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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AL 2358

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Certify that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

3

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

22 APR 2022

DEVELOPMENT POWER OF ATTORNEY
[AFTER REGISTERED DEVELOPMENT AGREEMENT]

TO ALL TO WHOM THESE PRESENTS SHALL COME, "M/S. DEWKI REALTORS PVT. LTD." [having PAN : AADCD7626H], a Private Limited Company, having its office at 109/6, PK Guha Road, P.O. & P.S.-Dum Dum, Kolkata-700028, in the District of North 24 Parganas, in the state of West Bengal, India, duly represented by its executive Director namely SRI DEWKI NANDAN AGARWAL, son of Late Giridhari Lal Jalan, [having DIN : 02599667], [having PAN : AFQPA6548A], and [having Aadhaar No : 8584

Contd.....P/2

3690 1315], by Nationality-Indian, by occupation-Business, by Faith-Hindu, residing at 109/6, PK Guha Road, P.O. & P.S.-Dum Dum, Kolkata-700028, in the District of North 24 Parganas, in the state of West Bengal, India, do hereby send GREETINGS that.

WHEREAS :

Land purchased by Dewki Realtors : by virtue of a registered Deed of Conveyance dated 30th day of December, 2019, one **M/s. Dewki Realtors Private Limite**, a Private Limited Company, purchased of ALL THAT piece and parcel of land [classified as Bastu Land], measuring an area about 31[Thirty One] Cottahs 04[Four] Chittacks 42.5[Forty Two point Five] Sq.Ft. be the same a little more or less, equivalent to 51[Fifty One] Decimals [i.e. 07(Seven) Decimals in R.S. & L.R. Dag No. 2286, 13(Thirteen) Decimals in R.S. & L.R. Dag No. 2287, 30(Thirty) Decimals in R.S. & L.R. Dag No. 2288, and 01(One) Decimal in R.S. & L.R. Dag No. 2288/3020] along with three individual asbestos shed structure measuring about 411 Sq.Ft., 985 Sq.Ft. and 804 Sq.Ft. more or less in total 2200 Sq.Ft. more or less, comprised in C.S. Khatian No. 134, 461, 491 & 503, corresponding to R.S. Khatian No. 6, 429, 438, 902 & 1384, appertaining to L.R. Khatian No.23955 and 23956, corresponding to C.S. Dag No. 3300, 3301 & 3302, appertaining to R.S. & L.R. Dag No. 2286, 2287, 2288 and 2288/3020, lying and situated at under Mouza-Gopalpur, J.L.No.2, Re.Sa. No.140, Touzi No.2998, at Tentultala, P.O.-R.Gopalpur, P.S.-Narayanpur formerly Airport, Kolkata-700136, in the District North 24-Parganas, within the jurisdiction of A.D.S.R. Bidhan Nagar (Salt Lake City), within the local limit of Rajarhat Gopalpur Municipality, under ward No."03", being Holding No.RGM-6/4/2, BL-F, Tentulata-Narayanpur, now is under Bidhannagar Municipal Corporation, within Ward No. "04", in the District of North 24 Parganas, in the state of West Bengal, India, from Sri **M/s. Priya Food Products Limited**, a company incorporated under the provision of Companies Act, 1956, and the said Deed of Conveyance was registered at the office of A.R.A.-III, Kolkata, duly recorded in Book No.I, Volume No. 1903-2020, Pages from 17932 to 17969, being Deed No.190307524 for the year 2019, against the valuable consideration mentioned therein.

Land purchased by Dewki Realtors : by virtue of a registered Deed of Conveyance dated 7th day of August, 2020, one **M/s. Dewki Realtors Private Limited**, a Private Limited Company, purchased of ALL THAT piece and parcel of land [classified as Bastu Land], measuring an area about 07[Seven] Decimals equivalent to 04[Four] Cottahs 00[Zero] Chittacks 39[Thirty Nine] Sq.Ft. be the same a little more or less, along with One Single Storied Pucca Structure measuring about 300 Sq.Ft. more or less (approx), be the same a little more or less, comprised in R.S. Khatian No.6, under R.S. Dag No.2288, corresponding to L.R. Khatian No. 3690, under L.R. Dag No.2288, lying and situated at Mouza-Gopalpur, J.L.No.2, Re.Sa. No.140, Touzi No.2998, at Tentultala, P.O.-R. Gopalpur, P.S.-Airport presently Narayanpur, Kolkata-700136, within the jurisdiction of Additional District Sub Registry Office at

