

14645/2022

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13235/22



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पश्चिम बंगाल WEST BENGAL



AG 478615

8/3/11 907/22

Additional Registrar of Assurances-II
Kolkata

Certified that the Documents admitted to Registration, the Signatures and the endorsement sheets in and on this document are the part of this Document.
Additional Registrar of Assurances II Kolkata

4 NOV 2022

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS that WE **1. SRI DEBABRATA CHATTERJEE** Son of late BC Chatterjee having PAN AGQPC7091M, Aadhar No 661331070052, by faith: Hindu, by occupation: retired person, by nationality Indian, and **2. SMT SUMANA SHOME**, Daughter of Late Satyabrata Chatterjee having PAN BMRPS5667P, Aadhar No: 828599712641, by faith: Hindu, by occupation: Housewife, by nationality

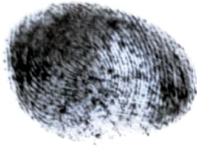
Visit Case No. 2202 02/11
J(1)-
J(2)- 250
Total 300
Received on 4/11/22

28 OCT 2022

No. 2942 value 50/-
Date.....
Sold to.....
Address.....
Vendor Sign.....

Sanchari Wibe
9, Wibe Roy St
Wibe.

Sharmista Chatterjee Mukherjee
Govt. Lince Stamp Vendor
Sealdah Civil Court, Kol-14



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- 2 NOV 2022









Government of West Bengal

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










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

Signature / LTI Sheet of Query No/Year 19028003111907/2022

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Shri DEBABROTA CHATTERJEE P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, City:- , P.O:- SARAT BOSE ROAD, P.S:-Lake, District:- South 24-Parganas, West Bengal, India, PIN:- 700029	Principal		5975 	 2/11/2022
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Smt SUMANA SHOME P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, City:- , P.O:- SARAT BOSE ROAD, P.S:-Lake, District:- South 24-Parganas, West Bengal, India, PIN:- 700029	Principal		5976 	 2/11/2022.

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
3	Shri MANISH AGARWALA 78A RAJA BASANTA ROY ROAD, 1ST FLOOR, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24- Parganas, West Bengal, India. PIN - 700029	Representative of Attorney [SKYVIE W VERDANT PROJECT S LLP]		5974 	 21/11/22
4	Shri KAMAL KISHORE BAHETI 78A RAJA BASANTA ROY ROAD, 1ST FLOOR, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24- Parganas, West Bengal, India, PIN:- 700029	Representative of Attorney [SKYVIE W VERDANT PROJECT S LLP]		5977 	 02/11/2022
SI No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	SANCHARI MITRA Daughter of Late S MITRA HIGH COURT CALCUTTA, City - Not Specified, P.O:- GPO, P.S:-Hare Street, District:- Kolkata, West Bengal, India, PIN:- 700001	Shri DEBABROTA CHATTERJEE, Smt SUMANA SHOME, Shri MANISH AGARWALA, Shri KAM, KISHORE BAHETI		5978 	 02/11/2022

(Satyajit Biswas)

ADDITIONAL REGISTRAR
OF ASSURANCE

OFFICE OF THE A.R.A. -
II KOLKATA

Kolkata, West Bengal

Indian, both residing at P-113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: Rabindra Sarobar, Post Office: Sarat Bose Road, Kolkata: 700029 are the joint owners of ALL THAT the land measuring an area of 3 Kottahs 8 Chittacks be the same a little more or less comprised in Holding No 206, Sub Division-Q, Division-6, Dihi Panchannogram together with Two Storied Building each floor having an area of 1890 Square Feet more or less lying situate at and being Premises No P-113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: Rabindra Sarobar, Post Office: Sarat Bose Road, Kolkata: 700029, within ward no 90 of the Kolkata Municipal Corporation along with right of common user and facilities and amenities attached thereto together with all easement right, title, interest, profit attached thereto with all easementary right attached thereto along with free right egress and ingress through the western side road morefully described in the First Schedule hereunder written.

