

45/21

T-493/2021



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AA 830483

Certified that the documents is admitted to registration. The Signature sheet/s and the endorsement sheets attached with this documents are the part of this document.

S
A. Idl. Dist Sub-Registrar
Alipore, South 24 Parganas

- 5 FEB 2021

2020/199345/2021
2.5.2.2021
493

DEVELOPMENT POWER OF ATTORNEY

After Registered Development Agreement.

KNOW ALL MEN BY THESE PRESENTS, WE, (1) SRI RANAK BHATTACHARJEE, having PAN: AYNPB2931Q, Aadhaar No.7025 7830 2431, son of Swapan Bhattacharjee, by faith - Hindu, by Nationality - Indian, by occupation - Service, residing at 18B, Ram Mohan Dutta Road, Post Office - Lala Lajpath Roy Sarani, Police Station - Bhowanipore, Kolkata - 700020 and (2) **SMT. ANURADHA DAS**, having PAN: AOUPD3775P, Aadhaar No.2890 2788 2540, wife of Dulal Das, by faith Hindu, by Nationality - Indian, by occupation - Housewife, residing at 1/1A, Ganga Prosad Mukherjee Road, Post Office and Police Station - Bhowanipore, Kolkata - 700025, West Bengal, India, hereinafter jointly called the "**PRINCIPALS**" SEND GREETINGS:-

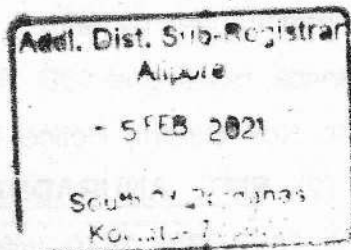
Ranaka Bhattacharjee
Anuradha Das

For GDS CONSTRUCTION (P) LTD.

[Signature]
Director

SL. NO. 580 Dt. 01/02/21
NAME Ranak Bhattacharjee. 4 Anor.
ADDRESS 18 B Ram Mohan Duttar Road,
K-20
RS. 50/-

TANMOY KAR PURKAYASTHA
(STAMP VENDOR)
ALIPORE POLICE COURT,
KOLKATA-27



Abin Nandy
S/O Late - Chopal Nandy
60/8, Panchanantala
Road, Kat-41.
P.O - Kudeshal -
P.S - Haridevpur

WHEREAS we the Principals herein became the absolute Owner of the land measuring 3 (three) Cottahs 12 (twelve) Chittaks more or less together with old dilapidated three storied building measuring about 3240 square feet standing thereon, each floor measuring 1080 square feet more or less, lying and situated at Premises No.7/2A, Chakrabere Road South, Police Station - Bhowanipore, Kolkata - 700025, vide Assessee No.11-070-12-0006-8, within the limits of the Kolkata Municipal Corporation, Ward No.70, A.D.S.R. Office Alipore, District: South 24-Parganas and lawfully seized and possessed of the said property with exclusive rights of Ownership thereto as well as mentioned in the First Schedule hereunder written having unfettered right, title and interest thereto free from all encumbrances, liens, lispensens and attachments whatsoever.

AND WHEREAS we the above named Principals herein intend to construct a multistoried Building on the said premises but due to paucity of fund we the above named Principals approached the Developer **G.D.S CONSTRUCTION PVT. LTD.**, having PAN: 19AABCG9124B, a Private Limited company under the meaning of companies Act. 1956, having its registered office at 5, Dwarik Ganguly Street, Post Office and Police Station – Kalighat, Kolkata - 700026, District: South 24-Parganas, West Bengal, India, represented by one of its Directors **Mr. Navneet Krishna Sharma**, (Pan no. AKTPS7373K), (Adhar no. 3657 6984 0534), son of Sri Ghanshyam Das Sharma residing at 3, Dr. Rajendra Road, Kolkata-700020, District: South 24-Parganas, West Bengal, India to construct such building on the said landed property at the cost and expenses of the Developer or out of funds to be procured by the Developer from the intending buyer or others on certain agreed terms and conditions.

AND WHEREAS knowing from reliable sources of our intention the said Developer has agreed to construct a multistoried building on our aforesaid property/ premises.

