

1000/1997/2023

D-1424/2023



5.45  
22/08/23  
R = 81/610184/23

पश्चिम बंगाल WEST BENGAL

C. Case No. 269 D. 22/08/2023 P 307270

J (I) Rs. .... 2.50/-  
J (II) Rs. .... 3.50/-  
Total Rs. .... 6.00/-

Certified that the document is admitted on .....  
to registration. The stamp sheet/s and  
the endorsement are attached with this  
document and ..... this document.

Dist. Sub-Registrar-1  
Alipore, South 24 Parganas

23 JUN 2023

D.S. R-I  
Alipore South 24 Parganas

22/08/2023

TARAK DUTTA (HUF)  
KARTA

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS We, 1). SIKHA NANDI, PAN  
AWFPN1319N, Aadhaar No. 7487 2925 9324, Wife of Late Pradip Nandi @  
Pradip Kumar Nandi, by faith Hindu, by occupation: Housewife, by  
Nationality Indian, residing at Premises No.61/4, Manick Bandopadhyay  
Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-  
Parganas, State: West Bengal; 2).(a). PURABI NANDI, PAN ASGPN5640R,

414f

TARAK DUTTA HUF  
KARTA

Aadhaar No.7927 9592 8117, Wife of Late Dilip Kumar Nandi @ Dr. Dilip Kumar Nandi, by faith Hindu, by occupation: Housewife, by Nationality Indian, resident of Premises No.61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, and 2(b).ATIN NANDI, PAN ABLPN6414F, Aadhaar No.6977 8250 5933, Son of Late Dilip Kumar Nandi @ Dr. Dilip Kumar Nandi, by faith Hindu, by occupation: Retired, by Nationality Indian, resident of Premises No.61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, both Present Address: Holding No.5/2, Plot No.I, Chota Tangra, Krishnakoli Housing Co-operative Society Limited, Near Chaitanya Ashram, Kharagpur, Kharagpur (m), Paschim Medinipur, West Bengal 721301; 3).AMIT NANDY, PAN AGNPN2283K, Aadhaar No.7438 7523 1547, Son of Late Ashoke Kumar Nandy @ Asoke Kumar Nandy and late Maya Nandi, by faith Hindu, by occupation: Service, by Nationality Indian, Present Address: 61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, State: West Bengal; 4).BANANI BOSE, PAN AJFPB7047Q, Aadhaar No.4003 1577 4733, Daughter of Late Tarun Kumar Nandy and Late Smrity Nandy, by faith Hindu, by occupation: Housewife, by Nationality Indian, resident of Premises No.61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, Present Address: 32E/1, Baburam Ghosh Road, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24 Parganas, 5).(a). ARATI NANDI, PAN ALDPN0579R, Wife of Late Barun Kumar Nandi, by faith Hindu, by occupation Housewife, by Nationality Indian, resident of Premises No.61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, AND 5.(b).DEBASISH NANDI, PAN ACXPN4484C, Aadhaar No.3855 1919 4735, Son of Late Barun Kumar Nandi, by faith Hindu, by occupation Service, by Nationality Indian, resident of

TARAK DUTTA (HUF)

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TARAK DUTTA HUF

869

Debanish Nandi

870

- Amit Nandy

871

- Arati Nandi

Identified by me -  
Litan Majumdar

**LITAN MAJUMDAR**  
Advocate  
Alipore Criminal Court  
P.S.-Alipore, Kol-27  
Enrol. No.-WB-1321/2003



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District Sub-Registrar-I  
Alipore, South 24 Parganas

22 JUN 2023

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Premises No.61/4, Manick Bandopadhyay Sarani, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, 6). SUJIT SIL, PAN CRIPS1937G, Aadhaar No.7290 0362 5252, @ Sujit Kumar Sil, Son of Late Smarajit Sil, by faith Hindu, by occupation Retired, by Nationality Indian, resident of Premises No.61/4A, Manick Bandopadhyay Sarani, Moore Avenue, P.O. Regent Park, P.S. Regent Park, Kolkata 700040, District: South 24-Parganas, hereinafter jointly called the Principals/Executants do hereby state as follows:

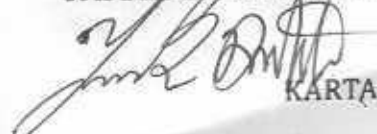
WHEREAS we the Principals herein are the joint Owners of ALL THAT piece and parcel of land admeasuring 4 Cottahs 8 Chittacks 39 Square Feet be the same or a little more or less, together with old building (partly two and partly three storied building) standing thereon, measuring a total area 3280 Sq. Ft. m/l, ( Ground Floor: 1360 Sq. Ft. m/l, First Floor: 1360 Sq. Ft. m/l, & Second Floor: 560 Sq. Ft. m/l) comprised in C.S. Dag Nos. 251, 286, 250, 550 to 552, C.S. Khatin Nos.48, 103, 193, Mouza - Shibpur, J.L. No.42, Touzi No.151, P.S. Regent Park, District: South 24 Parganas, lying and situated at Premises No. 61/4, Manick Bandopadhyay Sarani, Assessee No. 210970803269, Ward No.097, P.S.: Regent Park Kolkata - 700040, District: South 24 Parganas, (particularly mentioned in the schedule hereunder written) which we have owned by way of inheritance after demise of predecessor owners of the said property and we have been enjoying peaceful possession thereof without any disturbances from any corner and also paying relevant rates and taxes to the concerned authority and the said property is now free from all encumbrances, charges, liens, lispence, demands, lease, mortgage having a clear and free marketable title thereof and we are entitled to convey, transfer and dispose of the same or make any development works therein as our free discretion.

AND WHEREAS with a view to develop our said property (particularly mentioned in the schedule hereunder written) by constructing a multi storied residential flat system building upon the said land in accordance with the

TARAK DUTTA (HUF)



TARAK DUTTA HUF



KARTA

Building Plan to be sanctioned by K.M.C. through a developer after demolishing the old existing structure, we have entered into a development agreement on ....21/06/2023.... with a developer TARAK DUTTA (HUF), (PAN AADHT6767N, Aadhaar No.9125 8347 5731), having its Principal Office at 76/B, Netaji Subhas Chandra Bose Road, P.O. & P.S. Regent Park, Kolkata- 700040, represented by its Karta, SRI TARAK DUTTA (PAN AEWPD1534L, Aadhaar No.9125 8347 5731, Mobile No.9830507362), son of Late Kalipada Dutta, by faith - Hindu, by profession - Business, by Nationality - Indian, residing at 150D, Regent Colony, Police Station - Jadavpur now Regent Park, KMC Ward No.97, P.O. Regent Park, Kolkata - 700040, District - South 24 Parganas, State - West Bengal; under certain terms and conditions mentioned therein and the said Development Agreement is registered in the office of D.S.R.-I at Alipur, South 24 Parganas & recorded in Book No.I, Being No.....01413.....for the year 2023 & in the said agreement, it has been agreed that the developer shall be entitled to developer's allocation in the said building which the developer shall be entitled to dispose of at its discretion,

AND WHEREAS due to our personal inconvenience, we are not in position to look after, manage and supervise all the affairs relating to such construction works over our said schedule mentioned property being personally present and as such it is very much expedient for us to appoint any person or persons who shall be able to look after, manage and supervise all the affairs & conduct the said construction works of the proposed building in the schedule mentioned property as well as to dispose of the developer's allocated portion of the proposed building, we do hereby nominate, constitute and appoint TARAK DUTTA (HUF), (PAN AADHT6767N, Aadhaar No.9125 8347 5731), having its Principal Office at 76/B, Netaji Subhas Chandra Bose Road, P.O. & P.S. Regent Park, Kolkata-700040, represented by its Karta, SRI TARAK DUTTA (PAN AEWPD1534L, Aadhaar No.9125 8347 5731, Mobile No.9830507362), son of Late Kalipada Dutta, by faith - Hindu, by profession - Business, by Nationality - Indian, residing at 150D, Regent Colony, Police Station - Jadavpur now Regent Park, KMC Ward

TARAK DUTTA (HUF)



TARAK DUTTA HUF

No.97, P.O. Regent Park, Kolkata - 700040, District - South 24 Parganas, State - West Bengal; as our true & lawful attorney to do all following acts, deeds, matters and things, in our name, and on our behalf viz.

1. To look after, manage, supervise all the affairs in respect of our said property as well as the construction of the proposed Building over our schedule property, in our names and on our behalf.

