

12/11/22

L-1935A122



पश्चिमबंग पश्चिम बंगाल WEST BENGAL

AF 238159

*Handwritten notes:*  
 15/12/22  
 G. 193540853/22

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*Handwritten signature.*

Director of Registration-IB  
 Alipore, South 24-parganas

15 DEC 2022

**DEVELOPMENT POWER OF ATTORNEY**  
**AFTER REGISTRATION OF DEVELOPMENT**  
**AGREEMENT**



**KNOW ALL MEN BY THESE PRESENTS** that we **(1) RITA GHOSH, (PAN NO. AWHPG9003E, AADHAAR NO. 4861 4551 6361 )** wife of Late Bidyut Kumar Ghosh by occupation – Housewife **(2) DEBAJYOTI GHOSH, (PAN NO. BWFPG1307N, AADHAAR NO. 7462 2302 5173 )** son of Late Bidyut Kumar Ghosh by occupation – Service **(3) PRARTHANA GHOSH, (PAN NO. BKCPG2746Q, AADHAAR NO. 2026 3367 9049 )**, wife of Sri Santanu Gurey and daughter of Late Bidyut Kumar Ghosh alias Bidyut Ghosh by occupation – Housewife **(4) RITA PAIN, (PAN NO. AQSPPO989R, AADHAAR NO. 2177 9258 4316 )** wife of Late Pranab Kumar Pain daughter Late Kamal Kumar Ghosh by occupation – Housewife , **(5) SHYAMAL KUMAR GHOSE, (PAN NO. AVEPG4054H, AADHAAR NO. 8316 7531 9121 )** son of Late Bimal Kumar Ghosh by – occupation Business **( 6) RINA GHOSH, (PAN NO. AVEPG4055G , AADHAAR NO. 4945 8662 6357 )** wife of Late Uttam Ghosh by Occupation – Housewife **(7) HENA GHOSH, (PAN NO. ASSPG 7085R, AADHAAR NO. 3384 7843 0084 )** wife of Asoke Kumar Ghosh and both daughters of Late Bimal Kumar Ghosh by occupation – Housewife , all by faith Hindu, by Nationality Indian, all are residing at 139, Raja Rajendra Lal Mitra Road, Post and Police Station Beliaghata Kolkata:- 700010, hereinafter called and referred as the "**PRINCIPALS**" (Which terms or expression shall unless excluded by1 or repugnant to the subject or context be deemed to mean and include their respective legal heirs, executors, administrators, legal representatives and assigns) and **M/S. MERIT CONSTRUCTION AND DEVELOPERS**, having office at 65, Raja Rajendra Lal Mitra Road, P.O. .K.G.Bose Sarani, Police Station Beliaghata Kolkata:- 700085 represented by it's Partners **(1) DEBABRATA BISWAS, (PAN BLFPB0332P, AADHAAR NO. 5483 7087 7408 )** son of Tapan Biswas of 54/B, Raja Rajendra Lal Mitra Road, P.O.

K.G.Bose Sarani Police Station Beliaghata Kolkata:- 700085 **(2) GOPAL CHANDRA CHANDA, ( PAN ABZPC 5333J, AADHAAR NO. 3566 6524 1779 )** son of Dulal Chandra Chanda of 58A, Raja Rajendra Lal Mitra Road, P.O.K.G.Bose Sarani Police Station Beliaghata Kolkata:- 700085, **(3) RAJU CHANDRA, [PAN-ALBPC3510H, AADHAAR NO. 3835 4908 1426 ]** son of Sri Kartick Chandra, by Faith Hindu, By Nationality Indian residing at 129/2A, Raja Rajendra Lal Mitra Road, P.O. K.G. Bose Sarani and Police Station Beliaghata Kolkata:- 700085 **(4) JAGANNATH BISWAS, (PAN AEEPB 2369H, AADHAAR NO.6073 0822 4567 )** son of Late Kartick Chandra Biswas, residing at 36, Latafat Hossain Lane, P.O. . K.G.Bose Sarani, Police Station - Beliaghata, Kolkata - 700 085, all are by faith Hindu by Occupation Business, by Nationality Indian hereinafter referred to as the **ATTORNEY** (which terms or expression shall unless excluded by or repugnant to the context be deemed to mean and include their heirs, executors, administrators, legal representatives ) do hereby say that we are sole Principals/Landowners of ALL THAT piece and parcel of land measuring an area of more or less 3 ( Three) Cottahs 14 Chittacks 0 Sq. feet together with 80 years old dilapidated structure measuring an area of 1856 Sq.ft. more or less lying and situated at Premises No. 139, Raja Rajendra Lal Mitra Road , Post & Police Station- Beliaghata , Kolkata – 700010, being Assessee no. 110351901032 under K.M.C.ward No.35 within the jurisdiction of Kolkata Municipal Corporation under A.D.S.R. Sealdah in the District of South 24 parganas. **TOGETHER WITH ALL** sorts of easement right titles and interest of the said premises which is more fully mentioned in the Schedule hereunder written and hereinafter to as the said premises.