AND WHEREAS thereafter, we the above named Principals herein have entered into an Agreement on 05.02.2021 with the said Developer **G.D.S CONSTRUCTION PVT. LTD.**, having PAN: 19AABCG9124B, a Private

Anura-dha Das
Kevale Nattachey

Limited company under the meaning of companies Act. 1956, having its registered office at 5, Dwarik Ganguly Street, Post Office and Police Station – Kalighat, Kolkata - 700026, District: South 24-Parganas, West Bengal, India, represented by one of its Directors **Mr. Navneet Krishna Sharma**, (Pan no. **AKTPS7373K**), (Adhar no. **3657 6984 0534**), son of Sri Ghanshyam Das Sharma residing at 3, Dr. Rajendra Road, Kolkata-700020, District: South 24-Parganas, West Bengal, India for construction of a multistoried building in or upon the said property, more fully and particularly described in the First Schedule hereunder written, which was duly registered in the office of the A.D.S.R. Alipore, South 24-Parganas, vide Book No.I, Volume No. 1605-2021, Pages from 20092 to 20126, Being No.160500324, for the year 2021, with such terms and conditions clearly cited therein.

AND WHEREAS in pursuance of the said agreement entered between us and the said Developer and in pursuance of understanding between the parties it is necessary and also expedient for me to appoint to look after all my aforesaid property affairs during my absence.

NOW KNOW ALL BY THESE PRESENTS we the above named Principals do hereby and hereunder nominate, constitute and appoint **G.D.S CONSTRUCTION PVT. LTD.**, having PAN: 19AABCG9124B, a Private Limited company under the meaning of companies Act. 1956, having its registered office at 5, Dwarik Ganguly Street, Post Office and Police Station – Kalighat, Kolkata - 700026, District: South 24-Parganas, West Bengal, India, represented by one of its Directors **Mr. Navneet Krishna Sharma**, (Pan no. **AKTPS7373K**), (Adhar no. **3657 6984 0534**), son of Sri Ghanshyam Das Sharma residing at 3, Dr. Rajendra Road, Kolkata-700020, District: South 24-Parganas, West Bengal, India as our true and lawful Attorney in our names and on our behalf to do an executed and perform or caused to be done an executed and perform all or any of the following acts, deeds and things:-

1. To defend possession of the said property and every part thereof and receive and/or deliver possession thereof from and/or to any person or persons occupying thereon and also to manage maintain and administer the said property and every part thereof.

2. To pay all rents and taxes, charges, expenses and other out goings whatsoever payable for or an account of the said property or any portion thereof or any undivided share or shares therein and to ensure any building thereon against loss or damages by fire and/or other risk as may be deemed necessary and/ or desirable by my said Attorney and to pay all premium for such insurance.
3. To sign and give any notice to any occupier of the said property or trespassers or any portion thereof to quit or to repair or to avoid any nuisance or malice remedy and breach of covenant and/or for any other purpose whatsoever.
4. To enforce any covenant/ any Agreement, gift towards K.M.C. authority or any other document relating to the said property or any part thereof and if any right to re-enter arises in any manner under each covenants or under notice to quit them to exercise such rights, amongst others.
5. To appoint and terminate the appointment of Architect/ L.B.S., Engineer etc. and to get, prepare building plan/s, demolition, to submit building plan for construction and/or reconstruction of and/or additions and/or alterations to any new or existing building or buildings or structures on the said premises.
6. To build upon and exploit commercially the said property by making construction of building thereon and for that to arrange by us take down demolish structures of whatsoever nature existing thereon or as may be constructed in future.
7. To appoint any Contractor/ Sub-Contractor for construction work or building thereon and to cancel the same and engage new Contractor to be done by them or their own discretion as if we do the same personally.
8. To apply for and obtain such certificate, permissions and clearance certificate and/or permissions from the competent Authority as may be required for execution and/or Registration of any Sale Deed in respect of Developers' Allocation in terms of the Agreement or other documents concerning the said