Bidhan Nagar (Salt Lake City), within the local limits of Rajarhat Gopalpur Municipality, now under the Bidhannagar Municipal Corporation, within Ward No."04", bearing Holding No.63, and Assessee No. 20033111249, in the District of North 24 Parganas, in the state of West Bengal, India, from Sri Swapan Kumar Ghosh, son of Late Sudhir Kumar Ghosh, and the said Deed of Conveyance was registered at the office of A.R.A.-III, duly recorded in Book No.I, Volume No. 1903-2020, Pages from 147010 to 147034, being Deed No.190302989 for the year 2020 against the valuable consideration mentioned therein.

Record by M/s. Dewki Realtors Private Limited : Thus on the basis of aforesaid Purchase the said Dewki Realtors Private Limited recorded its name into the record of Block Land and Land Reforms Rajarhat, Government of West Bengal, vide Two L.R. Khatian Nos. 24770 & 24847, under L.R. Dag Nos. 2286, 2287, 2288, 2288/3020, in the following manners :

L.R. DAG NO.	L.R. KHA. NO.	NATURE OF LAND	SHARE OF LAND	AREA OF LAND (Decimals)
2286	24847	BASTU	2500	07 Decimals
2287	24847	BASTU	4062	13 Decimals
2288	24847	BASTU	4009	30 Decimals
2288/3020	24847	BASTU	1250	01 Decimals
2288	24770	BASTU	906	07 Decimals
Total Land Area = 58 Fifty Eight Decimals				

Absolute ownership of M/s. Dewki Realtors Private Limited : Thus on the basis of aforementioned facts, events and circumstances and on the basis of Record of Right the said M/s. Dewki Realtors Private Limited, became the absolute owners of the "Said Property", which is morefully and particularly described in the First Schedule hereunder written hereunder and thereafter the said M/s. Dewki Realtors Private Limited, sanctioned a Site Plan vide No. 215/20-21 dated 30.03.2021 and a Building Plan vide BMC/BPN/RG/817/78/20-21 (2/2), dated 10.09.2021 from the concerned authority of Bidhan Nagar Municipal Corporation, after demolished the existing structures standing on the premises and paying such taxes and/or Government Rents to the concerned authorities regularly as an absolute owner.

AND WHEREAS We, intend to develop the aforesaid land/premises by constructing Multi-Storied building thereon after demolishing the existing structure and the said structure already demolished and the said building will be in according with the plan to be sanctioned by the authority concern.

AND WHEREAS We, do not have requisite experience to develop the said as such We have been searching for a worthy developer.

AND WHEREAS on request of our proposal the Developer namely "M/S. DEWKI REALTORS PVT. LTD." [having PAN : AADCD7626H], a Private Limited Company,

Company, incorporated under the companies Act 1956, having its Registered Office at Krishti Apartment, V.I.P., Kaikhali, Chiriamore, Madhya Para, P.O. & P.S.-Airport, Kolkata-700052, in the District of North 24 Parganas, in the state of West Bengal, India, **represented by its Director namely MR. DINESH PRASAD**, Son of Sri Dhanush Dhari Prasad, [having PAN : ALFPP7296M], [having Aadhaar No : 6455 8050 8742], [having DIN : 03073554], residing at Kalipark, P.O.-Rajarhat Gopalpur, P.S.-Narayanpur, Kolkata-700136, in the District of North 24 Parganas, in the state of West Bengal, India herein to develop the said land/premises as morefully, describe in the schedule stated hereunder on the terms and conditions as recorded in the Registered Development Agreement dated 22nd day of April, 2022, recorded in Book No.I, bearing Deed No. 1504 of 62, for the year 2022, registered at the office at A.D.S.R.O. Bidhan Nagar (Salt Lake City), entered into by and between ourselves and the said developer here in after to as the said development agreement.

