreement as stated above or any part or portion thereof with any intending purchaser or purchasers except Owners' Allocation as specified in the development agreement on such terms as our said Attorney in accordance with the absolute discretion and shall deem fit and proper and/or to cancel and/or to modify and/or repudiate the same.
7. To receive from the intending purchaser or purchasers any money out of the Developers' allocation that would be paid to our said Attorney by them as consideration money or part thereof and to give and grant good, valid receipt to such person or persons for the purpose thereof and the Sale proceeds will be deposited in Bank Account of the Developer.
8. To sign and execute all agreements for sale, deed of Conveyance in favour of the intending purchaser or purchasers in respect of the property mentioned in the Third Schedule of the Development Agreement as stated herein above or any part or portion thereof receiving the consideration money and admit, execution thereof on our behalf and present such agreements, deeds, papers, writings and documents for registration before the appropriate Registering Officer or Authority having jurisdiction and to have them registered according to law and to do all other acts, deeds, and things as may be required for the registration of those deeds and documents and obtain return of the registered documents from the registry office which our said Attorney shall consider necessary for the transferring and/or conveying the said property mentioned in the Third Schedule of the abovementioned Development Agreement or any part or portion thereof to the Purchaser or purchasers except Owners' Allocation.

9. To sign, execute and submit all necessary petitions, applications, declarations, affidavits, documents and papers for the purpose of mutating our names in the record of Kolkata Municipal Corporation relating to the property mentioned in the schedule below. To sign, execute and submit building plans, documents, or any further modification/s under rule 26 and/or any other regulations and to obtain, collect Completion Certificate from The Kolkata Municipal Corporation, statements, papers, undertakings, affidavit and declarations as may be required for having the plans sanctioned and/or altered by the Kolkata Municipal Corporation. That if the premises no of the present schedule is changed in the record of the Kolkata Municipal Corporation in that event our present Attorney will also be entitled to represent us on the basis of the present Power of Attorney.
10. To ask for demand, recover, receive and collect any money or debt arising out of or in connection with the affairs or the said property from any person or persons, company or association, authorities, firm, government or semi-government concern or concerns including any statutory, local or public body for the purpose thereof.
11. To appoint and arrange from time to time architects, engineers, contractors, supervisors and/or other person or persons on such terms as our said Attorney shall deem fit and proper to do so and to discharge and/or terminate his or their appointments.
12. To sign, execute and submit building plans, documents, statements, paper, undertakings, affidavit and declarations, K.M.C. gifts, rule 26 of K.M.C. Building Rules, as may be required for having the plans sanctioned and/or the sanctioned plans modified and/or altered by the Kolkata Municipal Corporation and to appear

and represent us before any notary, Registrar of Assurances, District Sub-Registrar, Additional District Sub-Registrar, Metropolitan Magistrate, Executive Magistrate, Judicial Magistrate, and other Officer or Officers or authority or authorities having jurisdiction and to present for registration and to acknowledge and register or have registered and perfected all necessary documents and papers in future instruments and writings, executed and signed by the said Attorney in manner and to appoint and arrange from time to time architects, engineers, contractors, supervisors and/or other person or persons on such terms as our said Attorney shall deem fit and proper to do so and to discharge and/or terminate his or their appointments.

13. To pay all fees, costs, charges and incur all expenses. ✓
14. To work, manage and look after our property mentioned in the schedule mentioned below. ✓
15. To represent us before all authorities and officers of Government Offices and Police Station, local authorities and such other places.
16. To negotiate for sale, transfer, let out, charge or encumber, mortgage the Developer's Allocation along proportionate share of land and building and/or flats/units comprising in the demarcated property described in the schedule written hereunder or any part or portion thereof and/or interest therein on the said demarcated property and to such persons as may said Attorney at his discretion may deem fit and proper except Owners' Allocation. ✓
17. To negotiate and agree to and/or enter into agreement to construct and to undertake construction of the building on the said property or any portion thereof with such persons or body(ies) and for such consideration and upon such terms and conditions as the Attorney deem fit and proper. ✓

18. To demolish the existing structures and dispose of the same.
19. To erect boundary wall and to physically measure the property.
20. That the said developer and the Attorney will be entitled to construct building on the Scheduled Premises mentioned herein by appointing skilled, unskilled labour/s contractor/s men and agents as per Developer's choice and discretion.
21. To receive any notice, any order etc, issued on our behalf by any office or any authority relating to the property mentioned in the Schedule below.
22. To compromise, adjust, settle and compound any dispute, relating to the Schedule mentioned property with any person or persons.
23. That our said appointed attorney shall not be entitled to deal with the property of the Owners' Allocation as per the Owners' Allocation mentioned in the Second Schedule of the Development Agreement stated above.