- premises and also to appear before and sign and submit all papers and documents of transfer concerning the said property and make representations to the concern authorities for getting such certificate and/or permissions.
9. To negotiate terms and to sell the said space/ spaces/ flats with proportionate share of land in the said property except Owners' Allocation as mentioned in the Schedule 'B' of the Development Agreement to any purchaser or purchasers at such price which the said Attorney in its absolute discretion thinks proper.
 10. To enter into any agreement or Agreements with any party or parties or with the intending Purchaser/s for sale or sales of space or spaces with super structure or flats or shop rooms along with proportionate share of land from Developers' Allocation and/or cancel and the same with the intending purchaser or purchasers to receive any booking money and/or earnest money or advance or advances and also the balance/ entire consideration money from the intending purchaser or purchasers of the purchase money and to give, good, valid, receipt and/or discharges for the same to the purchaser or purchasers.
 11. That the Attorney may sign and to execute any agreement, Deed of conveyance and to deliver any conveyance or conveyances for the selling of proportionate share of land and/or flat/ flats and/or space with superstructure and/or flat/ flats/ spaces from Developer's Allocation in the proposed building with easements rights of the common areas of the proposed selling of space/ flat/ flats along with proportionate share of land in favour of the intending purchaser or purchasers their nominees, and in the agreement, Deed of conveyance or conveyances of the proposed sale and the said attorney receipt and acknowledge the advances and/or booking money and/or earnest money and/or full consideration money from the intending purchaser or purchasers in our names the same shall be treated as receipt of us personally and respectively from the intending purchaser or purchasers in respect of the Developers' Allocation only.

12. To sign and execute all other deeds, instruments and assurance which he/ they shall consider necessary and to enter into and/or agree to such covenant and condition as may be required for complete the proposed building at the schedule property and for fully and effectually conveying the said proportionate share of land, flat/ flats together with the easements right of the common passage in the property on and for our behalf and it is to be treated as done by us being present personally ourselves do personally present.
13. To prepare sign execute, submit enter into modify cancel, alter draw approve the same and also to present for registration and admit registration of all paper documents deeds contract agreement, applications consent and other documents as may in any way be required before the competent authority to be or any of the powers herein contained including sale, permission of the said premises and every or any part thereof and the termination of all contracts, rights of occupancy/ user and/or enjoyment by any person or persons whatsoever, the schedule property and also in connection with observing fulfilling and performing all the terms conditions and covenants on our part to be observed fulfilled and performed under the any Agreement.
14. To file any Complaint, suit, prosecute, enforce, defend, answer or oppose all actions and other valid legal proceedings against any persons and demand or negotiate regarding any of the matters aforesaid or any other matter, relating to the said property in which me now or may hereinafter be interested or connected and also if our Attorney think fit may compromise or refer to Arbitration and may take any such action or institute proceedings as aforesaid before any Court, Civil or Criminal or Revenue including the District Court, or any other courts as the case may be.
15. For the better and more effectually executing the powers or authorities aforesaid to appoint and employ solicitors, Advocates and/or debts collecting or other agents.
16. To appear and represent me before all authorities make commitments and give undertakings as be required for all or any of the purpose herein Contained.

17. To appear before the Kolkata Municipal Corporation and/or other authorities regarding the Tax assessment or in any other way relating to the said property or any portion thereof or any undivided share or shares therein.
18. To observe fulfill and perform all the terms conditions and obligations on our part or to be observed fulfilled and performed according to the said agreement and to execute all our rights according to this deed's act therein by our said Attorney.
19. To sign and give notice or notices to any tenant or tenants and other occupiers of the building/ premises belonging to my estates, if any, to quit and vacate or to avoid any nuisance or for any other purpose or purposes whatsoever and to settle compromised compound or to avail them with their existing accommodations in the said building and enforce all remedies open to us in respect of my accommodation with a view to exercising any right, vested to us.

AND GENERALLY to do all acts, deeds and things concerning the said premises or in any part thereof and for better exercise of the authorities herein contained which we could have lawfully done under our hands and seals, if personally presents.

THE FIRST SCHEDULE ABOVE REFERRED TO:

(Entire Property)

ALL THAT piece and parcel of land measuring 3 (three) Cottahs 12 (twelve) Chittaks more or less together with old dilapidated three storied building measuring about 3240 square feet standing thereon, each floor measuring 1080 square feet more or less, lying and situated at Premises No.7/2A, Chakrabere Road South, Police Station - Bhowanipore, Kolkata - 700025, vide Assessee No.11-070-12-0006-8, within the limits of the Kolkata Municipal Corporation, Ward No.70, A.D.S.R. Office Alipore, District: South 24-Parganas, along with tenants and which is butted and bounded as follows:-

- ON THE NORTH : Premises No.7/2B, Chakrabere Road South.
ON THE SOUTH : Premises Nos.7 & 7/1, Chakrabere Road South.
ON THE EAST : 18'-00" feet wide Common Passage.
ON THE WEST : Premises No.6, Chakrabere Road South.