NOW KNOW YE AND THESE PRESENTS WITNESSETH that We, "M/S. DEWKI REALTORS PVT. LTD." [having PAN : AADCD7626H], a Private Limited Company, having its office at 109/6, PK Guha Road, P.O. & P.S.-Dum Dum, Kolkata-700028, in the District of North 24 Parganas, in the state of West Bengal, India, duly represented by its executive Director namely **SRI DEWKI NANDAN AGARWAL**, son of Late Giridhari Lal Jalan, [having DIN : 02599667], [having PAN : AFQPA6548A], and [having Aadhaar No : 8584 3690 1315], by Nationality-Indian, by occupation-Business, by Faith-Hindu, residing at 109/6, PK Guha Road, P.O. & P.S.-Dum Dum, Kolkata-700028, in the District of North 24 Parganas, in the state of West Bengal, India, **do hereby appoint "M/S. KRISHTI CONSTRUCTION PVT. LTD."** [having PAN : AAECK6034H], a Private Limited Company, incorporated under the companies Act 1956, having its Registered Office at Krishti Apartment, V.I.P., Kaikhali, Chiriamore, Madhya Para, P.O. & P.S.-Airport, Kolkata-700052, in the District of North 24 Parganas, in the state of West Bengal, India, **represented by its Director namely MR. DINESH PRASAD**, Son of Sri Dhanush Dhari Prasad, [having PAN : ALFPP7296M], [having Aadhaar No : 6455 8050 8742], [having DIN : 03073554], residing at Kalipark, P.O.-Rajarhat Gopalpur, P.S.-Narayanpur, Kolkata-700136, in the District of North 24 Parganas, in the state of West Bengal, India, pursuant to the authority under Board Resolution dated 10.04.2022, as our true and lawful Attorney to do the following acts, deeds and things as required to complete the deal.

1. To sign, execute submit and collect, all building plans, like site plan, documents, statements, papers undertakings and declaration as may be required for having the plans modified and/or altered and/or amendment to be made by the local authority, concern or the authority concerns, as per terms said Development Agreement.
2. To appear and represent on behalf of us before the any authority and authorities including the Municipal or any other authority concern, Fire

Rajesh Prasad

Brigade, West Bengal Police, The Competent Authority under the Urban Land (ceiling and regulation) Act, 1976 and Government of West Bengal in connection with the modification and/or alteration of the sanctioned plans.

3. To pay fees to obtain such order or orders and permissions from the appropriate authorities as to be expedient for sanction of the Development Plan if necessary required.
4. To receive the excess amount of fees, if any paid for the purpose of sanction, modification and/or alteration of the Development plan to any authority or authorities.
5. To develop the said Premises making construction of building thereon as per plan which to be approved and sanctioned by the authority concern and or the by the Municipal Corporation, or any other any other authority concern and for that purpose to demolish and/or remove existing house building and/or structure if any whatsoever in nature on the premises as per terms of said Development Agreement.
6. To apply for and obtain electricity, gas, water, sewerage, drainage, telephone or other connections of any other utility to the said Premises and/or make alterations thereon and to close down and/or have disconnected the same and for that purposes to sign, execute and commit the all papers, applications, documents and plans and to do all other acts, deeds and things as be deemed fit and proper by the said attorney.
7. To use, shift, or re-adjust the existing electricity connection in the said Premises in such manner, as the said ATTORNEY may deem fit and proper.
8. To appear and represent on behalf of me before all authorities including those under the Zila Parishad or any other the authority concern for fixation and/or finalization of annual valuation of the said Premises and for that purpose to sigh, execute and submit, necessary papers and documents and to do all other acts, deeds and things as the said ATTORNEY may deem fit and proper.
9. To enter into any agreement for sale with intending buyer/buyers in respect of Developers allocation only and also do collect advance and/or part payment or full consideration from them at any terms and conditions as may the Attorney shall think fit and proper, as per terms of said Development Agreement.
10. To appear and represent on behalf of us before Notary, Metropolitan Magistrate and other office or offices or authority or authorities having jurisdiction and to present for authentication and to acknowledge the authentication or have authenticated and perfected all deeds, instruments and writings and to be signed by the said ATTORNEY in any manner concerning the said Premises subject.

