

11934/22

1- 13015/2022

भारतीय गैर न्यायिक

पचास
रुपये

रु.50



INDIA

FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AE 579609

27.07.22
G-22284496

... the original ...
... the original ...
... the original ...

[Signature]
ALIPORE

POWER OF ATTORNEY

BY THIS POWER OF ATTORNEY is made on this 27th day of July Two Thousand Twenty Two (2022).

=BETWEEN=

(1) SRI AJIT KUMAR DUTTA, (PAN No. AKIPD5324J), son of Late Baidyanath Dutta, by religion- Hindu, by occupation- retired, residing at 53, Jainuddin Mistry Lane, Post Office - Alipore, Police Station - Chetla, Kolkata - 700027,

W5

Sold to: Rajib Choudhury
 Address: 104 Robert Colclough St
 1 APR 2022
 L.S.V. High Court
 High Court, NSW

35 Robert Falk
Tel 700040

10470
21.8.22



Mondira Dey 10470

10471
21.8.22



Chyib Khumar Datta

Identified by me

Saipat Gargwal
Ken



10472
21.8.22

Identified by me

Saipat Gargwal
Ken

DISPATCHED BY REGISTER
 22 APR 2022

(2) **SRI INDRANIL DUTTA** (PAN No. ADOPD5562B), son of Late Rajkumar Dutta, by religion- Hindu, by occupation- Business, residing at 53, Jainuddin Mistry Lane, Post Office- Alipore, Police Station- Chetla, Kolkata- 700027, (3) **SMT. SOMA DUTTA** (PAN No. AMUPD3129P), by occupation- Business, (4) **SRI SAMRAT DUTTA**, (PAN No. GUAPD3918J), by occupation- Student, both by religion- Hindu, both residing at 53, Jainuddin Mistry Lane, Post Office- Alipore, Police Station- Chetla, Kolkata- 700027, (5) **SMT. MINATI ADHAY** (PAN No. AJDPA0490N) wife of Sri Subhananda Adhay, by religion- Hindu, by occupation- Homemaker, residing at 10A, Harisabha Street, Post Office- Kidderpore, Police Station- Watgunge, Kolkata- 700023, (6) **SMT. MONDIRA DEY** (PAN No. AJRPD9883A), wife of Sri Krishna Chandra Dey, by religion- Hindu, by occupation- Homemaker, residing at 3/2, Kailash Bose Lane, Post Office and Police Station- Shibpur, District- Howrah, Pin- 711101, **SEND GREETINGS :-**

WHEREAS we, are the absolute and lawful owners of ALL THAT the piece and parcel of land measuring about 2 (Two) Cottahs 12 (Twelve) Chittaks 6 (Six) sq.ft be the same or little more or less being premises No. 53, Jainuddin Mistry Lane, Post Office- Alipore, Police Station- Chetla, Kolkata- 700027

under Kolkata Municipal Corporation, Ward No. 082, morefully mentioned in schedule hereunder written and hereinafter referred to as the said property.

AND WHEREAS for the purpose of development of the said property by constructing a building thereon we have entered into a development agreement on 30.04.2019 duly registred in the Office of the Additional District Sub-Registry Office at Alipore, South 24-Parganas, being No. 2650 for the year 2019 with **M/S. FLAIR CONSTRUCTION, (PAN No. ~~AAGFF1475N~~)**, a Proprietorship firm having its registered Office at 2, Dharmadas Row, Post Office and Police Station- Kalighat, Kolkata-700026, represented by its sole proprietor **SRI ASHOK KUMAR GUPTA, (PAN No. BXAPG0662C)**, son of Late Girija Prasad Gupta, by faith- Hindu, by occupation- Business, residing at 15, Mallick Para Lane, Post Office- Bangur, Police Station- Dum Dum, Kolkata- 700055, hereinafter referred to as the **"DEVELOPER"** under the terms and conditions as contained therein and for the purpose of smooth running of the said Development work it has become necessary and expedient to authorize and empower the said developer to do all acts, deeds, matters and things in our names and on our behalf relating to the abovementioned property fully mentioned in the First Schedule and Owners allocation and

Developers allocation are fully mentioned in the Second and Third Schedule respectively.