**NOW BY THESE PRESENTS** we do hereby nominated constitute and appointed to **(1) DEBABRATA BISWAS**, son of Tapan Biswas of 54/B, Raja Rajendra Lal Mitra Road, P.O. K.G.Bose Sarani, Police Station Beliaghata Kolkata:- 700085 **(2) GOPAL CHANDRA CHANDA**, son of Dulal Chandra Chanda of 58A, Raja Rajendra Lal Mitra Road, P.O.K.G.Bose Sarani, Police Station Beliaghata Kolkata:- 700085, **(3) RAJU CHANDRA**, son of Sri Kartick Chandra, by Faith Hindu, By Nationality Indian residing at 129/2A, Raja Rajendra Lal Mitra Road, Post K.G. Bose Sarani and Police Station Beliaghata Kolkata:- 700085 **(4) JAGANNATH BISWAS**, son of Late Kartick Chandra Biswas, residing at 36, Latafat Hossain Lane, P.O. K.G.Bose Sarani ,Police Station - Beliaghata, Kolkata - 700 085, We are the sole Partners of "**M/S. MERIT CONSTRUCTION AND DEVELOPERS**," true and lawful attorney and to do for on our behalf of the above **M/S. MERIT CONSTRUCTION AND DEVELOPERS [ PAN NO. ABUFM3254F ]**, having office at 65, Raja Rajendra Lal Mitra Road, Post office K. G Bose Sarani and Police Station Beliaghata Kolkata:- 700085 and to look after and to control all affair in respect of the property mentioned in the schedule hereunder written as per terms and conditions mentioned in the said development agreement has been registered on 15/12/2022 at D.S.R.-III, Alipore 24 Parganas(South ) and recorded in Book No: 1, being Deed No. 19348 for the year 2022.

*Tapan Chandra*

**AND WHEREAS** as per the said Development Agreement we would handed over peaceful possession of our said land to the said Developer's concern and the said Concern will develop of the said land as mentioned in the Schedule hereunder written by constructing multi-storied or high rise building as per

plan sanctioned-by the Authority Concern and to take all necessary steps for development and to sell of the entire property **EXCEPT OWNERS ALLOCATION** and for the above purpose it has become necessary to appoint the partners of the said **M/S. MERIT CONSTRUCTION AND DEVELOPERS**, a sole Partnership firm having its registered office at 65, Raja Rajendra Lal Mitra Road, Post and Police Station Beliaghata Kolkata:- 700085 , and to execute and perform all or any of the following acts, deeds, matters and things viz:

- 1.To defend possession, manage and maintain of the said premises including the building to be constructed thereon on our behalf.
- 2.To appear and represent of the Kolkata Municipal Corporation , Kolkata Electric Supply Corporation, Kolkata Metropolitan Development Authority, Income Tax Department Authorities under the Town and Country Planning Act to file any statement or objection , Affidavit – in – opposition etc. and before all other statutory and local bodies and/or Authorities as and when necessary for the purpose of and/or in connection with construction of a building over and above the said premises in our name and on our behalf.
- 3.To prepare building plans for Development of the said property described in the schedule hereunder written and for sanctioning the Building Plan, all relevant papers regarding this land for signing , the Attorney will be sign in all papers on behalf of the Principals /Landowners and submit the same before the Chairperson of Kolkata Municipal Corporation or higher authority for obtaining approval of high rise building of the same and also to be revised plan to be submit from time to time for modification of the building in respect



of the Schedule Property to be constructed on the said property and also to sign and submit the same before the Authority Concern.