WHEREAS we are desirous of developing the said premises by constructing a new G+ III and /or G+IV Storied Building thereon containing several self-sufficient residential flats in each and every floor according to the building plan sanctioned by the Kolkata Municipal Corporation on the property morefully described in the First Schedule hereunder written.

AND WHEREAS we are engaging **SKYVIEW VERDANT PROJECTS LLP**, (PAN- AESFS12618), an LLP incorporated under Limited Liability



ADDITIONAL REGISTRAR
OF ASSURANCE, KOLKATA

- 2 NOV 2020

Partnership Act 2008, having its registered office at 78A Raja Basanta Roy Road, 1st Floor, Kolkata-700029, and Police Station: Tollygunge, Post Office- Sarat Bose Road, duly authorized and represented by its authorised signatories **1. Sri. Manish Agarwala**, Son of Late Sri S.N. Agarwala, having PAN- ACGPA7460G, Aadhar No- 697873380743, by religion: Hindu, by Occupation: Business, by Nationality: Indian, AND **2. Sri Kamal Kishore Baheti**, son of Late Sri Inder Chand Baheti, having PAN- AECPB7216F, Aadhar No- 563595248026, by religion: Hindu, by Occupation: Business, by Nationality: Indian, both having office at 78A Raja Basanta Roy Road, 1st Floor, Police Station: Tollygunge, Post Office- Sarat Bose Road, Kolkata-700029, who have agreed to develop and construct a building on the said land morefully and particularly described in the First Schedule hereunder written and invest funds for completion of the said building according to the building plan to be sanctioned by the Kolkata Municipal Corporation.

AND WHEREAS we have already entered into an agreement for Development of the said premises with **SKYVIEW VERDANT PROJECTS LLP**, (PAN- AESFS12618), an LLP incorporated under Limited Liability Partnership Act 2008, having its registered office at 78A Raja Basanta Roy Road, 1st Floor, Kolkata-700029, and Police Station: Tollygunge, Post Office- Sarat Bose Road, duly authorized and represented by its authorised signatories **1. Sri. Manish Agarwala**, Son of Late Sri S.N. Agarwala, having PAN- ACGPA7460G, Aadhar No- 697873380743, by



ADDITIONAL REGISTRAR
OF ASSURANCE, CALCUTTA
- 2 NOV 2000

religion: Hindu, by Occupation: Business, by Nationality: Indian, AND **2. Sri Kamal Kishore Baheti**, son of Late Sri Inder Chand Baheti, having PAN- AECPB7216F, Aadhar No- 563595248026, by religion: Hindu, by Occupation: Business, by Nationality: Indian, both having office at 78A Raja Basanta Roy Road, 1st Floor, Police Station: Tollygunge, Post Office- Sarat Bose Road, Kolkata-700029 and the said agreement for development has been duly registered in the office of District Sub Registrar - II at Alipore and recorded in Book No. I. being No. ^{1902, 12906/2022} for the year 2022.

AND WHEREAS we are not in a position to personally appear and present in all places and to look after the day to day affairs due to our pre-occupation and hence we feel the necessity to appoint on our behalf a Constituted Attorney to look after and manage the affairs relating to the said premises and as such we **1. SRI DEBABRATA CHATTERJEE** Son of late BC Chatterjee having PAN AGQPC7091M, Aadhar No 661331070052, by faith: Hindu, by occupation: retired person, by nationality Indian, and **2. SMT SUMANA SHOME**, Daughter of Late Satyabrata Chatterjee having PAN BMRPS5667P, Aadhar No: 828599712641, by faith: Hindu, by occupation: Housewife, by nationality Indian, both residing at P-113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: RabindraSarobar, Post Office: Sarat Bose Road, Kolkata: 700029 do hereby nominate, constitute, authorize and appoint **SKYVIEW VERDANT PROJECTS LLP**, (PAN- AESFS12618), an LLP incorporated under Limited

Debabrata Chatterjee
 Sumana Shome
 Sumana Shome



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ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA
- 2 NOV 2022

