

02559/22 NC-784/22 1- 2460/2022



पश्चिमबङ्ग पश्चिम बंगाल WEST, BENGAL

AG 651110

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18/951357

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

District Sub-Register-III
Alipore, South 24-parganas

21 FEB 2022

**POWER OF ATTORNEY AFTER REGISTERED
DEVELOPMENT AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS I, SRI SUBHAS BAIDYA (PAN NO. AEIPB8377D) son of Late Satish Chandra Baidya, by faith- Hindu, by occupation- Business, by nationality- Indian, residing at- "Baidya Bhawan", 8, Pranabananda Road, P.O.- Garia, P.S.- Patuli, Kolkata- 700084 District - South 24 Parganas, hereinafter referred to as the LANDOWNER/ EXECUTANT SEND GREETINGS AND ;

024456

10 DEC 2021

SL. NO.....Dt.....

NAME.....Soma Chakraborty
Advocate

ADDRESS.....Baruipur Civil Court.....

RS.....

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

Sridip Chakraborty



885

GANGULY HOME SEARCH PRIVATE LIMITED

Sridip Chakraborty

DIRECTOR



888

Sudhakar Baidya



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS, ALIPORE

09 FEB 2022

Identified by me —

Debojyoti Mazumder,

S/o - Late Santosh Kumar Mazumder,

159, Garia Station Road,

Kol-700084

Service

DO HEREBY NOMINATE, CONSTITUTE AND APPOINT

GANGULY HOME SEARCH PRIVATE LIMITED (PAN NO. AADCG2860J) a company incorporated under the provisions of Companies Act, 1956 having its registered office at 167, Garia Station Road, P.O- Garia, Kolkata- 700084 represented by one of its Director **SRI AMIT GANGULY** (PAN NO. AIEPG3746R) son of- Sri Ranjit Ganguly, by faith- Hindu, by Nationality- Indian, by occupation- Business, residing at- 174, Garia Station Road, , Police Station- Sonarpur, Kolkata-700084 to be my true and lawful constituted Attorney for me in my name and on my behalf to do all or any of the following acts, deeds and things:-

WHEREAS the **LANDOWNER** herein is one of the joint owners having 1/3rd share of land total measuring an area of 50 decimal but after physical measurement which appears to be 26 (Twenty Six) Cottahs 15 (Fifteen) Chittak 29 (Twenty Nine) Sq. ft. i.e. 1804.585 Sq. Mt. or 19424 Sq. Ft. i.e. **land measuring 8 (Eight) Cottahs 15 (Fifteen) Chittak 39 (Thirty Nine) Sq. ft. i.e. 601.528 Sq. Mt. or 6474.666 Sq. Ft.** be the same a little more or less with a brick built Tile shade structure standing thereon measuring about 100 sq. ft. portion of **KMC Premises No. 139/1A, Raja Subodh Chandra Mullick Road**, Assessee No. 21-100-08-0163-3, Police Station-Patuli formerly Jadavpur, Sub-Registry Office- Alipore under Ward No.- 100 of Kolkata Municipal Corporation, Kolkata 700084, District - 24 Parganas (South) and the said land has been more fully and particularly described in the Schedule hereunder written;

AND WHEREAS the Landowner being desirous of construction of new multi-storied building on his share over the said premises approached the Developer herein and the Developer has agreed to develop the said premises and a Development Agreement was executed



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by and between the Parties herein on 08.02.2022 which was registered before D.S.R.-III, Alipore and recorded in Book No. 1, Volume No. 1603-2022, pages 65602 to 65660, Being No. 160302084 for the year 2022 the on the 'terms and conditions' mentioned in the said 'Development Agreement';