4. To supervise the development work and to carry out and/or to get carried out through contractors, Architects and Surveyors as may be required by the said Attorneys, construction of the proposed building on the said property in accordance with the plans and specifications sanctioned by the appropriate authorities.

5. To carry on correspondence with and represent before all concerned authorities in connection with the development of the said property also with negotiate with the existing occupiers / tenants with understanding of the same.

6. To approach different authorities and office for the purpose of obtaining various permission and shall have right to adjoin lands to amalgamate the same into the single Holding and to gift of the land under the Schedule Property to the Kolkata Municipal Corporation and/or by the same and other service connections including water, Drainage & swerage and Electricity for C.E.S.C. of carrying out and completing the Development of the said property and construction of building thereon to be made.

7. To appear before the Government of West Bengal departments and also for the Kolkata Municipal Corporation Authority and all concerned authorities for the purpose of obtaining necessary "No-Objection Certificate" and/or

permission and/or sanction in regard to the carrying out construction of the said building and completion thereof.

8. To appear before the office of the Kolkata Municipal Corporation for mutation also with land ceiling clearance in respect of the Schedule property in the name of the land owners and to sign all documents and to submit before the concerned authorities and also to collect the same from the concerned authorities of our behalf.

9. To do all acts, deeds, matters and things in respect of the said property for the purpose of construction and completion of the building on the said plot of land, which is morefully described in the schedule hereunder written.

10. To negotiate on terms and enter into agreement for sale or otherwise to deal with and-dispose of the several all flats and garage space to be constructed and to receive consideration from the intending purchaser/ purchasers thereof and to give proper and lawful discharge for the same:

11 .To appear and to act in any court of any Govt. Departments or Kolkata Municipal Corporation and to sign, execute, verify and file plaints, written statements and petitions, appeals, revision and review petitions and accept services Pleaders, Advocates and to discharge or terminate the same.

12. To appear and to present the Sale Deed and Agreement for Sale or any other deed or deeds for registration and admit on execution before the A.D.S.R.,Sealdah South 24 Parganas and District Registrar, South 24 Parganas,



Alipore or Registrar of Assurances Kolkata or any other authority having jurisdiction for to have the said deed or deeds registered or have to registered and perfected all such Agreement for Sale, instruments and other such writings executed by our said Attorney relating to sale of all Flats, Units and/or Spaces of the building constructed **EXCEPT OWNERS ALLOCATION** on our said premises and to do all acts, deeds and things which our said attorney shall consider our under mentioned schedule of property as fully and effectually as we could do the same ourselves.

13. To issue letters and, writings and/or undertakings as may be required from time to, time by the Kolkata Municipal Corporation Authority and/or other concerned authorities for the purpose of carrying out the development work in respect of the said property.

14. GENERALLY TO DO AND PERFORM all acts, deeds, matters and things necessary and covenant for all or any of the purposes aforesaid and effectually as we could do.

15:AND WE HEREBY AGREE to rectify and confirm whatsoever the said attorney shall do in the premises by virtue of these presents AND we shall enforce this power of attorney for conveying the under mentioned schedule property and effectually do the same free from all encumbrances relating thereto.



**THE FIRST SCHEDULE ABOVE REFERRED TO (PREMISES)**

ALL THAT piece or parcel of lands, measuring about an area 3 Cottahs 14 Chittacks 0 sq.ft. (more or less) with 80 years old structure measuring an area of 1856 sq.ft. with Cemented Flooring standing thereon presently premises No. 139, Raja Rajendra Lal Mitra Road, Post K.G. Bose Sarani and Police Station Beliaghata Kolkata:- 700010, Assessee No. 110351901032, under KMC Ward No. 35 within the area of Kolkata Municipal Corporation, Registration Office A.D.S.R. Sealdah, District: 24- Parganas (South) which is butted and bounded as follows:-

ON THE NORTH :- (G+1) storied building 138 Raja Rajendra Lal Mitra Road.

ON THE SOUTH :- 14 feet wide Abinash Sashmal Lane.

ON THE EAST :- (G+3) storied building at 1 no, Abinash Sashmal Lane.

ON THE WEST :- 48 feet wide Raja Rajendra Lal Mitra Road,

**IN WITNESS WHEREOF** We hereunto set and subscribed our hand and on

the 15<sup>th</sup> day of December Two Thousand Twenty Two.