11. To appear before any Registrar, Sub-registrar having jurisdiction to present all deeds and documents including sale deeds for registration and present the same in respect of Developers allocation only under the law and sign all receipts and other documents as may be required as per law and equity, for completion of Registration, as per terms of said Development Agreement for Developer Allocation only.
12. To sign and execute any deeds, instruments of documents for the purpose of transferring of the said premises or any portion thereof to the intending purchaser of purchasers in respect of the Developer allocation as per terms of said Development Agreement for Developer Allocation only.
13. To execute conveyance or conveyances in our name on our behalf to do all acts and deeds in favour of the intending purchaser or purchasers with the developers allocation only and to present the said conveyance for registration before the competent registering authority, as per terms of said Development Agreement.
14. To execute and sign any deeds, agreements memo of understanding with a view to sale of building to be constructed on the schedule mentioned property in its own names and on our behalf for Developer Allocation only as per terms of Development Agreement.
15. Affix sign board or install any Hoarding on the said Premises in the name of the attorneys.
16. To advertise in the newspapers for Obtaining Purchaser/s for selling the flat/ commercial and car parking space in the proposed building and to take loan against the mortgage of the Flat/shop/Car Parking in respect of the Developer's Allocation.
17. To receive compensation becoming receivable in respect of any acquisition and/or requisition of the said constructed building.
18. To compromise suits, appeals or other legal proceedings in any Court, Tribunal or other Authority whatsoever and to sign and verify applications therefore.
19. To sign declare and/or affirm any plaint, written statement, petition, affidavit, verification, vakalatnama, warrant or memo of appeal or any other documents or papers in any proceedings or in any way connected therewith after with the consent of the principal.
20. This Development Power of Attorney is only applicable in connection of the Development of the property mentioned in schedule written hereunder only and the other property of the Appointers will not be affected by this Development Power of Attorney.

AND GENERALLY to act our ATTORNEY or agents in relation to all matters touching our said Premises and building, as we would do if We, would personally represent notwithstanding the Development Power of Attorney, in that particular behalf as contained in these presents.

AND We, hereby ratify and confirm and argue to undertake to ratify and confirm all the acts, matters, deeds and things whatsoever by the said Attorney appointed under this Power in that herein above contained shall lawfully do cause or to be done in the right of or by virtue of these presents.

THE SCHEDULE ABOVE REFERRED TO

[Description of Property]

ALL THAT piece and parcel of vacant Land [Classified as **Bastu Land**], measuring an area about **58 [Fifty] Decimals** be the same a little more or less, comprised in C.S. Khatian No. 134, 461, 491 & 503, corresponding to R.S. Khatian No. 6, 429, 438, 902 & 1384, appertaining to **L.R. Khatian No.24770 and 24847**, corresponding to C.S. Dag No. 3300, 3301 & 3302, appertaining to **R.S. & L.R. Dag No. 2286, 2287, 2288 and 2288/3020**, lying and situated at **MOUZA-GOPALPUR, J.L.No.2, Re.Sa. No.140, Touzi No.2998, at Tentultala, P.O.-R.Gopalpur, P.S.-Narayanpur formerly Airport, Kolkata-700136**, in the District North 24-Parganas, within the jurisdiction of A.D.S.R.O. Bidhan Nagar (Salt Lake City), within the local limit of Rajarhat Gopalpur Municipality, under Ward No."03", being Holding No.RGM-6/4/2, BL-F, & Holding No.63, and Assessee No. 20033111249, Tentultala-Narayanpur, now is under Bidhannagar Municipal Corporation, within **Ward No."04"**, in the District of North 24 Parganas, in the state of West Bengal, India and the details of Land herby developed as follows :-

L.R. DAG NO.	L.R. KHA. NO.	NATURE OF LAND	SHARE OF LAND	AREA OF LAND (Decimals)
2286	24847	BASTU	2500	07 Decimals
2287	24847	BASTU	4062	13 Decimals
2288	24847	BASTU	4009	30 Decimals
2288/3020	24847	BASTU	1250	01 Decimals
2288	24770	BASTU	906	07 Decimals
Total Land Area = 58 Fifty Eight Decimals				

which is butted and bounded as follows :-

- On The North-Western By** :: G+IV storied Building;
On The North-Eastern By :: Land of L.R. Dag No. 2288;
On The South-Western By :: III Storied Building
On The South-Eastern By :: 35'-00" App. wide PWD Road [91Bus Route];

IN WITNESS WHEREOF We, have hereunto set subscribed and affixed our hands seals on the 22nd day of - April - , 2022 (Two Thousand Twenty Two).