AND WHEREAS to facilitate the Developer for constructing the proposed building in the Schedule property as per specification mentioned in the Development Agreement and as per the Sanction Plan, and to deal with the Developer's allocated areas/allocations, the Landowner herein has decided to execute this Power of Attorney in favour of the said Developer **GANGULY HOME SEARCH PRIVATE LIMITED** (PAN NO. AADCG2860J) a company incorporated under the provisions of Companies Act, 1956 having its registered office at 167, Garia Station Road, P.O- Garia, Kolkata- 700084 hereinafter referred to as **THE ATTORNEY** (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include its successor or successors in office nominee or nominees and/or assigns) and represented by one of its Director **SRI AMIT GANGULY** (PAN NO AIEPG3746R) son of Late Ranjit Ganguly, by faith- Hindu, by occupation- Business, residing at- 174, Garia Station Road, Post Office- Garia, Police Station- Sonarpur, Kolkata- 700084, District - South 24 Parganas

1. To hold and defend possession of the said premises and every part thereof (except Land Owners allocation) and receive and/or deliver possession thereof from and/or to any person or persons occupying the same or desirous of purchasing the same and also to manage, maintain and administer the said premises every part thereof.
2. To demand, recover and receive consideration premium and/or rents, mense profits license fees, damages, electricity charges, service

Sulaks



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Municipal Taxes and Rates and all other sums or moneys receivable in respect of the said premises or any part thereof (except Land Owners' allocation) any share or shares therein from the occupants /licensees/purchasers of the said premises and to make all just and reasonable allowance in respect thereof and to take all necessary steps whether by action, distress or otherwise to recover any sum of money in arrears in respect of the said premises from all or any one of more of the occupants/licensees purchasers of the said premises or any portion or portions thereof and to raise bills and grant, valid, receipt and discharges therefore without making us liable which shall fully exonerate the persons paying such money.

3. To pay all rents and taxes, charges expenses and other outgoings whatsoever payable for or an account of the said premises or any portion thereof or any undivided share or shares therein and to ensure any building thereon against loss or damages by fire and/or other risks as be deemed necessary and/or desirable by our said Attorney and to pay all premium for such insurance.
4. To sign and give any notice to any occupier of the said premises or trespassers or any portion thereof to quit or to repair or to abate any nuisance or to make remedy and breach of covenant and/or for any other purpose whatsoever.
5. To enter upon the said premises and every part thereof as be desired to view the state or repairs thereof and to require any occupier/licensees/purchaser as a result of such view to remedy any want of repairable any nuisance.



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6. To enforce any covenant in any Agreement, Sale Deed, Declaration and/or License or Tenancy Agreement or any other document relating to the said premises or any part thereof (except Land Owners' allocation) and if any right to re-enter arises in any manner under each covenants or under Notice to quit them to exercise such rights, amongst others.
7. To warn off and prohibit and if necessary proceed against in due form of law against all trespasses on the said premises or any part thereof for taking possession and to take appropriate steps whether by action or distress or otherwise and to abate all nuisance and for such to enter into all contracts or arrangement with the trespassers.
8. To appoint and terminate the appointment of Architect and to get prepared plans for demolition, construction and/or re-construction of and/or additions and/or alteration to any new or existing Building or Buildings or Structures on the said premises or any portion or portions thereof.
9. To make sign and verify all applications or objections to appropriate authorities for all and any License permission or consent etc. required by law in connection with management of the property or properties mentioned in Schedule below.
10. To effect mutation or separation of holding in the Revenue in Settlement Offices or Competent Authorities and sign all applications or objections or hearing and swear Affidavits relating to mutation or any other purpose in our names and on our behalf.



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11. To appear for and represent before the Board of Revenue, Collector any District Sub-Divisional Officer, any Magistrate Judge, Munsiff, BL&LRO Office, Settlement Offices, Kolkata Municipal Corporation, Improvement Trust, C.M.D.A. Fire Brigade, Commissions of any Division on all matter and things relating to estate or its affairs.
12. To appear before and execute all formalities to submit plan, before the Kolkata Municipal Corporation.
13. To pay fees, obtain sanction for principal plan and/or allocation and modification of plan and to take delivery of the same and such other orders and permissions from the necessary authorities including the Kolkata Municipal Corporation be expedient for sanctioning and/or modification and/or alterations of plans and also to submit and take deliver of title deeds concerning the said premises documents as be required by the necessary authorities.
14. To build upon and exploit commercially the said premises by making construction of building or buildings, thereon and for that to arrange and take down demolish structure of whatsoever nature existing thereon or as may be constructed in future.
15. To appoint any Contractor/Sub-Contractor for construction work or building thereon and to cancel the same and engage new contractor to be done by his own discretion as if we do the same personally.
16. To apply for and obtain such certificate, permissions and clearance including certificate and/or permissions from Govt. of