NOW THIS ALL MEN BY THESE PRESENTS THAT we, the Executants herein do hereby nominate, constitute, appoint and authorize **M/S. FLAIR CONSTRUCTION**, (PAN No. AAGFF1475N), a Proprietorship firm having its registered Office at 2, Dharmadas Row, Post Office and Police Station- Kalighat, Kolkata- 700026, represented by its Partner— **SRI ASHOK KUMAR GUPTA**, (PAN No. BXAPG0662C), son of Late Girija Prasad Gupta, by faith- Hindu, by occupation- Business, residing at 15, Mallick Para Lane, Post Office- Bangur, Police Station- Dum Dum, Kolkata- 700055, hereinafter referred to as the **"DEVELOPER"**, as our true and lawful attorney in our names and on our behalf to do all or any of acts, deeds, matters and things mentioned hereinafter :-

1. To work, manage, supervise and look after and administer the property mentioned in the First Schedule hereunder.
2. To apply for the inspection and to inspect all records and documents before the authorities i.e. Registered authority, Kolkata Municipal Corporation, Block Land &

Land Reforms Officer, etc and if required take copies of the same from appropriate authorities.

3. To appoint Architects/Engineers for preparation of building plan for the said property and to conduct soil testing, survey, measurement of the premises.
4. To submit building plan , pay taxes, sanction fees etc and to obtain sanction, permission from the necessary authorities as be expedient for modifications and/or alteration of plans if required and submit and take delivery of title deeds and other papers and documents concerning the said premises as may be required by the necessary authorities and also apply for and obtain permission and clearance including occupancy certificate etc
5. To appear and apply, make, sign, verify all applications, petitions and/or objections to the appropriate authority or authorities including the Kolkata Municipal Corporation / Block Land & Land Reforms Officer, Collector / CESC Ltd. etc. for all and or any license, permission or consent and/or NOC etc. required by law in connection with the schedule property and to sign, execute, affirm, verify. File or serve any undertaking,

affidavit, bond, petition, application and to apply for and obtain all clearances from any concerned government department or authority as may be required for the purpose of development of the schedule property on our behalf.

6. To institute, commence, prosecute, carry on or defend or resist all suit or other actions and proceedings and/or withdraw the same, concerning our said property or concerning anything in which we may be a party in any Court, Civil, Rent Controller, Criminal, High Court (Original, Revisional or Writ Jurisdiction), Revenue Court or Income Tax Officer and to sign and verify all complaints, written statement, accounts, inventories, to accept services, Vakalatnama, Warrant of Attorney or other authority to act and plead on our behalf in respect of the said schedule property to appear before any Notary Public, Registrar of Assurances, Magistrate (Judicial or Executive) and other Officer or Government Body or Department and to make submissions as if we are personally present.
7. To negotiate on terms and to agree to and enter into and conclude any agreement for sale of the Developers allocation written in the third schedule hereunder to any

intending purchaser(s) at such price which our said Attorney in his absolute discretion may think proper and/or cancel or repudiate if required the same without assigning any reason thereof.

8. To enter into contract, covenant and arrangements of any kind whatsoever in relation to our scheduled property and to modify, revoke and cancel the same as our said Attorney shall think fit and proper without making us liable for any loss on that account.
9. To receive from the intending purchaser(s) any earnest money, advance and/or balance or full purchase considerations in respect of Developers allocation as mentioned in the Third Schedule hereunder and to give valid receipt for same.
10. To sign, execute and deliver any conveyance or conveyances of the said property in respect of Developers allocation (as mentioned in Third Schedule hereunder) in our name and as our act and deed in favour of purchaser(s) or his/her nominee or assignee.
11. To sign and execute all other deeds, instruments and assurances which our said attorney shall consider necessary and to enter into or agree to such covenant(s)

and condition(s) as may be required for fully and effectively conveying the Developers allocation (as mentioned in the Third Schedule) in our said property as we could do ourselves if personally present.

12. To present any such conveyance(s) for registration to admit execution and receipt of consideration before the Sub-Registrar, or District Registrar, or Registrar of Assurances, or the Additional Registrar, or Registrar of Assurances, or the Additional Registrar of Assurances at Kolkata, having authority for and to have the said conveyance registered and to do all acts, deeds and things which our said Attorney shall consider necessary for conveyancing the Developers allocation of the said property to the purchaser(s) as fully and effectually in all respect as we could do the same ourselves.
13. To appear and represent us before the necessary authorities including Kolkata Municipal Corporation, West Bengal Fire Services, Competent Authority under the Urban Land Ceiling & Regulations Act, 1976, Kolkata or West Bengal Police, KIT, KMDA, CESC, Pollution Control Board, or any other authority in connection with the development of the said property.