2.To appear and represent us before the competent authority and to pay all the relevant fees, impositions, taxes and other outgoings to the respective concerned authority in respect of our schedule property as well as such construction works over the schedule property and to obtain proper receipt thereof on our behalf.

3. To receive any letter, notice, summon or any other papers or documents from any person or persons, authority, institutions, organization, department firm, company, concern, local municipality, Police Station, K.M.C., K.M.D.A., K.I.T., B.D.O. District Magistrate/Judge, or any other concerned authority and to take independent decision and send proper reply thereof whichever our said attorney shall deem fit and proper on our behalf.

4. To appear and represent us before the local police station and any other higher authority of the local administrative concern and to submit necessary letter of complaint and other documents with a view to safe guard of interest of construction works over the said property in our name and on our behalf.

5.To negotiate with any person, persons, firm, company, for the completion of such construction of proposed building or buildings in respect of the said schedule property on our behalf.

6.To engage any men, mason, carpenter, electrician, plumber, painter or any other person or persons for making necessary works of construction of proposed building over the schedule property on our behalf.

7. To appoint or engage any person or persons and to enter into any contract/agreement for such construction of the proposed building complex over

TARAK DUTTA (HUF)



TARAK DUTTA HUF



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the schedule property in pursuance of the sanctioned building to be obtained from the K.M.C. or any other competent authority on our behalf.

8.To put his proper seal and signature over any agreement or any other contract papers or documents in our name and on our behalf.

9.To appoint and engage any Engineer, Architect/L.B.S. and to conduct and supervise all the construction works of the proposed new building over the schedule property and to pay him or them necessary' fees and remuneration as and when my said attorney shall deem fit and proper on our behalf.

10.To prepare or draw and make any further building plan through any architect, engineer, L.B.S. and to submit the same before the competent authority of K.M.C. and other concern for getting sanction thereof for construction of proposed building in respect of the schedule property and to put its seal and signature on such plan in our name and on our behalf.

11.To deposit and pay all the sanction charges, fees and other costs thereof to the concerned authority and collect the sanction of such building plan on our behalf.

12. To decide and settle the name of the apartment/building to be constructed over the schedule property at its own choice and to make design, drawing of the building as per choice & decision of said attorney on our behalf.

13. To construct the said proposed building by using good quality of building materials and other things in the said building and also shall engage all the required men, mistries, electrician, carpenter, plumber and other men as per his own responsibility and choice or desire and also shall bear all the costs therefore.

14. To collect any consent or permission from any concern for getting any permit of any materials on our behalf.

15. To engage any person or person or any firm or concern for demolishing old existing structure standing in said schedule property and to pay proper remuneration or wages, fees, charges to such person or persons on our behalf.

TARAK DUTTA (HUF)  
  
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TARAK DUTTA HUF

16. To sell, convey or dispose of all the debris and broken articles of such old demolished structure over the schedule property to any person or persons and receive and collect all the sale proceeds thereof as and when our said attorney shall think fit and proper on our behalf.

17. To appear and represent us before the competent court of law either civil or criminal and to file and institute any case, complaint, petition, suit, injunction petition, writ application, show cause, objection, revisional application, appeal, motion, eviction suit, title suit, or any other petition and application against any person or persons, authority, organization, firm, company before any competent court of law on our behalf for safety and security of our interest in respect of our said premises as well as the construction of the proposed building over the said property on our behalf.

18. To appoint or engage any Advocate Lawyer Solicitor, pleader & to pay their remuneration and to discharge them as and when our said Attorney shall think fit and proper on our behalf & also proceed with any such case or cases or to defend any case, if institute by any person or firm before the competent legal forum on our behalf.

19. To put its/his proper seal and signature over all such petition, vakalatnama, injunction, suit, application, verification, declaration, Affidavit, undertaking & other relevant documents in respect of construction works over the said schedule property in our names and on our behalf.

20. To swear any Affidavit, Declaration, undertaking and to submit the same before any court or other concern authority, firm, organization on our behalf.

21. To collect, receive or withdraw any documents, order, decree, judgment relating to such construction of the proposed building over the said property from any competent court of law on our behalf.

TARAK DUTTA (HUF)  


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22. To file any revisional application, motion, appeal before any higher court of law challenging any order, decree, judgment, if passed by any court of law, relating to such construction work on the said property on our behalf.