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West Bengal Housing Department under the Income Tax Act or other law relating to Revenue and/or Land and/or Building both Urban and Rural as may be required for execution and/or Registration of any Sale Deed, lease deed, mortgage deed on behalf of Landowner or other documents (except Land Owners' allocation) of transfer of his allocation as mentioned in the Development Agreement concerning the said premises and also to appear before and sign and submit all papers and documents and make representations to the necessary authorities for getting such certificate and/or permissions.

17. To negotiate on terms for and to agree and to sell the said space/spaces with flats and/or proportionate land to be lying or situate with common space and car parking space/spaces /share etc. in the premises except our allocation as mentioned in the Indenture of even dated to any Purchaser or Purchasers either for space, proportionate share of land and/or space with super structures and/or flat or flats as such price which the said Attorney in his absolute discretion think proper.
18. To collect the maintenance charges, service charges or whatsoever charges from the intending Purchaser or Purchasers as he thinks fit.
19. To agree upon and to enter into any Agreement or Agreements and/or for to any party or portions of Firm and Company sale or sales of space or spaces with super structures or flats proportionate share of land and/or cancel and repudiate the same with the intending Purchaser or Purchasers except our



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allocation as mentioned in Indenture including Development Agreement.

20. To receive from the Intending Purchaser or Purchasers any booking money and/or earnest money or advance or advances and also the balance of the purchase money in respect of Developers Allocation and to give good valid receipt and discharges for the same without making us liable which will protect the Purchaser or Purchasers.
21. Upon such receipt as aforesaid in our name and as our act and deed to sign and to execute and to deliver any Conveyance or Conveyances for the selling of proportionate share of land and/or flat/flats and/or space with super structures and/or flat/flats/space proposed to be constructed in respect of Developers Allocation and maintenance and easement rights of the common areas of the proposed selling of space/flat/ proportionate share of land in favour of the Purchaser or Purchasers or their nominee or nominees our said Attorney also join as vendor in the Conveyance or Conveyances of the proposed sale if the said Attorneys receipt and acknowledge the advance and/or booking money and/or earnest money and/or full consideration money from the intending Purchaser or Purchasers in our names be treated as receipt and respectively from the Intending Purchaser or Purchasers. Save and except our allocation as mentioned in Indenture made between the parties. The Developer could not deliver possession of its allocation without giving delivery of Owners allocation first in terms of obligation on the part of the Developer as set-forth in



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the Agreement as entered between the Owners and the Developer including Development Agreement.

- 22.** To sign and execute all other deeds, instruments and assurance which he shall consider necessary and to enter into and/or agree to such covenant and condition as may be required for fully and effectually conveying the said proportionate share of land, flat/flats, flat/space in respect of Developers Allocation together with the easement right of the common passage as ourselves to personally present.
- 23.** To prepare sign, execute, submit, enter into modify cancel, alter, draw approve present for registration and admit registration of all papers, documents, deeds, contractors, agreement, tenancy Agreement, Surrender Deed, Cancellation Deed, Nomination Deed, Rectification Deed, Declaration, Affidavit applications consent and other documents as may in any way be required to be so done for or in connection with all or any of the powers herein contained including sale except Owners allocation, assignment, tenancies and/or leave and license, permissions of the said premises and every or any part thereof and the termination of all contracts rights of occupancy user and/or enjoyment by any person or persons whatsoever and also in connection with observing fulfilling and performing all the terms, conditions and covenants on our part to be observed fulfilled and performed under the said Development Agreement.
- 24.** To commence, prosecute enforce, defend answer or oppose all actions and other legal proceedings and demand touching any of the matters aforesaid or any other matter relating to the said



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Premises in which I am now or may hereafter be interested or connected and also if though fit, give evidence and compromise refer to Arbitration abandon, submit to judgement or before non-suited in any such action or proceedings as aforesaid before any Court Civil or Criminal or Revenue including the Rent Controller, District Court and Small Causes Court.