**WITNESSES :-**

1. Soumya Dutta  
Bansat, Baran  
24 Paps (M)  
Kat- 700125

- 1) Rite Ghosh
- 2) Debajit Ghosh
- 3) Prarthana Ghosh.
- 4) Rite Pain
- 5) Sreyamata Kumar Ghosh
- 6) Rema Ghosh.
- 7) Itenab Ghosh

2. Abindam Pain

8A/4 W. Bt Kenil  
Kotkale-700084

FOR MERIT CONSTRUCTION AND DEVELOPERS

Debabrata Biswas

Partner

**SIGNATURE OF THE  
EXECUTANTS/PRINCIPALS**

**Drafted by :-**

*[Signature]*  
WB/F/1483/2007

Advocate  
High Court, Calcutta.

FOR MERIT CONSTRUCTION AND DEVELOPERS

Raju Chandra

Partner

FOR MERIT CONSTRUCTION AND DEVELOPERS

FOR MERIT CONSTRUCTION AND DEVELOPERS

Gopal Ch. Chauda.

RS

Jagannath Biswas

Partner

**SIGNATURE OF THE ATTORNEY**

**Type by :-**

*[Signature]*  
Putul Chatterjee,  
Cossipore Dum Dum Office.



# SPECIMEN FORM FOR TEN FINGERPRINTS

Nature of the Executants / Presentants



Little	Ring	Middle	Fore	Thumb
	(Left Hand)			
Thumb	Fore	Middle	Ring	Little
	(Right Hand)			

Debojyoti Das



Little	Ring	Middle	Fore	Thumb
	(Left Hand)			
Thumb	Fore	Middle	Ring	Little
	(Right Hand)			


































Prarthana Ghosh



Little	Ring	Middle	Fore	Thumb
	(Left Hand)			
Thumb	Fore	Middle	Ring	Little
	(Right Hand)			



## SPECIMEN FORM FOR TEN FINGERPRINTS

Signature of the Executants / Presentants					
<div style="display: flex; align-items: center;"> <div style="writing-mode: vertical-rl; transform: rotate(180deg); margin-right: 5px;">Rubi Pain</div>  </div>	Little	Ring	Middle	Fore	Thumb
	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
(Right Hand)					
					
<div style="display: flex; align-items: center;"> <div style="writing-mode: vertical-rl; transform: rotate(180deg); margin-right: 5px;">Shyamal Kumar Ghosh</div>  </div>	Little	Ring	Middle	Fore	Thumb
	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
(Right Hand)					
					
<div style="display: flex; align-items: center;"> <div style="writing-mode: vertical-rl; transform: rotate(180deg); margin-right: 5px;">Kama Ghosh</div>  </div>	Little	Ring	Middle	Fore	Thumb
	(Left Hand)				
					
	Thumb	Fore	Middle	Ring	Little
(Right Hand)					
					



# SPECIMEN FORM FOR TEN FINGERPRINTS

Signature of the  
Executants / Presentants



	Little	Ring	Middle	Fore	Thumb
		(Left Hand)			
	Thumb	Fore	Middle	Ring	Little
		(Right Hand)			



	Little	Ring	Middle	Fore	Thumb
		(Left Hand)			
	Thumb	Fore	Middle	Ring	Little
		(Right Hand)			



	Little	Ring	Middle	Fore	Thumb
		(Left Hand)			
	Thumb	Fore	Middle	Ring	Little
		(Right Hand)			

Wayu Chawawa



# SPECIMEN FORM FOR TEN FINGERPRINTS

Signature of the Executants / Presentants

S. S. S. S.



Little

Ring

Middle

Fore

Thumb

(Left Hand)



Thumb

Fore

Middle

Ring

Little

(Right Hand)



Little

Ring

Middle

Fore

Thumb

(Left Hand)



Thumb

Fore

Middle

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Little

(Right Hand)



Little

Ring

Middle

Fore

Thumb

(Left Hand)

Thumb

Fore

Middle

Ring

Little

(Right Hand)





ভারত সরকার  
Government of India

পারেশ চন্দ্র মুখার্জী  
Parash Chandra Mukherjee  
পিতা : ভূপেন্দ্র চন্দ্র মুখার্জী  
Father : BHUPENDRA Chandra Mukherjee  
জন্মতারিখ / DOB : 01/01/1961  
পুরুষ / Male