14. To apply for and obtain water, electricity, gas, sewerage, drainage, tube well or any other connection(s) as may be required and pay necessary fees for same to the concerned authority. To receive on our behalf refund of any excess amount of fees paid for the purpose herein.
15. To sign, issue, deliver, serve, receive and accept all notices, letters and correspondence as may be required from time to time in connection with all or any of the matters stated above or for the purpose of developing our said property.
16. To execute boundary declaration of our title and to register the same before the registering authority.
17. To obtain occupancy certificate from the KMC in our name and on our behalf.
18. To do all other acts or deeds which our Attorney may think appropriate for development of our said property.

AND we hereby ratify and confirm all and whatever act or acts our said attorney shall lawfully do, execute r perform or cause to be performed, done, and executed in connection with the same of the Developers allocation out of the said property.

IN WITNESS WHEREOF the parties hereto have signed this Memorandum of Understanding on the day, month and year first above written.

SIGNED, SEALED & DELIVERED

In presence of WITNESSES :-

- | | |
|-----------------------------------|----------------------------|
| 1. <i>[Handwritten signature]</i> | 1. <i>Ajit Kumar Dutta</i> |
| 2. <i>[Handwritten signature]</i> | 2. <i>Indrani Dutta</i> |
| 3. <i>[Handwritten signature]</i> | 3. <i>Soma Dutta</i> |
| 4. <i>[Handwritten signature]</i> | 4. <i>Samrat Dutta</i> |
| 5. <i>[Handwritten signature]</i> | 5. <i>Minali Adhye</i> |
| 6. <i>[Handwritten signature]</i> | 6. <i>Mondira Gey</i> |

2. *Ajit Patra*
Shibnagar dead
Namkhane
(S) 24 P.S.

Signature of the Owners/Principals
I accepted the Power

Signature of the Attorney

[Handwritten signature]

Drafted by me
[Handwritten signature]
(Mrs. Sudipa Banerjee)
Advocate
High Court, Calcutta
Enrollment No. F/1066/2014
Contact No. 8296844040

SPECIMEN FORM FOR TEN FINGERPRINTS

AJIT KUMAR DUTTA		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Ajit Kumar Dutta

INDRANIL DUTTA		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Indranil Dutta

SOMA DUTTA		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Indranil Dutta Soma Dutta

SPECIMEN FORM FOR TEN FINGERPRINTS



SAMRAT DUTTA		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Samrat Dutta



MINATI ADHARY		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Minati Adhary



MONDIRA DEB		LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	LEFT HAND					
		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND						

Signature Mondira Deb

SPECIMEN FORM FOR TEN FINGERPRINTS



ASHOK KUMAR GUPTA	LEFT HAND	LITTLE FINGER 	RING FINGER 	MIDDLE FINGER 	FORE FINGER 	THUMB
	RIGHT HAND	THUMB 	FORE FINGER 	MIDDLE FINGER 	RING FINGER 	LITTLE FINGER

Signature Ashok Kumar Gupta



	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

Signature Saikat Ghosh



	LEFT HAND	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
	RIGHT HAND	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER

Signature _____



भारत सरकार
Government of India



Soma Dutta
DOB: 19/10/1979
Female



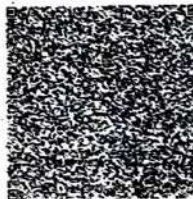
2136 7328 1609

मेरा आधार, मेरी पहचान



भारत सरकार
Unique Identification Authority of India

Address: 85, J. M. Lane, Airport H.O., Kolkata
West Bengal, 700027



2136 7328 1609



1947



help@uidai.gov.in



www.uidai.gov.in

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

SOMA DUTTA
RAGHU NATH ADHIKARY

19H011978
Permanent Account Number
AMUPD3129P

Soma Dutta
Signature



In case this card is lost, found, stolen inform / return to
Income Tax PAN Services Unit (ITPS)
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/तैयार
आयकर पैन सेवा यूनिट, एन.एम.डी.सी.ए.
प्लॉट नं. 3, सेक्टर 11, एन.एम.डी.सी.ए.
नवी मुंबई - 400 614



ভারত সরকার
Unique Identification Authority of India

ভাটিকাভুক্তির আই ডি / Enrollment No.: 1040/20062/13719

To
সম্রাট দত্ত
Samrat Dutta
53 J M LANE
Airport Road
Airpore
Kolkata
West Bengal 700027