25. To appear and represent before any court including Hon'ble High Court and also Tribunals for and on our behalf and to appoint and engage Advocate for instituting or defending any suit or proceedings in court of Law and to sign all plaints, applications, petitions, written statements, etc., and to affirm any affidavit on our behalf and in doing it, may appoint Lawyer and to pay fees and charges and sign the Vakalatnama on our behalf for the purpose of the same in respect of the said property described in the Schedule hereunder.
26. To receive any payment and/or deposit all monies including the Court Fee, Stamp Duty, Rectification Fees, receive refunds and in receive and grant, valid, receipts and discharge in respect thereof.
27. For the better and more effectually executing the powers or authorities aforesaid to retain and employ Solicitors, Architects Mukhters and/or debt collecting or other agents.
28. To institute conduct and defend all proceedings for acquisition and/or requisition in respect of the said Premises or any part thereof and to receive compensation payable in respect thereof



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in respect of Developer's Allocation and also to grant, valid, receipts and discharges thereof.

29. To appear and represent as before all authorities make commitments and give undertakings as be required for all or any of the purpose herein contained.
30. To appear before the Kolkata Municipal Corporation and/or other Authorities regarding the Tax Assessment or in any other way relating to the said Premises or any portion thereof or any undivided share or shares therein.
31. To observe fulfil and perform all the terms, conditions and obligations on our part to be observed fulfilled and performed under the said Developer's Agreement and to exercise all our rights therein.
32. To appoint and/or terminate the appointment from time to time and to make other or others of any substitute or substitutes for exercising all or any of the authorities herein above contained.
33. This Power of Attorney is related and collateral covenants documents of Registered Development Agreement which has been duly registered in respect of Schedule Property between the Landowners and the Developer herein.
34. This Power of Attorney shall remain restricted only for the Development of the said property mentioned in Schedule hereunder and construction of the proposed building and Agreements for Sale and Sale Deeds in respect of only Developer's share of Allocation at the said premises as per the said Development Agreement.



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

SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of $\frac{1}{3}^{\text{rd}}$ share of land total measuring an area of 50 decimal but after physical measurement which appears to be 26 (Twenty Six) Cottahs 15 (Fifteen) Chittak 29 (Twenty Nine) Sq. ft. i.e. 1804.585 Sq. Mt. or 19424 Sq. Ft. i.e. **land measuring 8 (Eight) Cottahs 15 (Fifteen) Chittak 39 (Thirty Nine) Sq. ft. i.e. 601.528 Sq. Mt. or 6474.666 Sq. Ft.** be the same a little more or less with a brick built Tile shade structure standing thereon measuring about 100 sq. ft. in Mouza- Baishnabghata, J.L. No. 28, Dag No. 423 under Khatian No. 537, Dag No. 418 under Khatian No. 510, Dag No. 417 under Khatian No. 509, Dag No. 419 under Khatian No. 527 presently within **KMC Premises No. 139/1A, Raja Subodh Chandra Mullick Road**, Assessec No. 21-100-08-0163-3, Police Station-Patuli formerly Jadavpur, Sub-Registry Office-Alipore under Ward No.- 100 of Kolkata Municipal Corporation, Kolkata - 700084, District - 24 Parganas (South), and the entire land is butted and bounded as follows :-

ON THE NORTH : By Raja S. C. Mullick Road;

ON THE SOUTH : By 12' feet wide passage;

ON THE EAST : By Premises Nos. 141, 142 & 143 Raja S. C. Mullick Road;

ON THE WEST : By Premises Nos. 136 & 173 Raja S. C. Mullick Road & partly 12' feet wide passage;



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IN WITNESS WHEREOF the Parties hereto have signed and executed these presents on the .09.th. day of .February., 2022 (Two Thousand and Twenty Two).

SIGNED, SEALED & DELIVERED

in presence of:-

WITNESSES :

1. *Manoj dr.*
Mahamya pr. School
Garia, Kot-84.