23. To settle the sale price in respect of flat/flats/car parking space and other covered areas of the developer's allocated portion of the proposed building over the schedule property as per conditions of the said registered development agreement on our behalf.

24. To negotiate with any intending purchaser/purchasers for such sale of its allocated portion i.e. developer's allocation over the said proposed building to be raised on our schedule property or portion thereof and to sell, convey and transfer and also execute and enter into any agreement for sale with any intending purchaser or purchasers and put its proper signature over such agreement and other documents in our and on our behalf.

25. To receive and collect all advance amount, earnest money, or the total consideration price from such intending purchaser or purchasers in respect of the developer's allocated portion of the proposed building to be made and constructed over the schedule mentioned property and to issue proper receipt thereof and acknowledge the same on our behalf.

26. To appear and represent us before concerned Registration Office and register the necessary Sale Deed and other documents for transfer of respective flats and other areas of the developer's allocated portion in the proposed building, and put its seal and signature on such deed and other relevant documents in our name and on our behalf.

27. To issue any possession letter and hand over the possession of respective flats and other areas to the respective purchaser or purchasers of developer's allocated portion of the proposed building on our behalf.

AND GENERALLY to do all other acts, deeds, matters & things whatsoever which in the opinion of my said Attorney ought to be done, executed and

TARAK DUTTA (HUF)



TARAK DUTTA HUF



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performed in relation to construction works over the said schedule property fully and effectually in pursuance to this power or authority conferred upon it/him to do the same which we could do if we would personally present.

AND we do hereby agree and undertake to ratify and confirm all and whatsoever bonafide acts, deeds and things lawfully done by our said attorney shall be construed as acts, deeds and things done by ourselves to all intents and purposes as if we would personally present.

SCHEDULE ABOVE REFERRED TO

(Premises)

ALL THAT piece and parcel of land admeasuring 4 Cottahs 8 Chittacks 39 Square Feet be the same or a little more or less, together with old building (partly two and partly three storied building) standing thereon, measuring a total area 3280 Sq. Ft. ( Ground Floor: 1360 Sq. Ft. m/l, First Floor: 1360 Sq. Ft. m/l, & Second Floor: 560 Sq. Ft. m/l) comprised in C.S. Dag Nos. 251, 286, 250, 550 to 552, C.S. Khatin Nos.48, 103, 193, Mouza - Shibpur, J.L. No.42, Touzi No.151, P.S. Regent Park, District: South 24 Parganas, lying and situated at Premises No. 61/4, Manick Bandopadhyay Sarani, Assessee No. 210970803269, Ward No.097, P.S.: Regent Park Kolkata - 700040, District: South 24 Parganas, and said premises was butted and bounded as follows:

ON THE NORTH : Pre. No.61/23, Moore Ave. & 61/34, Moore Ave., Agragami Club;

ON THE SOUTH: 20 ft. Wide Road maintained by K.M.C,

ON THE EAST : Pre. No.1/3A & B, Moore Avenue,

ON THE WEST : Pre. No.61/25/2, Moore Avenue,

TARAK DUTTA (HUF)  
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TARAK DUTTA HUF

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IN WITNESS WHEREOF we, the executants herein have put our respective hand;  
and signature on this the 22<sup>nd</sup> day of ... June ....., 2023.

WITNESSES:

1. Suparna Nandi  
61/4, Moore Avenue  
Kolkata - 700040.

2. Litan Majumdar.  
S/o- Lt. K. S. Majumdar  
146, Regent Colony,  
P.S.- Regent Park,  
Kolkata - 700040.

Debasish Nandi  
Sujit Sirl @ Sujit Kumar Sirl  
M. Arati Nandi.  
Amit Nandy  
Sikha Nandi  
Banani Bose,  
- Purabi Nandi  
- Atin Nandi

SIGNATURE OF EXECUTANTS

This Power is accepted by me:

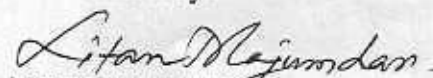
TARAK DUTTA (HUF)



KARTA

SIGNATURE OF THE ATTORNEY

Drafted by :

  
LITAN MAJUMDAR  
Advocate  
Alipore Criminal Court  
P.S.-Alipore, Kol-27  
Enrol. No.-WB-1321/2003

TARAK DUTTA HUF

  
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	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Bamani Bose  
Signature Bamani Bose