492059



MN004920596FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

9880 6301 6669

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার

Government of India



সম্রাট দত্ত
Samrat Dutta
পিতা : ইন্দ্রনীল দত্ত
Father : INDRANIL DUTTA
জন্ম সাল / Year of Birth : 2002
পুরুষ / Male



9880 6301 6669

আধার - সাধারণ মানুষের অধিকার

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
GUAPD391BJ



नाम
SAMRAT DUTTA

पिता का नाम / Father's Name
INDRANIL DUTTA

जन्म तिथि / Date of Birth
28/05/2002

Samrat Dutta

25122020

इस कार्ड के खो जाने पर कृपया सूचित करें/सोटाएं:

आयकर सेवा केंद्र, एन एस डी एल
चौथी मंजिल, मन्त्री स्टेडियम,
प्लॉट नं. 343, सड़क नं. 997/8,
मॉडल कॉलोनी, पास बांद्रा चौक के पास,
पुणे - 411 016.



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

Income Tax PAN Services Unit, NSDL,
4th Floor, Mantri Stadia,
Plot No. 343, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune - 411 016.

Tel: 91 20 2721 3030 / 91 20 2721 8081
e-mail: unitinfo@nsdl.co.in

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

AJIT KUMAR DUTTA

BARIDYANATH DUTTA

01/03/1947

Permanent Account Number
AKIPD5324J

Ajit Kumar Dutta
Signature



Ajit Kumar Dutta

आयकर विभाग, वाराणसी कक्षायां मुद्रित कर ' लॉडिंग
आयकर विभाग, वाराणसी, एन एस डी एल
आयकर विभाग, डाइमंड टॉवर, कमला मिल्स कम्पाउंड,
बी. स्टार्ज, लोवर पारेल, मुंबई - 400 013

If this card is lost / someone's lost card is found,
please return to:
Income Tax PAN Services Unit, NSDL
and Times Tower,
Kamla Mills Compound,
B. Starg, Lower Parel, Mumbai - 400 013
Phone: 2499 4650, Fax: 91 22 2495 0604
www.itsdl.com



ভারত সরকার

Government of India

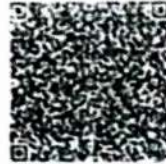
ভালিকাঙ্কির আই ডি / Enrollment No. 1040/20520/50018

To
মিনতি আঢ়া
MINATI ADHYA
10A HARI SAVA STREE
Khandirpore
Khandirpore
Circus Avenue Kolkata
West Bengal 700023

27/06/2014
1-31520186



ML481620864F



আপনার সংখ্যা / Your No

7165 0123 6023

- সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India



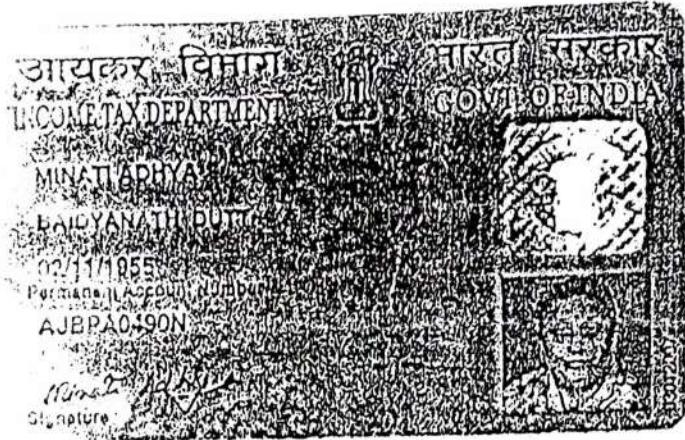
মিনতি আঢ়া
MINATI ADHYA
পিতা বৈদ্য নারায়ণ
Father Baidya Narayana
জন্মতারিখ / DOB: 02/11/1955
মহিলা / Female

7165 0123 6023

- সাধারণ মানুষের অধিকার



Minati Adhya



Minati Arhya

यदि किसी को इसका PAN कार्ड खोया हुआ मिले / मिले
कृपया इसे वापस देकर, एन एस डी एल
के कार्यालय, टॉपिंग टॉवर, कल्याण मिल्स कंपाउंड,
एन एस डी, लोअर पार्ले, मुंबई - 400 013
को भेजें।
If this card is lost / someone's lost card is found,
Please inform / return to
Income Tax PAN Services Unit, NSDL,
10th Fl, Times Tower,
Kamala Mills Compound,
S. E. Marg, Lower Parel, Mumbai - 400 013
Tel: 91-22-24924651, 91-22-24924664
Email: unit1@nsdl.co.in