*Revale obhichin
Amrutha Das*

THE SECOND SCHEDULE ABOVE REFERRED TO:

OWNER'S ALLOCATION

That after construction of the entire building by the Developer on the First Schedule property with, the cost of the Developer, the Developer will handover or deliver 50% of total sanction area of the proposed building according to the sanction plan to be sanction by the K.M.C. as Owners' Allocated portion of the building. The Owners have also right to use all common facilities and amenities of the said proposed building with habitable conditions also together with undivided proportionate share of land mentioned in the First Schedule hereinabove.

THE THIRD SCHEDULE ABOVE REFERRED TO:

DEVELOPER'S ALLOCATION

Apart from the Owners' Allocation the Developer will get the remaining 50% of total sanction area of the proposed building to be constructed upon the property mentioned in the First Schedule after providing the Owner's Allocation described in Second Schedule hereinabove together with right to use all common amenities and facilities including common roof right thereof.

IN WITNESS WHEREOF we the above named Principals have hereunto set and subscribed my hand and signature on this the 5th day of February Two Thousand Twenty One.

IN THE PRESENCE OF:-

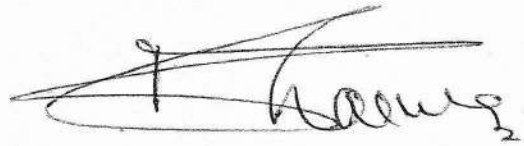
1. Abisr Nandy
6018 Panchavatala
Road,
Kal - 91.

1) Renuke Bhattacharya
2) Anuradha Das

SIGNATURE OF THE PRINCIPALS

I do hereby accept the above
Power given by the Principals

2. Nilmani Dey
D/6 Purbasa, Nayabaf
Kolkata - 94



(NAUNET KRISHNA SHARMA)

SIGNATURE OF THE ATTORNEY

Drafted by me:

Pradip Sadhukhan
WB/174/02

Advocate

Alipore Police Court, Kolkata - 27.

Computer print by me:

Rangit Barua

Alipore Police Court, Kolkata - 27.

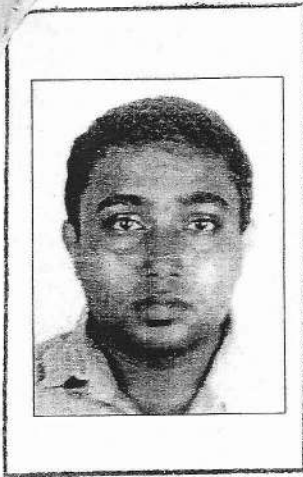
Thumb

1st finger

middle finger

ring finger

small finger



left hand					
right hand					

Name RANAK BHATTACHARJEE

Signature Ranak Bhattacharjee

Thumb

1st finger

middle finger

ring finger

small finger



left hand					
right hand					

Name ANURADHA DAS

Signature Anuradha Das

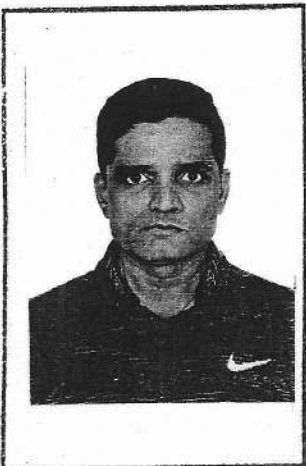
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left hand					
right hand					

Name Navneet Krishna Sharma

Signature Navneet Krishna Sharma

PERMANENT ACCOUNT NUMBER AKTPS7373K	
NAME NAVNEET KRISHNA SHARMA	
FATHER'S NAME GHANSHYAMDAS SHARMA	
DATE OF BIRTH 25-07-1976	
	
SIGNATURE 	
	COMMISSIONER OF INCOMETAX, W.B.

इस कार्ड के रंग/दिवस/नाम पर ध्यान देना। कृपया
पूरे सविधानी को ध्यान/ध्यान रखें।
यदि आपका सामान (क्यापि एक नमूना)।
01/

कीर्ति प्रमाणित,

संख्या - 100 089.

In case this card is lost/found, kindly inform/return to
issuing authority.