6097 0065 8544

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার  
Unique Identification Authority of India

ঠিকানা:  
রাজার হাট, রেকজোয়ানী  
(সিটি), রাজার হাট, উত্তর ২৪  
পরগনা, পশ্চিমবঙ্গ, 700135

Address:  
RAJAR HAT, Reckjoani(CT),  
Rajerhat, North Twenty Four  
Parganas, West Bengal, 700135

6097 0065 8544

1947  
1800 200 1847

help@uidai.gov.in

www.uidai.gov.in

Parash Chandra Mukherjee

## Major Information of the Deed

Deed No :	I-1603-19354/2022	Date of Registration	15/12/2022
Deed No / Year	1603-8003540853/2022	Office where deed is registered	
Query Date	15/12/2022 12:40:53 PM	D.S.R. - III SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	PARESH CHANDRA MUKHERJEE RAJARHAT, Thana : Rajarhat, District : North 24-Parganas, WEST BENGAL, PIN - 700135, Mobile No. : 9330546076, Status : Deed Writer		
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. 2/-	Rs. 2,63,84,802/-		
Stamp duty 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]:- 160319348/2022 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Beliaghata, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Raja Rajendralal Mitra Road, Road Zone : ((W-35) On Road -- On Road) , , Premises No: 139 , Ward No: 035 Pin Code : 700010



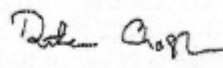


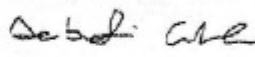


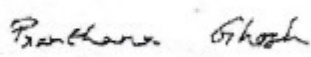
Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	3 Katha 14 Chatak	1/-	2,56,33,122/-	Width of Approach Road: 48 Ft., , Project Name :
<b>Grand Total :</b>				<b>6.3938Dec</b>	<b>1 /-</b>	<b>256,33,122 /-</b>	

### Structure Details :



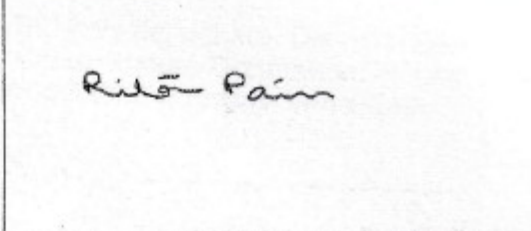


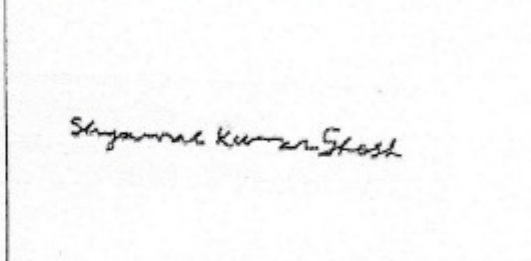


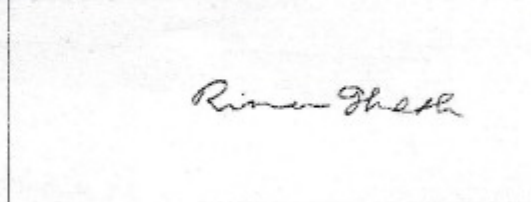


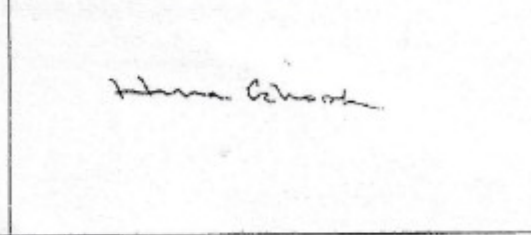
Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1856 Sq Ft.	1/-	7,51,680/-	Structure Type: Structure
Gr. Floor, Area of floor : 1856 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 80 Years, Roof Type: Pucca, Extent of Completion: Complete					
<b>Total :</b>		<b>1856 sq ft</b>	<b>1 /-</b>	<b>7,51,680 /-</b>	



Principal Details :