ভারত সরকার

Government of India

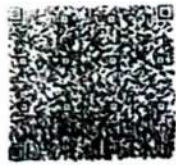
আই ডি / Enrollment No. 2110/5710/00143

To
মন্দিরা দে
Mondira Dey
W/O: Krishna Chandra Dey
3/2 KAILASH BOSE LANE
RAMKRISHNAPUR HOWRAH
Howrah (M Corp)
Howrah
Howrah
West Bengal 711101

05/07/2018



ML091657505F1



আপনার আইডি সংখ্যা / Your ID No. :

2853 6826 3229

সাধারণ মানুষের অধিকার



ভারত সরকার
Government of India



মন্দিরা দে
Mondira Dey
পিতা : বৈদ্য নথ ডাঃ
Father : Baidya Nath Datta
জন্মতারিখ / DOB : 08/09/1958
মহিলা / Female



2853 6826 3229

সাধারণ মানুষের অধিকার

Mondira Dey

आयकर विभाग
INCOME TAX DEPARTMENT
MONDIRA DEY
BAIDYA NATH DEY
08/09/1958
Permanent Account No.
AJRPD9883A
Mondira
Signature

In case this card is lost, kindly inform the
Income Tax PAN Centre, Call No. 11751
Plot No. 5, Sector III, Gurgaon
Navl Number - 400 613
यह कार्ड खो जाने पर कृपया सूचित करें/लिनर
आयकर पैन सेवा केंद्र, गुरुग्रा
प्लॉट नं: 5, सेक्टर III, गुरुग्रा
नवी नंबर-400 613

Mondira Dey



भारत सरकार
GOVERNMENT OF INDIA



Ajit Kumar Dutta

DOB: 01/01/1947

MALE



9917 7512 8130

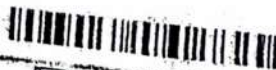
MEERA AADHAAR, MERI PEHCHAN



भारतीय विधि प्रणाली प्राधिकरण
INDIAN LEGAL SYSTEM AUTHORITY OF INDIA

Address

S/O: Late Baidyanath Dutta, 53,
Jainuddin Mistry Lane, Chetla, Alipore,
Kolkata,
West Bengal - 700027



1847
1800 300 1847

help@ildai.gov.in www.ildai.gov.in

P.O. Box No. 1847,
Bengaluru-560 001

Ajit Kumar Dutta

Major Information of the Deed

Deed No :	I-1603-13015/2022	Date of Registration	22/08/2022
Query No / Year	1603-2002284496/2022	Office where deed is registered	
Query Date	27/07/2022 1:02:18 AM	D.S.R. - III SOUTH 24-PARGANAS, District:	South 24-Parganas
Applicant Name, Address & Other Details	SAIKAT GANGULY Thana : Alipore, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8777763154, Status :Advocate		
Transaction	Additional Transaction		
[0139] Sale, Development Power of Attorney	[4002] Power of Attorney, General Power of Attorney [Rs : 0/-], [4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
	Rs. 1,08,36,037/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 20,120/- (Article:48(g))	Rs. 60/- (Article:E, E, E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :







District: South 24-Parganas, P.S:- Chetla, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Jainuddin Mistr Lane, , Premises No: 53, , Ward No: 056 Pin Code : 700027

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	(RS :-)		Bastu .	2 Katha 12 Chatak 6 Sq Ft		79,44,000/-	Property is on Road
Grand Total :				4.5513Dec	0 /-	79,44,000 /-	



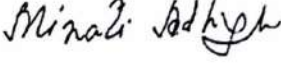
Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	3032 Sq Ft.	0/-	20,46,600/-	Structure Type: Structure
Gr. Floor, Area of floor : 1577 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Floor No: 1, Area of floor : 1455 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
S2	On Land L1	501 Sq Ft.	0/-	8,45,437/-	Structure Type: Structure
Gr. Floor, Area of floor : 501 Sq Ft.,Commercial Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		3533 sq ft	0 /-	28,92,037 /-	

Principal Details :