Sd/- Commissioner of Income-tax (Systems & Technical)

7

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

RANAK BHATTACHARJEE
SWAPAN BHATTACHARJEE

10/03/1991
Permanent Account Number
AYNPB2931Q

Ranak Bhattacharjee
Signature



2007210

Ranak Bhattacharjee

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ANURADHA DAS
ARABINDO CHAKRABORTY
16/09/1972
Permanent Account Number
AOUPD3775P



Anuradha Das
Signature

Anuradha Das



ভারতীয় বিসিটি পরিচয় পরিষদ

ভারত সরকার
Unique Identification Authority of India
Government of India

অনুলিপি/অই ডি / Enrollment No.: 1040/20099/04319

To: Abir Nandy
অবির নন্দী
60/8 PANCHANANTALA ROAD
Paschim Putlari S O
Paschim Putlari, Kolkata
West Bengal - 700041

14/01/2013



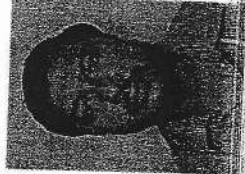
KL 180238908DF
18023890



আপনার আধার সংখ্যা/ Your Aadhaar No.:

4459 0268 8476

আধার - সাধারণ মানুষের অধিকার



Abir Nandy
পিতা : গোপাল নন্দী
Father : GOPAL NANDY

জন্ম তারিখ/Year of Birth: 1978
পুংসু / Male

4459 0268 8476



তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা প্রাপ্ত করুন।

INFORMATION

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

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



ভারতীয় বিসিটি পরিচয় পরিষদ
UNIQUE IDENTIFICATION AUTHORITY-OF-INDIA

ঠিকানা: ৬০/৮, পঞ্চানন্তালা রোড
পশ্চিম পুটারী স ও, কলকাতা
পশ্চিমবঙ্গ, ৭০০০৪১

Address: 60/8,
PANCHANANTALA ROAD,
Paschim Putlari S O,
Paschim Putlari, Kolkata
West Bengal, 700041

जमायकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

GDS CONSTRUCTION PRIVATE
LIMITED



15/07/1996
Permanent Account Number

AABCG9124B

22/1/2009

Major Information of the Deed

Deed No :	I-1605-00493/2021	Date of Registration	05/02/2021
Query No / Year	1605-8000199545/2021	Office where deed is registered	
Query Date	28/01/2021 11:27:06 AM	1605-8000199545/2021	
Applicant Name, Address & Other Details	Navneet Krishna Sharma Alipore, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9073883934, Status :Others		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Rs. 2/-	Rs. 2,38,04,997/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 50/- (Article:48(g))	Rs. 7/- (Article:E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160500324/2021 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :







District: South 24-Parganas, P.S:- Bhawanipore, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Chakraberia Road (South), , Premises No: 7/2A, , Ward No: 070 Pin Code : 700025

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 12 Chatak	1/-	2,13,74,997/-	Width of Approach Road: 18 Ft., , Project Name :
Grand Total :				6.1875Dec	1 /-	213,74,997 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	3240 Sq Ft.	1/-	24,30,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 1080 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 1080 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 2, Area of floor : 1080 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		3240 sq ft	1 /-	24,30,000 /-	

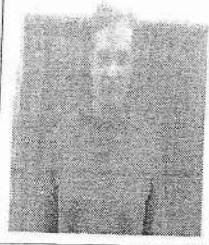


Principal Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Shri RANAK BHATTACHARJEE Son of SWAPAN BHATTACHARJEE Executed by: Self, Date of Execution: 05/02/2021 , Admitted by: Self, Date of Admission: 05/02/2021 ,Place : Office	Photo  05/02/2021	Finger Print  LTI 05/02/2021	Signature  05/02/2021
18B, RAM MOHAN DUTTA ROAD, P.O:- LALA RAJPATH ROY SARANI, P.S:- Bhawanipore, District:- South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: AYxxxxxx1Q, Aadhaar No: 70xxxxxxxx2431, Status :Individual, Executed by: Self, Date of Execution: 05/02/2021 , Admitted by: Self, Date of Admission: 05/02/2021 ,Place : Office				
2	Name Smt ANURADHA DAS Wife of DULAL DAS Executed by: Self, Date of Execution: 05/02/2021 , Admitted by: Self, Date of Admission: 05/02/2021 ,Place : Office	Photo  05/02/2021	Finger Print  LTI 05/02/2021	Signature  05/02/2021
1/1A, GANGA PROSAD MUKHERJEE ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:- South 24-Parganas, West Bengal, India, PIN - 700025 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AOxxxxxx5P, Aadhaar No: 28xxxxxxxx2540, Status :Individual, Executed by: Self, Date of Execution: 05/02/2021 , Admitted by: Self, Date of Admission: 05/02/2021 ,Place : Office				