Gulshan Baidya.

SIGNATURE OF THE EXECUTANT

2. *Debo krati Mazumdar.*
159, Garia Station Road.
Kot-84

GARGULY HOME SERVICES PRIVATE LIMITED
Siddhanta Garguly
DIRECTOR

SIGNATURE OF THE ACCEPTOR

Drafted by:-

Soma Chakraborty

SOMA CHAKRABORTY

Advocate.

Baruipur Civil Court

WB - 2618/99



DISTRICT SUB REGISTRAR-III
SOUTH 24 PGS .ALIPORE
09 FEB 2022

SPECIMEN FORM FOR TEN FINGER PRINTS



Sukhdev Baichya

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



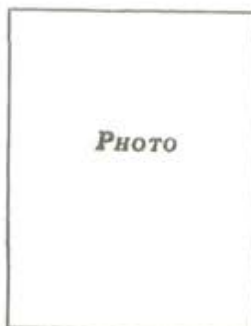
Satish Chhaya

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



Debobrat McJumbar

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



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





সংসদ সরকার
GOVERNMENT OF INDIA



সুভাষ বৈদ্য
Subhas Baidya
শিলা : মউশৈ ১৩০ বৈদ্য
Father : SATISH CHANDRA BAIDYA
জন্ম তারিখ / Year of Birth : 1947
পুরুষ / Male



6258 2397 1241

আধার - সাধারণ মানুষের অধিকার

Subhas Baidya

Subhas Baidya



ভারতীয় বিনিষ্ট পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা
১ নং, প্রানাবানন্দ রোড, সিরামপুর,
পশ্চিম, মঙ্গল ২৪ পরগণা,
পশ্চিমবঙ্গ, ৭০০০৪৫

Address:
8 NO., PRANABANANDA
ROAD, Sirampur, Cnria
South Twenty Four
Parganas, West Bengal,
700084



1977
০৯২ ১৯০ ১৯০৭



19, pranabanda rd,



www.uai.gov.in



PO Box 84104,
Bengaluru 560084



भारत सरकार
GOVT OF INDIA

SUBHAS BAIDYA
SATISH CHANDRA BAIDYA

13/01/1947

Permanent Account No.

AEIPB837D

Signature



Subhas Baidya





ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

WB/23/109/489815



নির্বাচকের নাম : দেবব্রত মজুমদার
Elector's Name : Debrajra Majumdar
নিজের নাম : মাজুমদার দেবব্রত
Father's Name : Sunilra Majumdar
লিঙ্গ/সঙ্গ : পু / ম
জন্ম তারিখ : XXXX/1975
Date of Birth :

Debrajra Majumdar

WB/23/109/489815

ঠিকানা:

দক্ষিণ ভারতাবাদ, দক্ষিণ পূর্ব সোনারপুর, ময়নাসিপুর,
পিন কোড: ৭৪১০০৬।

Address:

DAKSHIN PARTABAD, PAAPUR, SONARPUR
NARAYANPUR, SOUTH WB
PARGANA: 700604

Date: 30/10/18

151 - কলকাতা-১৫১ নির্বাচন কেন্দ্র নির্বাচন রেজিস্ট্রার
অফিসের কার্যালয়, কলকাতা

Facsimile Signature of the Electoral
Registration Officer for

151 - Sonarpur Uttar Constituency

নির্বাচন পরিচয় পত্র এবং পরিচয় পত্রের নকল
কোনো ক্ষেত্রেই মূলতঃ সত্য। যদি পরিচয় পত্রের
কোনো তথ্য ভুল বা পরিবর্তন করা হয় তবে
কোনো ক্ষেত্রেই মূলতঃ সত্য।

In case of stamp or address error in the form
in the relevant form for no. of copy of card in the
151 of the elec. regd. office and to return the card
with error number 179 / 753





GANGULY HOME SEARCH PRIVATE LIMITED

DIRECTOR



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

AMIT GANGULY
RANJIT GANGULY
31/11/1977

Permanently Account Number
AIEPG3746R

Signature



Handwritten signature in blue ink.