Sl No	Name, Address, Photo, Finger print and Signature			
1	<p>Mr AJIT KUMAR DUTTA Son of Late BAIDYA NATH DUTTA 53, JAINUDDIN MISTRY LANE, City:- , P.O:- ALIPORE, P.S:-Chetla, District:- South 24-Parganas, West Bengal, India, PIN:- 700027 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AKxxxxxx4J, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 21/08/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 21/08/2022 ,Place : Pvt. Residence</p>			
2	<p>Mr INDRANIL DUTTA Son of Late BAIDYA NATH DUTTA Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office</p>			<p>Indranil Dutta</p>
	27/07/2022	LTI	27/07/2022	
	<p>53, JAINUDDIN MISTRY LANE, City:- , P.O:- ALIPORE, P.S:-Chetla, District:-South 24-Parganas, West Bengal, India, PIN:- 700027 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ADxxxxxx2B, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office</p>			
3	<p>Mrs SOMA DUTTA Wife of Mr BAIDYA NATH DUTTA Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office</p>			<p>Soma Dutta</p>
	27/07/2022	LTI	27/07/2022	
	<p>53, JAINUDDIN MISTRY LANE, City:- , P.O:- ALIPORE, P.S:-Chetla, District:-South 24-Parganas, West Bengal, India, PIN:- 700027 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AMxxxxxx9P, Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office</p>			
4	<p>Mr SAMRAT DUTTA Son of Late BAIDYA NATH DUTTA Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office</p>			<p>Samrat Dutta</p>
	27/07/2022	LTI	27/07/2022	

JAINUDDIN MISTRY LANE, City:- , P.O:- ALIPORE, P.S:-Chetla, District:-South24-Parganas, West Bengal, India, PIN:- 700027 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, PAN No.:: GUxxxxxx8J,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022
 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office

Sl No	Name	Photo	Finger Print	Signature
5	Mrs MINATI ADHAY Wife of Mr SUBHANANDA DUTTA Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office	 27/07/2022	 LTI 27/07/2022	 27/07/2022
10A, HARISABHA STREET, City:- , P.O:- KHIDDERPORE, P.S:-Wattgunge, District:-South24-Parganas, West Bengal, India, PIN:- 700023 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AJxxxxxx0N,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 27/07/2022 ,Place : Office				
6	Mrs MONDIRA DEY Wife of Mr KRISHNA CHANDRA DEY 3/2, KAILASH BOSE LANE, City:- , P.O:- SHIBUR, P.S:-Shibpur, District:-Howrah, West Bengal, India, PIN:- 711101 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AJxxxxxx3A,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 21/08/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 27/07/2022 , Admitted by: Self, Date of Admission: 21/08/2022 ,Place : Pvt. Residence			

Attorney Details :

Sl No	Name Address Photo Finger print and Signature
1	FLAIR CONSTRUCTION 2, DHARMADAS ROW, City:- , P.O:- KALIGHAT, P.S:-Kalighat, District:-South 24-Parganas, West Bengal, India, PIN:- 700026 , PAN No.:: BXxxxxxx2C,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name Address Photo Finger print and Signature								
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr ASHOK KUMAR GUPTA (Presentant) Son of Late GIRIJA PRASAD GUPTA Date of Execution - 27/07/2022, , Admitted by: Self, Date of Admission: 27/07/2022, Place of Admission of Execution: Office </td> <td>  Jul 27 2022 2:52PM </td> <td>  LTI 27/07/2022 </td> <td>  27/07/2022 </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr ASHOK KUMAR GUPTA (Presentant) Son of Late GIRIJA PRASAD GUPTA Date of Execution - 27/07/2022, , Admitted by: Self, Date of Admission: 27/07/2022, Place of Admission of Execution: Office	 Jul 27 2022 2:52PM	 LTI 27/07/2022	 27/07/2022
Name	Photo	Finger Print	Signature						
Mr ASHOK KUMAR GUPTA (Presentant) Son of Late GIRIJA PRASAD GUPTA Date of Execution - 27/07/2022, , Admitted by: Self, Date of Admission: 27/07/2022, Place of Admission of Execution: Office	 Jul 27 2022 2:52PM	 LTI 27/07/2022	 27/07/2022						