SIGNED SEALED AND DEIVERED

at Kolkata, in the presence of:-

DEWKI REALTORS PRIVATE LIMITED
REALTORS PRIVATE LIMITED

Dewki nandan Agrwal
Director
Director

PRINCIPAL

KRISHTI CONSTRUCTION PVT. LTD.

D. Anshu Barua
Director

Power accepted by me
[SIGNATURE OF THE ATTORNEY]

WITNESSES:-

1. *Rajesh Prasad*
S/O. Bej, Dhanush Dhevi Prasad
Kali park, KOL-700136.

2. *Swarna dit Saha*
S/O - Late Radha Raman Saha.
102, Ramkrishno garch.
KOL-700078.

Composed By

Dalai
Subhankar Dalai
Kaikhali, Kolkata-700052

Drafted and Prepared by me as per the information's and instructions given by the parties.

Tanayendra Roy

[TANAYENDRA ROY]

Advocate
High Court Calcutta

23-02/24

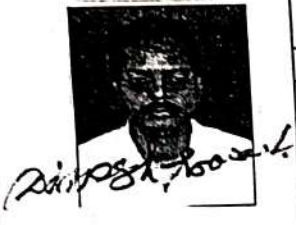
SPECIMEN FROM FOR TEN FINGER PRINTS



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					

	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

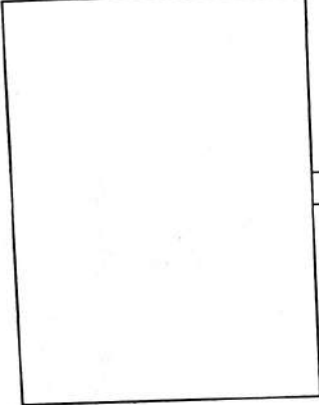
SIGNATURE Dewti nandan Agrew



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LEFT HAND					

	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

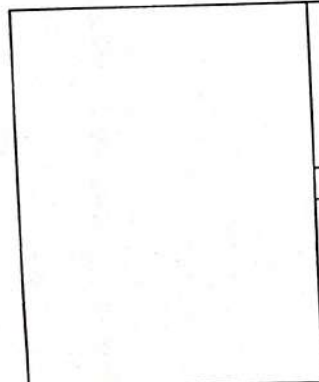
SIGNATURE Adarsh Bora



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					

	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

SIGNATURE _____



	LITTLE FINGER	RING FINGER	MIDDLE FINGER	FORE FINGER	THUMB
LEFT HAND					

	THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
RIGHT HAND					

SIGNATURE _____

Major Information of the Deed

Deed No.:	I-1504-01766/2022		Date of Registration	22/04/2022
Query No./ Year	1504-8001221366/2022		Office Where deed is registered	A.D.S.R. BIDHAN NAGAR, District: North 24 Parganas
Query Date	22/04/2022 12:54:57 PM			
Applicant Name, Address & Other Details	T Roy High Court, Calcutta, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 8335945321, Status : Advocate			
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		Additional Transaction [4305] Other than Immovable Property, Declaration [No of Declaration : 2]	
Set Forth value	Rs. 4,22,00,000/-		Market Value Rs. 6,09,12,644/-	
Stamp duty Paid (SD)	Rs. 100/- (Article:48(g))		Registration Fee Paid Rs. 21/- (Article:E, E)	
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 150401762/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)			

Land Details :

District: North 24-Parganas, P.S:- Airport, Municipality: BIDHANNAGAR MUNICIPALITY CORPORATION, Road: Old Route (Kaikhali Road), Mouza: Gopalpur, , Ward No: 4 Pin Code : 700136

Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	Set Forth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-2288	LR-24770	Bastu	Bastu	7 Dec	52,00,000/-	73,51,526/-	Width of Approach Road: 35 Ft., Adjacent to Metal Road, , Project Name :
L2	LR-2286	LR-24847	Bastu	Bastu	7 Dec	52,00,000/-	73,51,526/-	Width of Approach Road: 35 Ft., Adjacent to Metal Road, , Project Name :
L3	LR-2287	LR-24847	Bastu	Bastu	13 Dec	96,00,000/-	1,36,52,834/-	Width of Approach Road: 35 Ft., Adjacent to Metal Road, , Project Name :
L4	LR-2288	LR-24847	Bastu	Bastu	30 Dec	2,18,00,000/-	3,15,06,540/-	Width of Approach Road: 35 Ft., Adjacent to Metal Road, , Project Name :
L5	LR-2288/3020	LR-24847	Bastu	Bastu	1 Dec	4,00,000/-	10,50,218/-	Width of Approach Road: 35 Ft., Adjacent to Metal Road, , Project Name :
		TOTAL :			58Dec	422,00,000 /-	609,12,644 /-	
		Grand Total :			58Dec	422,00,000 /-	609,12,644 /-	