Liability Partnership Act 2008, having its registered office at 78A Raja Basanta Roy Road, 1st Floor, Kolkata-700029, and Police Station: Tollygunge, Post Office- Sarat Bose Road, duly authorized and represented by its authorised signatories **1. Sri. Manish Agarwala**, Son of Late Sri S.N. Agarwala, having PAN- ACGPA7460G, Aadhar No- 697873380743, by religion: Hindu, by Occupation: Business, by Nationality: Indian, AND **2. Sri Kamal Kishore Baheti**, son of Late Sri Inder Chand Baheti, having PAN- AECPB7216F, Aadhar No- 563595248026, by religion: Hindu, by Occupation: Business, by Nationality: Indian, both having office at 78A Raja Basanta Roy Road, 1st Floor, Police Station: Tollygunge, Post Office- Sarat Bose Road, Kolkata- 700029, as our Attorney in our names and on our behalf either jointly and/or severally to execute or do all or any of the acts deeds or things either jointly and/or severally hereinafter mentioned that is to say :-

1. To construct building on the said property at Premises No P- 113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: Rabindra Sarobar, Post Office: Sarat Bose Road, Kolkata: 700029, within ward no 90 of the Kolkata Municipal Corporation within the area of Kolkata Municipal Corporation, having Assessee No 110900700933 and to sign all papers & documents for the purpose thereof in relation to the said premises, more fully particularly described in the First Schedule hereunder written.



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2. To sign all papers and take steps in compliance of the requirements of the Government authorities in connection thereto, semi Government authorities, statutory bodies or authorities, local authorities as may be necessary and to sign and submit all papers and documents before any authority for the purpose of clearance of the construction of the proposed building and/or sanction and/or exemption certificate as our said attorney deems fit and proper in relation the said property.
3. To appoint any Surveyor, Engineer, Architect, Plumber, Electrician, employee and sub-contractors and/or to dismiss any of them if required and to make any agreement with them and to make Payments to them as our said attorney deem fit and proper and to sign all papers and documents in this regard in our name and on our behalf in relation the said property.
4. To apply before the KIT, KMDA and Fire Authority for obtaining necessary permission/ NOC for sanction of the building plan and as also for obtaining Completion Certificate of the building and/or for extended NOC for regularisation of the building plan under rule 142 of the KMC Act and Rules and to sign all papers on our behalf and file the same before the concerned authority and as also collect all papers from the concerned authority.

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KELOMPOK REGISTRAR
KOTA BANDA
2 NOV 2020

5. To apply for drainage, sewerage, electric, telephone, water and other connection, for assessing and/or re-assessing and/or reviewing the assessment of taxes or applying for completion certificate of the building and for that purpose to sign all papers and documents and to represent us before the proper authority or authorities relating to the property more fully particularly described in the First Schedule hereunder written.
6. To prepare building plan or revised building plan for sanction of the newly constructed building in the said premises and to sign the same on our behalf and to submit the same before the Kolkata Municipal Corporation and other sanctioning authority for obtaining sanction of the same and to submit amendment of such building plan before the said The Kolkata Municipal Corporation and other concerning authority for the purpose of obtaining sanction of the building relating to the property more fully particularly described in the First Schedule hereunder written and to do all acts and deeds in connection with the said building plan.
7. To sign all papers and take steps in compliance of the requirements for sanction of the building plan and/or revised plan from Kolkata Municipal Corporation and to sign and submit

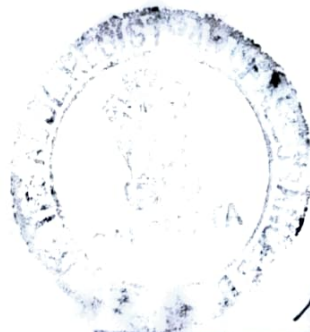


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all papers and documents before any authority for the purpose of clearance of the construction of the proposed building and/or sanction and/or exemption certificate as our said attorney deems fit and proper in relation the said property.