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	GDS CONSTRUCTION PRIVATE LIMITED 5, DWARIK GANGULY STREET, P.O:- KALIGHAT, P.S:- Kalighat, District:-South 24-Parganas, West Bengal, India, PIN - 700026 , PAN No.:: AAxxxxx4B,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name Mr NAVNEET KRISHNA SHARMA (Presentant) Son of Shri GHANSHYAM DAS SHARMA Date of Execution - 05/02/2021, , Admitted by: Self, Date of Admission: 05/02/2021, Place of Admission of Execution: Office	Photo  Feb 5 2021 2:36PM	Finger Print  LTI 05/02/2021	Signature  05/02/2021
3, DR. RAJENDRA ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AKxxxxxx3K,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : GDS CONSTRUCTION PRIVATE LIMITED (as DIRECTOR)				

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Abir Nandi Son of Late Gopal Nandi 60/8, Panchanan Tala Road, P.O:- Behala, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041	 05/02/2021	 05/02/2021	 05/02/2021
Identifier Of Shri RANAK BHATTACHARJEE, Smt ANURADHA DAS, Mr NAVNEET KRISHNA SHARMA			

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Shri RANAK BHATTACHARJEE	GDS CONSTRUCTION PRIVATE LIMITED-3.09375 Dec
2	Smt ANURADHA DAS	GDS CONSTRUCTION PRIVATE LIMITED-3.09375 Dec

Transfer of property for S1

SI.No	From	To. with area (Name-Area)
1	Shri RANAK BHATTACHARJEE	GDS CONSTRUCTION PRIVATE LIMITED-1620.00000000 Sq Ft
2	Smt ANURADHA DAS	GDS CONSTRUCTION PRIVATE LIMITED-1620.00000000 Sq Ft

On 05-02-2021

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (g) of Indian Stamp Act 1899.

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

Presented for registration at 12:49 hrs on 05-02-2021, at the Office of the A.D.S.R. ALIPORE by Mr NAVNEET KRISHNA SHARMA .

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 2,38,04,997/-

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

Execution is admitted on 05/02/2021 by 1. Shri RANAK BHATTACHARJEE, Son of SWAPAN BHATTACHARJEE, 18B, RAM MOHAN DUTTA ROAD, P.O: LALA RAJPATH ROY SARANI, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700020, by caste Hindu, by Profession Service, 2. Smt ANURADHA DAS, Wife of DULAL DAS, 1/1A, GANGA PROSAD MUKHERJEE ROAD, P.O: BHAWANIPORE, Thana: Bhawanipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700025, by caste Hindu, by Profession House wife

Indetified by Mr Abir Nandi, , , Son of Late Gopal Nandi, 60/8, Panchanan Tala Road, P.O: Behala, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700041, by caste Hindu, by profession Others

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

Execution is admitted on 05-02-2021 by Mr NAVNEET KRISHNA SHARMA, DIRECTOR, GDS CONSTRUCTION PRIVATE LIMITED (Private Limited Company), 5, DWARIK GANGULY STREET, P.O:- KALIGHAT, P.S:- Kalighat, District:-South 24-Parganas, West Bengal, India, PIN - 700026

Indetified by Mr Abir Nandi, , , Son of Late Gopal Nandi, 60/8, Panchanan Tala Road, P.O: Behala, Thana: Behala, , South 24-Parganas, WEST BENGAL, India, PIN - 700041, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by Cash Rs 7/-

Payment of Stamp Duty

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

Description of Stamp
1. Stamp: Type: Impressed, Serial no 580, Amount: Rs.50/-, Date of Purchase: 01/02/2021, Vendor name: TANMOY KAR PURKAYASTHA



Sukanya Talukdar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1605-2021, Page from 25865 to 25885

being No 160500493 for the year 2021.



Sukanya Talukdar

Digitally signed by SUKANYA
TALUKDAR
Date: 2021.02.09 15:29:44 +05:30
Reason: Digital Signing of Deed.

(Sukanya Talukdar) 2021/02/09 03:29:44 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
West Bengal.

(This document is digitally signed.)