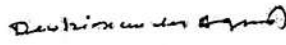
Principal Details :



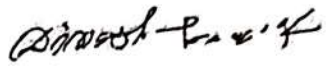
Sl No.	Name,Address,Photo,Finger print and Signature
1	DEWKI REALTORS PRIVATE LIMITED 109/6, P.k. Guha Road, City:- Not Specified, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028 , PAN No.:: AAxxxxx6H,Aadhaar No Not Provided, Status :Organization, Executed by: Representative, Executed by: Representative

Attorney Details :



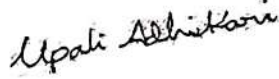
Sl No.	Name,Address,Photo,Finger print and Signature
1	KRISHTI CONSTRUCTION PRIVATE LIMITED Krishti Apt., V.I.P. Kaikhali, Chiriamore, Madhyapara, City:- Not Specified, P.O:- Airport, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052 , PAN No.:: AAxxxxx4H,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

Sl No.	Name,Address,Photo,Finger print and Signature			
Sl No.	Name	Photo	Finger Print	Signature
1	Mr DEWKI NANDAN AGARWAL Son of Late GIRIDHARI LAL JALAN Date of Execution - 22/04/2022, , Admitted by: Self, Date of Admission: 22/04/2022, Place of Admission of Execution: Office			
	109/6, PK Guha Road, City:- Not Specified, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN:- 700028, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AFxxxxx8A,Aadhaar No Not Provided Status : Representative, Representative of : DEWKI REALTORS PRIVATE LIMITED (as Director)	Apr 22 2022 1:20PM.	LTI 22/04/2022	22/04/2022

Name	Photo	Finger Print	Signature
Mr DINESH PRASAD (Presentant) Son of DHANUSH DHARI PRASAD Date of Execution - 22/04/2022, , Admitted by: Self, Date of Admslson: 22/04/2022, Place of Admission of Execution: Office	 <small>Apr 22 2022 1:19PM</small>	 <small>LTI 22/04/2022</small>	 <small>22/04/2022</small>
Kalipark, City:- Not Specified, P.O:- R Gopalpur, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700136, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ALxxxxxx6M,Aadhaar No Not Provided Status : Representative, Representative of : KRISHTI CONSTRUCTION PRIVATE LIMITED (as Director)			

Identifier Details :

Name	Photo	Finger Print	Signature
Miss Upali Adhikari Daughter of Shri Goutam Adhikari Kaikhali Das Para, City:- Not Specified, P.O:- Airport, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052	 <small>22/04/2022</small>	 <small>22/04/2022</small>	 <small>22/04/2022</small>
Identifier Of Mr DEWKI NANDAN AGARWAL, Mr DINESH PRASAD			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	DEWKI REALTORS PRIVATE LIMITED	KRISHTI CONSTRUCTION PRIVATE LIMITED-7 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	DEWKI REALTORS PRIVATE LIMITED	KRISHTI CONSTRUCTION PRIVATE LIMITED-7 Dec

Transfer of property for L3

Sl.No	From	To. with area (Name-Area)
1	DEWKI REALTORS PRIVATE LIMITED	KRISHTI CONSTRUCTION PRIVATE LIMITED-13 Dec

Transfer of property for L4

Sl.No	From	To. with area (Name-Area)
1	DEWKI REALTORS PRIVATE LIMITED	KRISHTI CONSTRUCTION PRIVATE LIMITED-30 Dec

Transfer of property for L5

Sl.No	From	To. with area (Name-Area)
1	DEWKI REALTORS PRIVATE LIMITED	KRISHTI CONSTRUCTION PRIVATE LIMITED-1 Dec

Land Details as per Land Record

District: North 24-Parganas, P.S:- Airport, Municipality: BIDHANNAGAR MUNICIPALITY CORPORATION, Road: C
Route (Kaikhali Road), Mouza: Gopalpur, , Ward No: 4 Pin Code : 700136