8. To enter into agreement for sale, sign and execute proper deeds of conveyance or otherwise any other agreement with the prospective purchasers of flats or apartments or other contracted areas of the Developer's Allocation only together with proportionate share in the land along with right of user of the common areas and facilities in common with other Co-Owners of the building and to receive sale proceeds of the developer's share only and to present for registration of the same and to admit execution of the same and to do all necessary costs and deeds required for purpose of registration of the said document more fully described in Second Schedule hereunder written and to receive the consideration therefore and to give valid discharge thereof relating to the said property more fully described in Second Schedule hereunder written in terms of the said agreement for Development which will be constructed by the **ATTORNEY** and to take or receive money for consideration and to give valid receipt therefore .



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA

- 2 NOV 2022

9. To demolish the existing structure at the said premises and to deal with the rubbles and debris in any manner the attorney may think fit and proper and receive consideration therefore.
10. To apply for and obtain water connection, electricity connection, permission for drainage and/or sewerage lines and for the purpose thereof sign , execute all documents and all affidavits for and on our behalf,.
11. To construct building and receive payment for sale and/or execute the deeds of conveyance and to sign on all papers and documents including agreement for sale and other agreements and papers and documents described in the Second Schedule hereunder written and to appear before the registering authority and to present the same for registration and to admit execution thereof and to register the same and also of all types of documents and to appear the same and also of all types of documents and to appear before the Kolkata Municipal Corporation or any other authority or any other department or Government or quasi-Government and to collect sale proceeds from such person and to make payments to any other persons as our said attorney deem fit and proper relating to the property



ADDITIONAL SUPPLEMENT
OF ACSME TO THE JOURNAL
- 2 NOV 2022

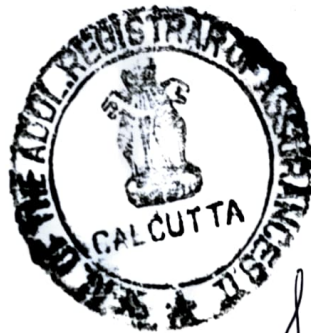
12. To appoint any advocate, attorney or legal practitioners for the purpose of filing or defending any case, suit or writ proceedings and to execute Vakalatnama, warrant in our name and on our behalf and to sign any other papers or documents in our name as our said attorneys deem fit and proper and to sign and verify plaints, written statements, petitions of all kinds and to file and submit them in any Court or Offices and to appear before any Court or Offices for and on our behalf.
13. To compromise, compound or withdraw cases to confess judgements and to refer cases to arbitration.
14. To file and receive back documents, to deposit and withdraw money from any judicial authority or statutory authority as may be required and to grant receipts therefore.
15. To sign any papers or documents or any claim or otherwise before any insurance companies and/or any agency or agencies relating to the said property as the case may be.
16. To appear before the Collector of Land Acquisition, Urban Land Ceiling Authority and any other authority or authorities and to sign any papers or documents relating thereto.



ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA

- 2 NOV 2022

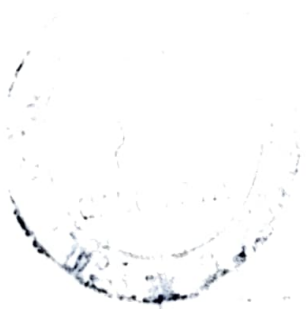
17. To appoint any sub-contractor or sub-contractors for the purpose of the construction of building on the said land without assigning any benefit of the said agreement without any notice consent.
18. To receive G R notice on our behalf and to file objection against the revision of enhanced tax and to appear before the hearing officer and to do all acts and deeds relating thereto and to prefer appeal before the appellate tribunal as against the order passed by the Hearing Officer as against the assessment of the First Schedule property.
19. To collect any refund from the Kolkata Municipal Corporation or any other authority and /or Commercial Tax Authority and/or Sales Tax Authority and/or GST Authority from time to time, to represent us and to do all acts necessary on our behalf in respect of the said property.
20. To Swear Affidavit on our behalf before the Executive Magistrate, Judicial Magistrate and/or Notary Public.
21. To sign deed of indemnity relating to land particularly described in the Second Schedule hereunder written.