Name,Address,Photo,Finger print and Signature				
1	Name	Photo	Finger Print	Signature
	<b>Smt RITA GHOSH</b> Wife of Late BIDYUT KUMAR GHOSH Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
	15/12/2022	LTI 15/12/2022	15/12/2022	
139 , RAJA RAJENDRA LAL MITRA ROAD, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: AWxxxxxx3E, Aadhaar No: 48xxxxxxxx6361, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	<b>Mr DEBAJYOTI GHOSH</b> Son of Late BIDYUT KUMAR GHOSH Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
	15/12/2022	LTI 15/12/2022	15/12/2022	
139 , RAJA RAJENDRA LAL MITRA ROAD, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.:: BWxxxxxx7N, Aadhaar No: 74xxxxxxxx5173, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office				
3	Name	Photo	Finger Print	Signature
	<b>Smt Prarthana Ghosh</b> Wife of Mr SANTANU GUREY Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
	15/12/2022	LTI 15/12/2022	15/12/2022	
139 , RAJA RAJENDRA LAL MITRA ROAD, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BKxxxxxx6Q, Aadhaar No: 20xxxxxxxx9049, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office				



Name	Photo	Finger Print	Signature
<b>Smt RITA Pain</b> Wife of Late Pranab Kumar Pain Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office	 15/12/2022	 LTI 15/12/2022	 15/12/2022
139 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South24-Parganas, West Bengal, India, PIN:- 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: aqxxxxxx9r, Aadhaar No: 21xxxxxxxx4316, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
<b>5 Mr SHYAMAL KUMAR GHOSE</b> Son of Late Bimal Kumar Ghosh Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office	 15/12/2022	 LTI 15/12/2022	 15/12/2022
139 , RAJA RAJENDRA LAL MIKTRA ROAD, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AVxxxxxx4H, Aadhaar No: 83xxxxxxxx9121, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
<b>6 Smt RINA Ghosh</b> Wife of Late Uttam Ghosh Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office	 15/12/2022	 LTI 15/12/2022	 15/12/2022
139 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South24-Parganas, West Bengal, India, PIN:- 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: avxxxxxx5g, Aadhaar No: 49xxxxxxxx6357, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office			
<b>7 Smt HENA GHOSH</b> Wife of Mr ASOKE KUMAR GHOSH Executed by: Self, Date of Execution: 15/12/2022 , Admitted by: Self, Date of Admission: 15/12/2022 ,Place : Office	 15/12/2022	 LTI 15/12/2022	 15/12/2022



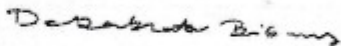


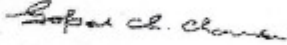


39, RAJA RAJENDRA LAL MITRA ROAD, City:-, P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ASxxxxxx5R, Aadhaar No: 33xxxxxxxx0084, Status :Individual, Executed by: Self, Date of Execution: 15/12/2022, Admitted by: Self, Date of Admission: 15/12/2022, Place : Office



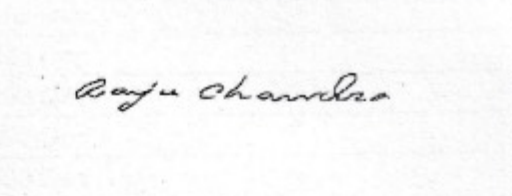



**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Merit Construction And Developers</b> 65, Raja Rajendra Lal Mitra Road, City:-, P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010, PAN No.:: abxxxxxx4f, Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative



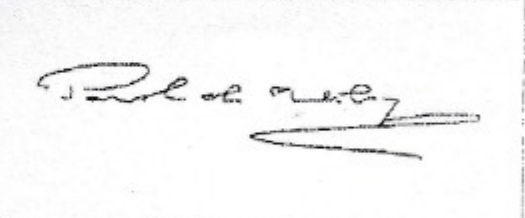
**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature			
1	<b>Name</b> <b>Mr Debabrata Biswas</b> Son of Mr Tapan Biswas Date of Execution - 15/12/2022, Admitted by: Self, Date of Admission: 15/12/2022, Place of Admission of Execution: Office	<b>Photo</b>  <small>Dec 15 2022 1:34PM</small>	<b>Finger Print</b>  <small>LTI 15/12/2022</small>	<b>Signature</b>  <small>15/12/2022</small>
54/ B, Raja Rajendra Lal Mitra Road, City:-, P.O:- K G Bose Sarani, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700085, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: blxxxxxx2p, Aadhaar No: 54xxxxxxxx7408 Status : Representative, Representative of : Merit Construction And Developers (as PARTNER)				
2	<b>Name</b> <b>Mr GOPAL CHANDRA CHANDA</b> Son of Mr DULAL CHANDRA CHANDA Date of Execution - 15/12/2022, Admitted by: Self, Date of Admission: 15/12/2022, Place of Admission of Execution: Office	<b>Photo</b>  <small>Dec 15 2022 1:35PM</small>	<b>Finger Print</b>  <small>LTI 15/12/2022</small>	<b>Signature</b>  <small>15/12/2022</small>
58 A, Raja Rajendra Lal Mitra Road, City:-, P.O:- K G Bose Sarani, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700085, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: abxxxxxx3j, Aadhaar No: 35xxxxxxxx1779 Status : Representative, Representative of : Merit Construction And Developers (as PARTNER)				