Sch No	Plot & Khatian Number	Details Of Land	Owner name In English as selected by Applicant
L1	LR Plot No:- 2288, LR Khatian No:- 24770	Owner:দেউকি রিমান্টস্‌ গ্ৰা: দি: , Gurdian:ডাইরেক্টর দেউকিনন্দন আগরওয়াল, Address:নিজ , Classification:বাস্ত, Area:0.07000000 Acre,	Owner Name not selected by applicant.
L2	LR Plot No:- 2286, LR Khatian No:- 24847	Owner:দেবকী রিমান্টস্‌ গ্ৰা দি, Gurdian:পক্ষে ডাইরেক্টর, Address:১০৯/৬,পি কে গুহ রোড, খানা-দমদম, কোলকাতা-৭০০০২৮, Classification:বাস্ত, Area:0.07000000 Acre,	Owner Name not selected by applicant.
L3	LR Plot No:- 2287, LR Khatian No:- 24847	Owner:দেবকী রিমান্টস্‌ গ্ৰা দি, Gurdian:পক্ষে ডাইরেক্টর, Address:১০৯/৬,পি কে গুহ রোড, খানা-দমদম, কোলকাতা-৭০০০২৮, Classification:বাস্ত, Area:0.13000000 Acre,	Owner Name not selected by applicant.
L4	LR Plot No:- 2288, LR Khatian No:- 24847	Owner:দেবকী রিমান্টস্‌ গ্ৰা দি, Gurdian:পক্ষে ডাইরেক্টর, Address:১০৯/৬,পি কে গুহ রোড, খানা-দমদম, কোলকাতা-৭০০০২৮, Classification:বাস্ত, Area:0.30000000 Acre,	Owner Name not selected by applicant.
L5	LR Plot No:- 2288/3020, LR Khatian No:- 24847	Owner:দেবকী রিমান্টস্‌ গ্ৰা দি, Gurdian:পক্ষে ডাইরেক্টর, Address:১০৯/৬,পি কে গুহ রোড, খানা-দমদম, কোলকাতা-৭০০০২৮, Classification:বাস্ত, Area:0.01000000 Acre,	Owner Name not selected by applicant.

Endorsement For Deed Number : I - 150401766 / 2022

On 22-04-2022

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 (g) of Indian Stamp Act 1899.

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

Presented for registration at 13:06 hrs on 22-04-2022, at the Office of the A.D.S.R. BIDHAN NAGAR by Mr DINESH PRASAD ..

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 6,09,12,644/-

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

Execution is admitted on 22-04-2022 by Mr DEWKI NANDAN AGARWAL, Director, DEWKI REALTORS PRIVATE LIMITED, 109/6, P.k. Guha Road, City:- Not Specified, P.O:- Dum Dum, P.S:-Dum Dum, District:-North 24-Parganas West Bengal, India, PIN:- 700028

Identified by Miss Upali Adhikari, , , Daughter of Shri Goutam Adhikari, Kaikhali Das Para, P.O: Airport, Thana: Airport North 24-Parganas, WEST BENGAL, India, PIN - 700052, by caste Hindu, by profession Service

Execution is admitted on 22-04-2022 by Mr DINESH PRASAD, Director, KRISHTI CONSTRUCTION PRIVATE LIMITED, Krishti Apt., V.I.P. Kaikhali, Chiriamore, Madhyapara, City:- Not Specified, P.O:- Airport, P.S:-Airport, District:-North 24-Parganas, West Bengal, India, PIN:- 700052

Identified by Miss Upali Adhikari, , , Daughter of Shri Goutam Adhikari, Kaikhali Das Para, P.O: Airport, Thana: Airport North 24-Parganas, WEST BENGAL, India, PIN - 700052, by caste Hindu, by profession Service

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 2373, Amount: Rs.100/-, Date of Purchase: 18/04/2022, Vendor name: S Char

Rita Lepcha
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1504-2022, Page from 90923 to 90941

being No 150401766 for the year 2022.



Digitally signed by RITA LEPCHA DAS
Date: 2022.04.27 16:21:34 +05:30
Reason: Digital Signing of Deed.

Rita

(Rita Lepcha) 2022/04/27 04:21:34 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
West Bengal.

(This document is digitally signed.)