	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Sikha Nandi  
Signature Sikha Nandi



	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Sunit Kumar Sil  
Signature Sunit Kumar Sil



	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name Amit Nandy  
Signature Amit Nandy

TARAK DUTTA HUF

KARTA



	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name PURABI NANDI

Signature Purabi Nandi



	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name ATIN NANDI

Signature Atin Nandi



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left hand					
right hand					

Name \_\_\_\_\_

Signature Arushi Nandi



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left hand					
right hand					

Name DEBASISH NANDI

Signature Debasish Nandi

TARAK DUTTA, HUF  
  
 KARTA



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left hand					
right hand					

Name TARAK DUTTA

Signature

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name .....

Signature .....

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name .....

Signature .....

	Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name .....

Signature .....

TARAK DUTTA HUF









Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 16018001610184/2023







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

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mrs Sikha Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Sikha Nandi 22-06-2023
2	Mrs Purabi Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Purabi Nandi
3	Mr Atin Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Atin Nandi

TARAK DUTTA HUF

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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr Amit Nandy 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Amit Nandy
5	Mrs Banani Bose 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Banani Bose
6	Mrs Arati Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:- Regent Park, District:- South 24-Parganas, West Bengal, India, PIN:- 700040	Principal			Arati Nandi

TARAK DUTTA HUF

KARTA



Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr LITAN MAJUMDAR Son of Late KIRAN SANKAR MAJUMDAR ALIPORE JUDGES COURT, City:- Kolkata, P.O:- ALIPORE, P.S:- Alipore, District:- South 24-Parganas, West Bengal, India, PIN:- 700027	Mrs Sikha Nandi, Mrs Purabi Nandi, Mr Atin Nandi, Mr Amit Nandy, Mrs Banani Bose, Mrs Arati Nandi, Mr Debasish Nandi, Mr Sujit Sil, Mr Tarak Dutta			<i>Litan Majumdar</i> 22-06-2023

(Takis Ansari)

DISTRICT SUB-  
REGISTRAR

OFFICE OF THE D.S.R. - I  
SOUTH 24-PARGANAS  
South 24-Parganas, West  
Bengal

TARAK DUTTA HUF

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## Major Information of the Deed

Deed No :	I-1601-01424/2023	Date of Registration	23/06/2023
Query No / Year	1601-8001610184/2023	Office where deed is registered	
Query Date	22/06/2023 11:00:28 AM	D.S.R. - I SOUTH 24-PARGANAS, District: Sout 24-Parganas	
Applicant Name, Address & Other Details	LITAN MAJUMDAR ALIPORE POLICE COURT, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9830507276, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4308] Other than Immovable Property, Agreeeme [No of Agreement : 1]		
Set Forth value	Market Value		
Rs. 4/-	Rs. 1,20,45,754/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 46/- (Article:E, E, M(b))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160101413/2023 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Manik Bandopadhyay Sarani (Moore Avenue), , Premises No: 61/4, , Ward No: 097 Pin Code : 700040

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	4 Katha 8 Chatak 39 Sq Ft	1/-	1,02,46,879/-	Width of Approach Road: 20 Ft., , Project Name :
<b>Grand Total :</b>				<b>7.5144Dec</b>	<b>1 /-</b>	<b>102,46,879 /-</b>	

### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	3280 Sq Ft.	3/-	17,98,875/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 1360 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 35 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 1360 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 35 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 2, Area of floor : 560 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 35 Years, Roof Type Pucca, Extent of Completion: Complete</p>					
<b>Total :</b>		<b>3280 sq ft</b>	<b>3 /-</b>	<b>17,98,875 /-</b>	