Name	Photo	Finger Print	Signature
<b>Mr RAJU CHANDRA</b> Son of Mr KARTICK CHANDRA Date of Execution - 15/12/2022, , Admitted by: Self, Date of Admission: 15/12/2022, Place of Admission of Execution: Office			
Dec 15 2022 1:36PM	LTI 15/12/2022	15/12/2022	
129/2 A , RAJA RAJENDRA LAL MITRA ROAD, City:- , P.O:- K G BOSE SARANI, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700085, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India. , PAN No.:: ALxxxxxx0H, Aadhaar No: 38xxxxxxxx1426 Status : Representative, Representative of : Merit Construction And Developers (as PARTNER)			
Name	Photo	Finger Print	Signature
<b>Mr JAGANNATH BISWAS (Presentant)</b> Son of Late KARTICK CH BISWAS Date of Execution - 15/12/2022, , Admitted by: Self, Date of Admission: 15/12/2022, Place of Admission of Execution: Office			
Dec 15 2022 1:37PM	LTI 15/12/2022	15/12/2022	
36 , LATAFAT HOSSAIN LANE, City:- , P.O:- K G Bose Sarani, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700085, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx9H, Aadhaar No: 60xxxxxxxx4567 Status : Representative, Representative of : Merit Construction And Developers (as PARTNER)			

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr PARESH CHANDRA MUKHERJEE</b> Son of Late BHUPENDRA CHANDRA MUKHERJEE RECKJOANI, City:- Kolkata, P.O:- RAJARHAT, P.S:-Rajarhat, District:-North 24-Parganas, West Bengal, India, PIN:- 700135			
15/12/2022	15/12/2022	15/12/2022	

Identifier Of Smt RITA GHOSH, Mr DEBAJYOTI GHOSH, Smt Prarthana Ghosh, Smt RITA Pain, Mr SHYAMAL KUMAR GHOSH, Smt RINA Ghosh, Smt HENA GHOSH, Mr Debabrata Biswas, Mr GOPAL CHANDRA CHANDA, Mr RAJU CHANDRA, Mr JAGANNATH BISWAS



**of property for L1**

<b>From</b>	<b>To. with area (Name-Area)</b>
Smt RITA GHOSH	Merit Construction And Developers-0.913393 Dec
Mr DEBAJYOTI GHOSH	Merit Construction And Developers-0.913393 Dec
Smt Prarthana Ghosh	Merit Construction And Developers-0.913393 Dec
Smt RITA Pain	Merit Construction And Developers-0.913393 Dec
Mr SHYAMAL KUMAR GHOSE	Merit Construction And Developers-0.913393 Dec
Smt RINA Ghosh	Merit Construction And Developers-0.913393 Dec
Smt HENA GHOSH	Merit Construction And Developers-0.913393 Dec

**transfer of property for S1**

<b>I.No</b>	<b>From</b>	<b>To. with area (Name-Area)</b>
	Smt RITA GHOSH	Merit Construction And Developers-265.14285700 Sq Ft
	Mr DEBAJYOTI GHOSH	Merit Construction And Developers-265.14285700 Sq Ft
	Smt Prarthana Ghosh	Merit Construction And Developers-265.14285700 Sq Ft
	Smt RITA Pain	Merit Construction And Developers-265.14285700 Sq Ft
	Mr SHYAMAL KUMAR GHOSE	Merit Construction And Developers-265.14285700 Sq Ft
	Smt RINA Ghosh	Merit Construction And Developers-265.14285700 Sq Ft
	Smt HENA GHOSH	Merit Construction And Developers-265.14285700 Sq Ft