ADDITIONAL REGISTRAR
OF ASSURANCES, CALCUTTA

- 2 NOV 2022

22. To sign and execute any kind of declaration, in connection with the First Schedule property, boundary declaration, undertaking, notification in the newspaper and /or made G.D Entry to the local police station and/or concerned authority on our behalf. However, in case of any declaration, same shall be approved in writing by the owner before execution.
23. To sign and execute deed of declaration/rectification in favour of the intending Purchaser or Purchasers in respect of the property more fully described in the Second Schedule hereunder written as well as commercial area in the ground floor which our said Attorney deems fit and proper and to present for registration of the same and to admit execution of the same and to do all necessary acts and deeds required for purpose of registration of the said document.
24. To appear any proceedings/hearing of the Corporation on our behalf and to file an application for General Revision of the property Tax and sign all papers and documents on our behalf. To attend hearing before the hearing officer.
25. To receive G R notice on our behalf and to file objection against the revision of enhanced tax and to appear before the hearing officer and to do all acts and deeds relating thereto and to prefer



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2022 NOV 2

an appeal before the appellate authority and to do all acts and deeds relating thereto

26. To sign and execute deed of gift of for transferring strip of land in favour of the KMC for and on behalf of the Principal more fully described in the **FIRST SCHEUDLE** hereto which our said Attorney deems fit and proper and to present for registration of the same and to admit execution of the same and to do all necessary acts and deeds required for purpose of registration of the said document
27. To sign all papers and documents that may be required for sanction of the bank loan and/ or sanction of any other financial institution relating to the Developer's allocation for sell of its allocation in favour of the intending Purchaser/purchasers.
28. To communicate, negotiate and deal with the tenants/ trespassers in the said scheduled property as the attorney may deem fit and proper.

GENERALLY to do all acts, as our attorney or agent in respect of our property in relation to the matters aforesaid and all other matter of the First Schedule property hereunder written in which we maybe interested or concerned and on our behalf to execute and do all deeds,



acts, or things as fully and effectually in all respect as we could do if we would personally present.

A N D we do hereby agree that all acts deeds and things lawfully done by our said attorney shall be construed to as the acts, deeds and things done by us and we undertake to ratify and confirm all and whatsoever that our said attorney shall lawfully do or cause to be done for me in terms of the said Development Agreement by virtue of this power of attorney and also to perform the terms and conditions and to implement the said Development Agreement.

THE FIRST SCHEDULE ABOVE REFERRED TO

ALL THAT the land measuring an area of 3 Kottahs 8 Chittacks be the same a little more or less comprised in Holding No 206, Sub Division-Q, Division-6, Dihi Panchannogram together with Two Storied Building each floor having an area of 1890 Square Feet more or less lying situate at and being Premises No P-113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: Rabindra Sarobar, Post Office: Sarat Bose Road, Kolkata: 700029, within ward no 90 of the Kolkata Municipal Corporation along with right of common user and facilities and amenities attached thereto together with all easement right, title, interest, profit attached thereto butted and bounded by :-



ADDITIONAL REGISTRAR
WEST BENGAL - II, KOLKATA
- 2 NOV 2022

- ON THE NORTH** : Premises No. P- 113B Lake Terrace;
- ON THE EAST** : Premises No. P- 114 Lake Terrace;
- ON THE SOUTH** : 40 feet wide Lake Terrace Road;
- ON THE WEST** : 40 feet wide Lake Terrace Road;

THE SECOND SCHEDULE ABOVE REFERRED TO

(Developer's Allocation)

ALL THAT the remaining portion of the Total sanction area as per the sanctioned plans i.e. entire First floor, Third floor and any additional floor flats except owners allocation and remaining Car Parking spaces except Owners' allocation of the proposed newly constructed G+III and/or G+IV storied building if any together with proportionate share in the land measuring an area of 3 Kottahs 8 Chittacks be the same a little more or less comprised in Holding No 206, Sub Division-Q, Division-6,, Dihi Panchannogram being portion of the property at Premises No P-113A, Hemanta Mukhopadhyay Sarani, Lake Terrace, Police Station: Rabindra Sarobar, Post Office: Sarat Bose Road, Kolkata: 700029, together with all necessary , easement right, title, interest, **profit** attached thereto along with right of user of the common areas and **facilities** in common with other the Flat Owners of the building **along with** right of user of the common areas and facilities in common with **other** the Flat Owners of the building.