**TARAK DUTTA HUF**

**KARTA**

**Principal Details :**

Sl No	Name, Address, Photo, Finger print and Signature
1	<b>Mrs Sikha Nandi</b> Wife of Late Pradip Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S: Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Female, By Caste: Hindu, C House wife, Citizen of: India, PAN No.:: awxxxxx9n, Aadhaar No: 74xxxxxxx9324, Status :Individual, by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
2	<b>Mrs Purabi Nandi</b> Wife of Late Dilip Kumar Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: asxxxxx0r, Aadhaar No: 79xxxxxxx8117, Status Executed by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
3	<b>Mr Atin Nandi</b> Son of Mr Dilip Kumar Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Male, By Caste: Hindu, Occu Retired Person, Citizen of: India, PAN No.:: abxxxxx4f, Aadhaar No: 69xxxxxxx5933, Status :Individual, Executed by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
4	<b>Mr Amit Nandy</b> Son of Late Ashoke Kumar Nandy 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Male, By Caste: Hindu Occupation: Service, Citizen of: India, PAN No.:: agxxxxx3k, Aadhaar No: 74xxxxxxx1547, Status :Individual, Executed by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
5	<b>Mrs Banani Bose</b> Daughter of Late Tarun Kumar Nandy 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Female, By Caste: Hindu Occupation: House wife, Citizen of: India, PAN No.:: ajxxxxx7q, Aadhaar No: 40xxxxxxx4733, Status :Individual, Executed by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
6	<b>Mrs Arati Nandi</b> Wife of Late Barun Kumar Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Female, By Caste: Hindu Occupation: House wife, Citizen of: India, PAN No.:: alxxxxx9r, Aadhaar No: 69xxxxxxx6532, Status :Individual, Executed by: Self, Date of Execution: 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of 22/06/2023 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence

TARAK DUTTA HUF

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- 7 **Mr Debasish Nandi**  
 Son of Late Barun Kumar Nandi 61/4, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park  
 Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Male, By Caste: Hindi  
 Occupation: Service, Citizen of: India, PAN No.:: acxxxxx4c, Aadhaar No: 38xxxxxxxx4735, Status :Indi  
 Executed by: Self, Date of Execution: 22/06/2023  
 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of  
 22/06/2023  
 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence
- 8 **Mr Sujit Sil, (Alias: Mr Sujit Kumar Sil)**  
 Son of Late Smarajit Sil 61/4A, Manick Bandopadhyay Sarani, City:- Kolkata, P.O:- Regent Park, P.S:-R  
 Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040 Sex: Male, By Caste: Hindu, Occup  
 Retired Person, Citizen of: India, PAN No.:: crxxxxx7g, Aadhaar No: 72xxxxxxxx5252, Status :Individual,  
 Executed by: Self, Date of Execution: 22/06/2023  
 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence, Executed by: Self, Date of E  
 22/06/2023  
 , Admitted by: Self, Date of Admission: 22/06/2023 ,Place : Pvt. Residence

**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Tarak Dutta Huf</b> 76/B, N S C Bose Road, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas Bengal, India, PIN:- 700040 , PAN No.:: AAxxxxx7N, Aadhaar No: 91xxxxxxxx5731, Status :Organization, Executed by: Representative

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Mr Tarak Dutta (Presentant )</b> Son of Late Kalipada Dutta 150D, Regent Colony, City:- Kolkata, P.O:- Regent Park, P.S:-Regent P; District:-South 24-Parganas, West Bengal, India, PIN:- 700040, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxx4L, Aadhaar No Not Provided by UID Status : Representative, Representative of : Tarak Dutta Huf (as karta)

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr LITAN MAJUMDAR</b> Son of Late KIRAN SANKAR MAJUMDAR ALIPORE JUDGES COURT, City:- Kolkata, P.O:- ALIPORE, P.S:-Alipore, District:-South 24-Parganas, West Bengal, India, PIN:- 700027			

Identifier Of Mrs Sikha Nandi, Mrs Purabi Nandi, Mr Atin Nandi, Mr Amit Nandy, Mrs Banani Bose, Mrs Arati Nandi,  
 Debasish Nandi, Mr Sujit Sil, Mr Tarak Dutta

**TARAK DUTTA HUF**

**KARTA**

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Nandi	Tarak Dutta Huf-0.939297 Dec
2	Mrs Purabi Nandi	Tarak Dutta Huf-0.939297 Dec
3	Mr Atin Nandi	Tarak Dutta Huf-0.939297 Dec
4	Mr Amit Nandy	Tarak Dutta Huf-0.939297 Dec
5	Mrs Banani Bose	Tarak Dutta Huf-0.939297 Dec
6	Mrs Arati Nandi	Tarak Dutta Huf-0.939297 Dec
7	Mr Debasish Nandi	Tarak Dutta Huf-0.939297 Dec
8	Mr Sujit Sil	Tarak Dutta Huf-0.939297 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mrs Sikha Nandi	Tarak Dutta Huf-410.00000000 Sq Ft
2	Mrs Purabi Nandi	Tarak Dutta Huf-410.00000000 Sq Ft
3	Mr Atin Nandi	Tarak Dutta Huf-410.00000000 Sq Ft
4	Mr Amit Nandy	Tarak Dutta Huf-410.00000000 Sq Ft
5	Mrs Banani Bose	Tarak Dutta Huf-410.00000000 Sq Ft
6	Mrs Arati Nandi	Tarak Dutta Huf-410.00000000 Sq Ft
7	Mr Debasish Nandi	Tarak Dutta Huf-410.00000000 Sq Ft
8	Mr Sujit Sil	Tarak Dutta Huf-410.00000000 Sq Ft