AND GENERALLY to do, execute and perform any other act or acts, deed or deeds, matter or thing whatsoever which in the opinion of our said Attorney ought to be done, executed and performed in relation to the said property or affairs ancillary or incidental thereto as fully and effectually as We ourselves could have done the same if we were personally present.

AND We hereby agree and undertake to ratify and confirm all and whatsoever our said Attorney under the Power in that behalf hereinbefore contained shall lawfully do, execute or perform or cause to be done, executed or performed in exercise of the power, Authorities and liberties conferred upon, under and by virtue of this Power of Attorney Notwithstanding any express power on that behalf is hereunder provided.

THE SCHEDULE ABOVE REFERRED TO :
(Entire Property)

ALL THAT piece and parcel of a land measuring about 05(five) Cottahs 08 (eight) Chittak 37(thirty seven) Square feet be the same a little more or less, a together with a one and half storied building standing thereon measuring about 500 Square feet more or less, under District Collectorate TouziNo.151 of Touzi No. 152, No.39, Re: Su No.42, under C.S. Dag No.863/130 of R.S. Khatian No.801 of Mouza : Arakpur, within the District Sub Registration Office at Alipore at present Sealdah and being Kolkata Municipal Corporation Premises No. 57/4A, Prince Golam Hossain Shah Road, Jadavpur, under Police Station Jadavpur, which is at present within the jurisdiction of Kolkata Municipal Corporation, under Ward No. 95 Borough : X, under Assessee No.21-095-07-0121-3, Kolkata : 700032, in the District of South 24 Parganas, which is butted and bounded as follows :

ON THE NORTH : By Premises No. 57/10 & 57/1/1C, Prince Golam Hossain Shah Road ;

ON THE SOUTH : By 5150 mm wide K.M.C. Road;

ON THE EAST : By Premises No. 57/3/1C/1 & 57/1/1C/3, Prince Golam Hossain Shah Road ;

ON THE WEST : By Premises No. 57/3, Prince Golam Hossain Shah Road.

IN WITNESS WHEREOF We the Executants herein, put our respective signatures on this 22nd day of February 2024.

SIGNED, SEALED & DELIVERED in

The presence of :-

WITNESSES:

1. Punyodan Datta
S/O, late Sukumar Datta
190, Santoshpur East Road,
Kolkata-75

2. Anjan Majumdar
S/O Lt Anil Kumar Majumdar
Flat. 03
Rupayan
11A/1B, Selimpur Road
Kolkata-70031

1. Jagan Kumar Das
2. Tarun Kumar Das
3. Anshu Das

4. Jagatna Roy

5. Pratima Majumdar

6. Sumita Pal

Executants

I accept the power

For J.K. CONSTRUCTION

Wipro Das

Proprietor

Signature of Attorney

prepared by me in my office
as per instruction of the
parties herein:

K. Chatterjee

Advocate,
Alipore Judges' Court,
Kolkata: 700027.



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name TAPAN KUMAR KAR
Signature Tapan Kumar Kar



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name TARUN KAR
Signature Tarun Kar



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name TUSHAR KAR
Signature Tushar Kar



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name Jyotsna Roy
Signature Jyotsna Roy



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name Pratiha Majumdar
Signature Pratiha Majumdar



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name SUMITA PAL
Signature sumita Pal



Thumb 1st finger Middle Finger Ring Finger Small Finger

left hand					
right hand					

Name KINKAR DAS
Signature Kinkar Das

Thumb 1st finger Middle Finger Ring Finger Small Finger

PHOTO	left hand					
	right hand					

Name
Signature

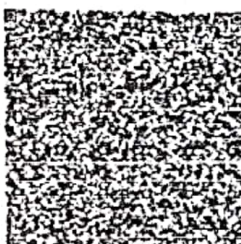
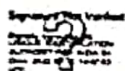


भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Enrolment No.: 0102/61655/00184

To
Soumyadeep Datta
C/O: Sukumar Datta
190 SANTOSH PUR EAST ROAD
Santoshpur
Kolkata West Bengal - 700075
9903053199



आपका आधार क्रमांक / Your Aadhaar No. :

7867 4376 6628

VID : 9190 3728 6098 0760

मेरा आधार, मेरी पहचान



Soumyadeep Datta
Date of Birth/DOB: 27/12/1986
Male/ MALE

7867 4376 6628

VID : 9190 3728 6098 0760

मेरा आधार, मेरी पहचान



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- सुरक्षित QR कोड / ऑफलाइन XML / ऑनलाइन ऑथेंटिकेशन से पहचान प्रमाणित करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- Verify identity using Secure QR Code/ Offline XML/ Online Authentication.
- This is electronically generated letter.