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA
- 2 NOV 2012

IN WITNESS WHEREOF the said Owners have hereunto set and subscribed their respective hands and seals on the 2nd day of November, Two Thousand Twenty Two.

SIGNED, SEALED & DELIVERED by

The **Parties** At Kolkata in the presence of:

WITNESSES:

1. Himanshu Ghosh
521 Hazra Rd.
Col-19

1) [Signature]

2) Sumana Ghose.

SIGNATURE OF THE OWNERS

2. Saym Ghose
P-113A, LAKE TERRACE
KOL-29

1) [Signature]
2) [Signature]



SIGNATURE OF THE ATTORNEY

Drafted by me

[Signature]

Advocate High Court, Calcutta
WP/340/2006.



ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA

- 2 NOV 2002

SPECIMEN FORM FOR TEN FINGERPRINTS



D. K. Dabole

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



Sumana Shome

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



Res

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



Kamal Borkar

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



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ADDITIONAL REGISTRAR
OF ASSURANCE-II, KOLKATA
- 2 NOV 2022

Major Information of the Deed

Deed No :	I-1902-13235/2022	Date of Registration	04/11/2022
Query No / Year	1902-8003111907/2022	Office where deed is registered	
Query Date	01/11/2022 5:22:06 PM	A.R.A. - II KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	S GHOSH 10,OLD POST OFFICE STREET,Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 6291661412, Status :Solicitor firm		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 2,06,22,264/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(g))	Rs. 73/- (Article:E, M(a).)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190212906/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Lake, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Hemanta Mukherjee Sarani, , Premises No: P-113A, , Ward No: 090 Pin Code : 700029

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	3 Katha 8 Chatak		1,89,00,002/-	Width of Approach Road: 40 Ft., , Project Name :
Grand Total :				5.775Dec	0/-	189,00,002 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	3780 Sq Ft.	0/-	17,22,262/-	Structure Type: Structure
Gr. Floor, Area of floor : 1890 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 1890 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
Total :		3780 sq ft	0 /-	17,22,262 /-	

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Shri DEBABROTA CHATTERJEE Son of Late B C CHATTERJEE P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, City:- , P.O:- SARAT BOSE ROAD, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.: AGxxxxxx1M, Aadhaar No: 66xxxxxxxx0052, Status :Individual, Executed by: Self, Date of Execution: 02/11/2022 , Admitted by: Self, Date of Admission: 02/11/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 02/11/2022 , Admitted by: Self, Date of Admission: 02/11/2022 ,Place : Pvt. Residence</p>
2	<p>Smt SUMANA SHOME Daughter of Late SATYABRATA CHATTERJEE P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, City:- . P.O:- SARAT BOSE ROAD, P.S:-Lake, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.: BMxxxxxx7P, Aadhaar No: 82xxxxxxxx2641, Status :Individual, Executed by: Self, Date of Execution: 02/11/2022 , Admitted by: Self, Date of Admission: 02/11/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 02/11/2022 , Admitted by: Self, Date of Admission: 02/11/2022 ,Place : Pvt. Residence</p>

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>SKYVIEW VERDANT PROJECTS LLP 78A RAJA BASANTA ROY ROAD, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029 , PAN No.: AExxxxxx1B,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative</p>

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Shri MANISH AGARWALA (Presentant) Son of Shri S N AGARWALA 78A RAJA BASANTA ROY ROAD, 1ST FLOOR, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ACxxxxxx0G, Aadhaar No: 69xxxxxxxx0743 Status : Representative, Representative of : SKYVIEW VERDANT PROJECTS LLP (as AUTHORISED REPRESENTATIVE)</p>
2	<p>Shri KAMAL KISHORE BAHETI Son of Late INDER CHAND BAHETI 78A RAJA BASANTA ROY ROAD. 1ST FLOOR, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: AExxxxxx6F, Aadhaar No: 56xxxxxxxx8026 Status : Representative, Representative of : SKYVIEW VERDANT PROJECTS LLP (as AUTHORISED REPRESENTATIVE)</p>