MALLICK PARA LANE, City:- , P.O:- BANGUR, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700055, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: BXxxxxxx2C,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : FLAIR CONSTRUCTION (as PROPRIETOR)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SAIKAT GANGULY Son of Mr SACHIDA NANDA GANGULY ALIPORE JUDGES COURT, City:- , P.O:- ALIPORE, P.S:-Alipore, District:-South 24- Parganas, West Bengal, India, PIN:- 700027			
	27/07/2022	27/07/2022	27/07/2022
Identifier Of Mr AJIT KUMAR DUTTA, Mr INDRANIL DUTTA, Mrs SOMA DUTTA, Mr SAMRAT DUTTA, Mrs MINATI ADHAY, Mrs MONDIRA DEY, Mr ASHOK KUMAR GUPTA			

On 27-07-2022

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

Presented for registration at 14:33 hrs on 27-07-2022, at the Office of the D.S.R. - III SOUTH 24-PARGANAS by Mr ASHOK KUMAR GUPTA ,

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,08,36,037/-

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

Execution is admitted on 27/07/2022 by 1. Mr INDRANIL DUTTA, Son of Late BAIDYA NATH DUTTA, 53, JAINUDDIN MISTRY LANE, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by Profession Business, 2. Mrs SOMA DUTTA, Wife of Mr BAIDYA NATH DUTTA, 53, JAINUDDIN MISTRY LANE, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by Profession Business, 3. Mr SAMRAT DUTTA, Son of Late BAIDYA NATH DUTTA, 53, JAINUDDIN MISTRY LANE, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by Profession Student, 4. Mrs MINATI ADHAY, Wife of Mr SUBHANANDA DUTTA, 10A, HARISABHA STREET, P.O: KHIDDERPORE, Thana: Wattgunge, , South 24-Parganas, WEST BENGAL, India, PIN - 700023, by caste Hindu, by Profession Others

Indetified by Mr SAIKAT GANGULY, , , Son of Mr SACHIDA NANDA GANGULY, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

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

Execution is admitted on 27-07-2022 by Mr ASHOK KUMAR GUPTA, PROPRIETOR, FLAIR CONSTRUCTION, 2, DHARMADAS ROW, City:- , P.O:- KALIGHAT, P.S:-Kalighat, District:-South 24-Parganas, West Bengal, India, PIN:- 700026

Indetified by Mr SAIKAT GANGULY, , , Son of Mr SACHIDA NANDA GANGULY, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 60/- (E = Rs 28/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 32/-, by online = Rs 28/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 27/07/2022 1:18PM with Govt. Ref. No: 192022230083835961 on 27-07-2022, Amount Rs: 28/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKU3220703 on 27-07-2022, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 20,070/- and Stamp Duty paid by Stamp Rs 50/-, by online = Rs 20,070/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 579609, Amount: Rs.50/-, Date of Purchase: 01/04/2022, Vendor name: A Sarkar
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 27/07/2022 1:18PM with Govt. Ref. No: 192022230083835961 on 27-07-2022, Amount Rs: 20,070/-, Bank: State Bank of India (SBIN0000001), Ref. No. CKU3220703 on 27-07-2022, Head of Account 0030-02-103-003-02



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

Endorsement by Commissioner after execution of Visit Commission Case No:-003524 of 2022

1. Having visited the residence of Mr AJIT KUMAR DUTTA, , Son of Late BAIDYA NATH DUTTA, 53, JAINUDDIN MISTRY LANE, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Retired Person I have this day examined the said Mr AJIT KUMAR DUTTA who has been identified to my satisfaction by Mr SAIKAT GANGULY, , , Son of Mr SACHIDA NANDA GANGULY, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate AND the said Mr AJIT KUMAR DUTTA has admitted the execution of this document
2. Having visited the residence of Mrs MONDIRA DEY, , Wife of Mr KRISHNA CHANDRA DEY, 3/2, KAILASH BOSE LANE, P.O: SHIBUR, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Others I have this day examined the said Mrs MONDIRA DEY who has been identified to my satisfaction by Mr SAIKAT GANGULY, , , Son of Mr SACHIDA NANDA GANGULY, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate AND the said Mrs MONDIRA DEY has admitted the execution of this document



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

Dl: 22/08/2022

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.



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

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2022, Page from 445283 to 445313 ,
being No 160313015 for the year 2022.



Dhar

Digitally signed by Debasish Dhar
Date: 2022.08.22 17:43:23 +05:30
Reason: Digital Signing of Deed.

(Debasish Dhar) 2022/08/22 05:43:23 PM
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-PARGANAS
West Bengal.

(This document is digitally signed.)