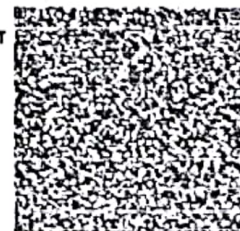
- आधार देश भर में मान्य है।
- आधार कई सरकारी और गैर सरकारी सेवाओं को पाना आसान बनाता है।
- आधार में मोबाइल नंबर और ईमेल ID अपडेट रखें।
- आधार को अपने स्मार्ट फोन पर रखें, mAadhaar App के साथ।

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- Aadhaar helps you avail various Government and non-Government services easily.
- Keep your mobile number & email ID updated in Aadhaar.
- Carry Aadhaar in your smart phone – use mAadhaar App.



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Address:
C/O: Sukumar Datta, 190 SANTOSH PUR EAST
ROAD, Santoshpur, Kolkata,
West Bengal - 700075



7867 4376 6628

VID : 9190 3728 6098 0760

1947 | help@uidai.gov.in | www.uidai.gov.in

Major Information of the Deed

Deed No :	I-1603-02805/2024	Date of Registration	22/02/2024
Query No / Year	1603-8000499508/2024	Office where deed is registered	
Query Date	22/02/2024 1:12:07 PM	D.S.R. - III SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	KALYAN CHAKRABORTY Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8777486008, Status :Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
	Rs. 1,65,21,754/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 53/- (Article:E, E, M(b))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160302793/2024 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



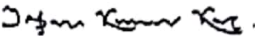


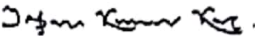


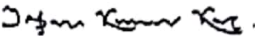


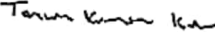


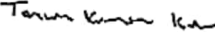


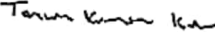









District: South 24-Parganas, P.S:- Jadavpur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Pr. Golam Hossain Shah Road, , Premises No: 57/4A, , Ward No: 095 Pin Code : 700032



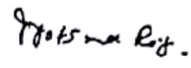


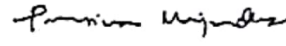


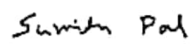
Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	5 Katha 8 Chatak 37 Sq Ft		1,61,84,254/-	Width of Approach Road: 18 Ft., , Project Name :
Grand Total :				9.1598Dec	0 /-	161,84,254 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	500 Sq Ft.	0/-	3,37,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 500 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		500 sq ft	0 /-	3,37,500 /-	

Principal Details :



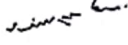
Sl No	Name,Address,Photo,Finger print and Signature												
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr TAPAN KUMAR KAR (Presentant) Son of Late DINESH CHANDRA KAR Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office </td> <td>  </td> <td>  Captured </td> <td>  </td> </tr> <tr> <td>22/02/2024</td> <td></td> <td>LTI 22/02/2024</td> <td>22/02/2024</td> </tr> </tbody> </table> <p>57/4A, PR GOLAM HOSSAIN SHAH ROAD, City:- , P.O:- JADAVPUR, P.S:-Jadavpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700032 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AUxxxxxx0M,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office</p>	Name	Photo	Finger Print	Signature	Mr TAPAN KUMAR KAR (Presentant) Son of Late DINESH CHANDRA KAR Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office		 Captured		22/02/2024		LTI 22/02/2024	22/02/2024
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22/02/2024		LTI 22/02/2024	22/02/2024										