Identifier Details :

Name	Photo	Finger Print	Signature
<p>SANCHARI MITRA Daughter of Late S MITRA HIGH COURT CALCUTTA, City:- Not Specified, P.O:- GPO, P.S:-Hare Street, District:-Kolkata, West Bengal, India, PIN:- 700001</p>			

Identifier Of Shri DEBABROTA CHATTERJEE, Smt SUMANA SHOME, Shri MANISH AGARWALA, Shri KAMAL KISHORE BAHETI

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Shri DEBABROTA CHATTERJEE	SKYVIEW VERDANT PROJECTS LLP-2.8875 Dec
2	Smt SUMANA SHOME	SKYVIEW VERDANT PROJECTS LLP-2.8875 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Shri DEBABROTA CHATTERJEE	SKYVIEW VERDANT PROJECTS LLP-1890.00000000 Sq Ft
2	Smt SUMANA SHOME	SKYVIEW VERDANT PROJECTS LLP-1890.00000000 Sq Ft

On 02-11-2022

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

Presented for registration at 20:20 hrs on 02-11-2022, at the Private residence by Shri MANISH AGARWALA ,.

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 2,06,22,264/-

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

Execution is admitted on 02/11/2022 by 1. Shri DEBABROTA CHATTERJEE, Son of Late B C CHATTERJEE, P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, P.O: SARAT BOSE ROAD, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession Retired Person, 2. Smt SUMANA SHOME, Daughter of Late SATYABRATA CHATTERJEE, P-113A HEMANTA MUKHOPADHYAY SARANI, LAKE TERRACE, P.O: SARAT BOSE ROAD, Thana: Lake, , South 24-Parganas, WEST BENGAL, India, PIN - 700029, by caste Hindu, by Profession House wife

Identified by SANCHARI MITRA, , , Daughter of Late S MITRA, HIGH COURT CALCUTTA, P.O: GPO, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

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

Execution is admitted on 02-11-2022 by Shri MANISH AGARWALA, AUTHORISED REPRESENTATIVE, SKYVIEW VERDANT PROJECTS LLP, 78A RAJA BASANTA ROY ROAD, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029

Identified by SANCHARI MITRA, , , Daughter of Late S MITRA, HIGH COURT CALCUTTA, P.O: GPO, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 02-11-2022 by Shri KAMAL KISHORE BAHETI, AUTHORISED REPRESENTATIVE, SKYVIEW VERDANT PROJECTS LLP, 78A RAJA BASANTA ROY ROAD, City:- , P.O:- SARAT BOSE ROAD, P.S:-Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN:- 700029

Identified by SANCHARI MITRA, , , Daughter of Late S MITRA, HIGH COURT CALCUTTA, P.O: GPO, Thana: Hare Street, , Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Satyajit Biswas
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
Kolkata, West Bengal

On 04-11-2022

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 73.00/- (E = Rs 7.00/- ,I = Rs 55.00/- ,M(a) = Rs 7.00/- ,M(b) = Rs 4.00/-) and Registration Fees paid by Cash Rs 73.00/-

Payment of Stamp Duty

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

1 Stamp: Type: Impressed, Serial no 2742, Amount: Rs.50.00/-, Date of Purchase: 28/10/2022, Vendor name: S C MUKHERJEE



Satyajit Biswas
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1902-2022, Page from 454970 to 454996
being No 190213235 for the year 2022.



Digitally signed by SATYAJIT BISWAS
Date: 2022.11.09 14:27:26 -08:00
Reason: Digital Signing of Deed.

Handwritten signature

(Satyajit Biswas) 2022/11/09 02:27:26 PM
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - II KOLKATA
West Bengal.

(This document is digitally signed.)