TARAK DUTTA HUF



KARTA

Endorsement For Deed Number : I - 160101424 / 2023

On 22-06-2023

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

Presented for registration at 17:45 hrs on 22-06-2023, at the Private residence by Mr Tarak Dutta .

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 1,20,45,754/-

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

Execution is admitted on 22/06/2023 by 1. Mrs Sikha Nandi, Wife of Late Pradip Nandi, 61/4, Manick Bandopadhy Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession House wife, 2. Mrs Purabi Nandi, Wife of Late Dilip Kumar Nandi, 6 Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Pargana WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession House wife, 3. Mr Atin Nandi, Son of Mr Dili Kumar Nandi, 61/4, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession Retired Person, 4. Mr A Nandy, Son of Late Ashoke Kumar Nandy, 61/4, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession Service, 5. Mrs Banani Bose, Daughter of Late Tarun Kumar Nandy, 61/4, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession House wife, 6. Mrs Arati Nandi, Wife of Late Barun Kumar Nandi, 61/4, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession House wife, 7. Mr Debasish Nandi, Son of Late Bar Kumar Nandi, 61/4, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession Service, 8. Mr Sujit Sil, Son of Mr Sujit Kumar Sil, Son of Late Smarajit Sil, 61/4A, Manick Bandopadhyay Sarani, P.O: Regent Park, Thana: Regent Park, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700040, by caste Hindu, by Profession Retired Person

Indetified by Mr LITAN MAJUMDAR, , Son of Late KIRAN SANKAR MAJUMDAR, ALIPORE JUDGES COURT, P. ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by c Hindu, by profession Advocate

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

Execution is admitted on 22-06-2023 by Mr Tarak Dutta, karta, Tarak Dutta Huf, 76/B, N S C Bose Road, City:- Kolkata, P.O:- Regent Park, P.S:-Regent Park, District:-South 24-Parganas, West Bengal, India, PIN:- 700040

Indetified by Mr LITAN MAJUMDAR, , Son of Late KIRAN SANKAR MAJUMDAR, ALIPORE JUDGES COURT, P. ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by c Hindu, by profession Advocate

Md Tabis Ansari

DISTRICT SUB-REGISTRAR

OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS

South 24-Parganas, West Bengal

On 23-06-2023

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 46.00/- ( E = Rs 14.00/- , H = Rs 28.00/- , M( = Rs 4.00/- ) and Registration Fees paid by Cash Rs 46.00/-

TARAK DUTTA HUF

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**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 60/- and Stamp Duty paid by Stamp Rs 100.00

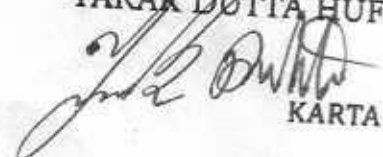
**Description of Stamp**

1. Stamp: Type: Impressed, Serial no 30636, Amount: Rs.100.00/-, Date of Purchase: 24/05/2023, Vendor name: Subhankar Das



**Md Tabis Ansari**  
**DISTRICT SUB-REGISTRAR**  
**OFFICE OF THE D.S.R. - I SOUTH 24**  
**PARGANAS**  
**South 24-Parganas, West Bengal**

**TARAK DUTTA HUF**



**KARTA**





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1601-2023, Page from 51643 to 51669  
being No 160101424 for the year 2023.



Digitally signed by MD TABIS ANSARI  
Date: 2023.06.27 13:54:52 +05:30  
Reason: Digital Signing of Deed.

(Md Tabis Ansari) 2023/06/27 01:54:52 PM  
DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS  
West Bengal.

(This document is digitally signed.)