15-12-2022

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

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

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

Presented for registration at 12:51 hrs on 15-12-2022, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr JAGANNATH BISWAS ,

**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 2,63,84,802/-

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

Execution is admitted on 15/12/2022 by 1. Smt RITA GHOSH, Wife of Late BIDYUT KUMAR GHOSH, 139 , RAJA RAJENDRA LAL MITRA ROAD, P.O: BELIAGHATA, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife, 2. Mr DEBAJYOTI GHOSH, Son of Late BIDYUT KUMAR GHOSH, 139 , RAJA RAJENDRA LAL MITRA ROAD, P.O: BELIAGHATA, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession Service, 3. Smt Prarthana Ghosh, Wife of Mr SANTANU GUREY, 139 , RAJA RAJENDRA LAL MITRA ROAD, P.O: Beliaghata, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife, 4. Smt RITA Pain, Wife of Late Pranab Kumar Pain, 139 , Raja Rajendra Lal Mitra Road, P.O: Beliaghata, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife, 5. Mr SHYAMAL KUMAR GHOSE, Son of Late Bimal Kumar Ghosh, 139 , RAJA RAJENDRA LAL MIKTRA ROAD, P.O: BELIAGHATA, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession Business, 6. Smt RINA Ghosh, Wife of Late Uttam Ghosh, 139 , Raja Rajendra Lal Mitra Road, P.O: Beliaghata, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife, 7. Smt HENA GHOSH, Wife of Mr ASOKE KUMAR GHOSH, 139 , RAJA RAJENDRA LAL MITRA ROAD, P.O: BELIAGHATA, Thana: Beliaghata, , South 24-Parganas, WEST BENGAL, India, PIN - 700010, by caste Hindu, by Profession House wife  
Indetified by Mr PARESH CHANDRA MUKHERJEE, , Son of Late BHUPENDRA CHANDRA MUKHERJEE, RECKJOANI, P.O: RAJARHAT, Thana: Rajarhat, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Deed Writer

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

Execution is admitted on 15-12-2022 by Mr Debabrata Biswas, PARTNER, Merit Construction And Developers, 65 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr PARESH CHANDRA MUKHERJEE, , Son of Late BHUPENDRA CHANDRA MUKHERJEE, RECKJOANI, P.O: RAJARHAT, Thana: Rajarhat, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Deed Writer

Execution is admitted on 15-12-2022 by Mr GOPAL CHANDRA CHANDA, PARTNER, Merit Construction And Developers, 65 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr PARESH CHANDRA MUKHERJEE, , Son of Late BHUPENDRA CHANDRA MUKHERJEE, RECKJOANI, P.O: RAJARHAT, Thana: Rajarhat, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Deed Writer

Execution is admitted on 15-12-2022 by Mr RAJU CHANDRA, PARTNER, Merit Construction And Developers, 65 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr PARESH CHANDRA MUKHERJEE, , Son of Late BHUPENDRA CHANDRA MUKHERJEE, RECKJOANI, P.O: RAJARHAT, Thana: Rajarhat, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Deed Writer

Execution is admitted on 15-12-2022 by Mr JAGANNATH BISWAS, PARTNER, Merit Construction And Developers, 65 , Raja Rajendra Lal Mitra Road, City:- , P.O:- Beliaghata, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr PARESH CHANDRA MUKHERJEE, , Son of Late BHUPENDRA CHANDRA MUKHERJEE, RECKJOANI, P.O: RAJARHAT, Thana: Rajarhat, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700135, by caste Hindu, by profession Deed Writer



**nt 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) (s 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 1881, Amount: Rs.100.00/-, Date of Purchase: 09/12/2022, Vendor name: Ranjita Pal



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



ate of Registration under section 60 and Rule 69.  
Registered in Book - I  
Volume number 1603-2023, Page from 12877 to 12901  
Seri No 160319354 for the year 2022.



Digitally signed by Debasish Dhar  
Date: 2023.01.09 11:29:41 +05:30  
Reason: Digital Signing of Deed.

*Dhar*

(Debasish Dhar) 2023/01/09 11:29:41 AM  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS  
West Bengal.

(This document is digitally signed.)