	Name	Photo	Finger Print	Signature
4	Mrs JYOTSNA ROY Daughter of Late DINESH CHANDRA KAR Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office		 Captured LTI 22/02/2024	 22/02/2024
11C, SHIBAJI ROAD, City:- , P.O:- BAGHAJATIN, 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.:: AHxxxxxx9E,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office				
5	Mrs PRATIMA MAJUMDAR Daughter of Late DINESH CHANDRA KAR Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office		 Captured LTI 22/02/2024	 22/02/2024
114F/1J, SELIMPUR ROAD, City:- , P.O:- DHAKURIA, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700031 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: APxxxxxx4L,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office				
6	Mrs SUMITA PAL Daughter of Late DINESH CHANDRA KAR Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office		 Captured LTI 22/02/2024	 22/02/2024
8/19A, NETAJI NAGAR, City:- , P.O:- REGENT PARK, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700092 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ARxxxxxx9A,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 22/02/2024 , Admitted by: Self, Date of Admission: 22/02/2024 ,Place : Office				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	J. K. CONSTRUCTION 19B, LAKE EAST 6TH ROAD, City:- , P.O:- SANTOSHPUR, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700075 , PAN No.:: AGxxxxxx8D,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 KINKAR DAS Son of Late ADHIR CHANDRA DAS Date of Execution - 22/02/2024, , Admitted by: Self, Date of Admission: 22/02/2024, Place of Admission of Execution: Office		 Captured LTI 22/02/2024	 22/02/2024
2, KABI SUKANTA LANE, City:- , P.O:- SANTOSH PUR, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AGxxxxxx8D,Aadhaar No Not Provided Status : Representative, Representative of : J. K. CONSTRUCTION (as PROPRIETOR)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SOUMYADEEP DUTTA Son of Late SUKUMAR DUTTA 190, SANTOSH PUR EAST ROAD, City:- , P.O:- SANTOSH PUR, P.S:-Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700075		 Captured 22/02/2024	 22/02/2024
Identifier Of Mr TAPAN KUMAR KAR, Mr TARUN KUMAR KAR, Mr TUSHAR KAR, Mrs JYOTSNA ROY, Mrs PRATIMA MAJUMDAR, Mrs SUMITA PAL, Mr KINKAR DAS			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr TAPAN KUMAR KAR	J. K. CONSTRUCTION-1.52663 Dec
2	Mr TARUN KUMAR KAR	J. K. CONSTRUCTION-1.52663 Dec
3	Mr TUSHAR KAR	J. K. CONSTRUCTION-1.52663 Dec
4	Mrs JYOTSNA ROY	J. K. CONSTRUCTION-1.52663 Dec
5	Mrs PRATIMA MAJUMDAR	J. K. CONSTRUCTION-1.52663 Dec
6	Mrs SUMITA PAL	J. K. CONSTRUCTION-1.52663 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr TAPAN KUMAR KAR	J. K. CONSTRUCTION-83.33333300 Sq Ft
2	Mr TARUN KUMAR KAR	J. K. CONSTRUCTION-83.33333300 Sq Ft
3	Mr TUSHAR KAR	J. K. CONSTRUCTION-83.33333300 Sq Ft
4	Mrs JYOTSNA ROY	J. K. CONSTRUCTION-83.33333300 Sq Ft
5	Mrs PRATIMA MAJUMDAR	J. K. CONSTRUCTION-83.33333300 Sq Ft
6	Mrs SUMITA PAL	J. K. CONSTRUCTION-83.33333300 Sq Ft

Endorsement For Deed Number : I - 160302805 / 2024

On 22-02-2024

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 13:14 hrs on 22-02-2024, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr TAPAN KUMAR KAR, one of the Executants.

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 1,65,21,754/-

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

Execution is admitted on 22/02/2024 by 1. Mr TAPAN KUMAR KAR, Son of Late DINESH CHANDRA KAR, 57/4A, PR GOLAM HOSSAIN SHAH ROAD, P.O: JADAVPUR, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Retired Person, 2. Mr TARUN KUMAR KAR, Son of Late DINESH CHANDRA KAR, 57/4A, PR GOLAM HOSSAIN SHAH ROAD, P.O: JADAVPUR, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Retired Person, 3. Mr TUSHAR KAR, Son of Late DINESH CHANDRA KAR, 57/4A, PR GOLAM HOSSAIN SHAH ROAD, P.O: JADAVPUR, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession Business, 4. Mrs JYOTSNA ROY, Daughter of Late DINESH CHANDRA KAR, 11C, SHIBAJI ROAD, P.O: BAGHAJATIN, Thana: Jadavpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700032, by caste Hindu, by Profession House wife, 5. Mrs PRATIMA MAJUMDAR, Daughter of Late DINESH CHANDRA KAR, 114F/1J, SELIMPUR ROAD, P.O: DHAKURIA, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700031, by caste Hindu, by Profession House wife, 6. Mrs SUMITA PAL, Daughter of Late DINESH CHANDRA KAR, 8/19A, NETAJI NAGAR, P.O: REGENT PARK, Thana: Regent Park, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, by caste Hindu, by Profession House wife

Indetified by Mr SOUMYADEEP DUTTA, , Son of Late SUKUMAR DUTTA, 190, SANTOSH PUR EAST ROAD, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

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

Execution is admitted on 22-02-2024 by Mr KINKAR DAS, PROPRIETOR, J. K. CONSTRUCTION, 19B, LAKE EAST 6TH ROAD, City:- , P.O:- SANTOSH PUR, P.S:-Kasba, District:-South 24-Parganas, West Bengal, India, PIN:- 700075
Indetified by Mr SOUMYADEEP DUTTA, , Son of Late SUKUMAR DUTTA, 190, SANTOSH PUR EAST ROAD, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53.00/- (E = Rs 21.00/- ,H = Rs 28.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 53.00/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100.00/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 7659, Amount: Rs.100.00/-, Date of Purchase: 07/02/2024, Vendor name: Subhankar Das

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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2024, Page from 69337 to 69359

being No 160302805 for the year 2024.



Dhar

Digitally signed by Debasish Dhar
Date: 2024.02.22 14:07:26 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 22/02/2024
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.