Major Information of the Deed

Deed No :	I-1603-02460/2022	Date of Registration	21/02/2022
Query No / Year	1603-8000451353/2022	Office where deed is registered	
Query Date	09/02/2022 2:10:05 PM	1603-8000451353/2022	
Applicant Name, Address & Other Details	SOMA CHAKRABORTY Thana : Baruipur, District : South 24-Parganas, WEST BENGAL, Mobile No. : 8335047751, Status :Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
	Rs. 2,77,10,020/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 53/- (Article:E, E, M(b), H)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160302084/2022 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Patuli, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Raja S. C. Mullick Road, , Premises No: 139/1A, , Ward No: 100 Pin Code : 700084

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	8 Katha 15 Chatak 39 Sq Ft		2,76,42,520/-	Property is on Road , Project Name :
Grand Total :				14.8363Dec	0 /-	276,42,520 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	100 Sq Ft.	0/-	67,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 100 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete					
Total :		100 sq ft	0 /-	67,500 /-	

Principal Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shri SUBHAS BAIDYA Son of Late SATISH CHANDRA BAIDYA BAIDYA BHAWAN, 8, PRANABANANDA ROAD, City:- Not Specified, P.O:- GARIA, P.S:-Patuli, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AExxxxx7D,Aadhaar No Not Provided, Status :Individual, Executed by: Self, Date of Execution: 09/02/2022 , Admitted by: Self, Date of Admission: 09/02/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 09/02/2022 , Admitted by: Self, Date of Admission: 09/02/2022 ,Place : Pvt. Residence

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	GANGULY HOME SEARCH PRIVATE LIMITED 167 GARIA STATION ROAD, City:- Not Specified, P.O:- GARIA, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084 , PAN No.:: AAxxxxx0J,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shri AMIT GANGULY (Presentant) Son of Late RANJIT GANGULY 174 GARIA STATION ROAD, City:- Not Specified, P.O:- GARIA, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: Alxxxxx6R,Aadhaar No Not Provided Status : Representative, Representative of : GANGULY HOME SEARCH PRIVATE LIMITED (as DIRECTOR)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr DEBABRATA MAZUMDER Son of Late SANTOSH KUMAR MAZUMDER 159, GARIA STATION ROAD, City:- P.O:- GARIA, P.S:-Sonarpur, District:- South 24-Parganas, West Bengal, India, PIN:- 700084			

Identifier Of Shri SUBHAS BAIDYA, Shri AMIT GANGULY

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Shri SUBHAS BAIDYA	GANGULY HOME SEARCH PRIVATE LIMITED-14.8363 Dec

Transfer of property for S1

SI.No	From	To. with area (Name-Area)
1	Shri SUBHAS BAIDYA	GANGULY HOME SEARCH PRIVATE LIMITED-100.00000000 Sq Ft

Endorsement For Deed Number : I - 160302460 / 2022

On 09-02-2022

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

Presented for registration at 18:20 hrs on 09-02-2022, at the Private residence by Shri AMIT GANGULY .

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 2,77,10,020/-

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

Execution is admitted on 09/02/2022 by Shri SUBHAS BAIDYA, Son of Late SATISH CHANDRA BAIDYA, BAIDYA BHAWAN, 8, PRANABANANDA ROAD, P.O: GARIA, Thana: Patuli, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by Profession Business

Indetified by Mr DEBABRATA MAZUMDER, , Son of Late SANTOSH KUMAR MAZUMDER, 159, GARIA STATION ROAD, P.O: GARIA, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Service

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

Execution is admitted on 09-02-2022 by Shri AMIT GANGULY, DIRECTOR, GANGULY HOME SEARCH PRIVATE LIMITED, 167 GARIA STATION ROAD, City:- Not Specified, P.O:- GARIA, P.S:-Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN:- 700084

Indetified by Mr DEBABRATA MAZUMDER, , Son of Late SANTOSH KUMAR MAZUMDER, 159, GARIA STATION ROAD, P.O: GARIA, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700084, by caste Hindu, by profession Service



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

On 21-02-2022

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.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 53/- (E = Rs 21/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 53/-

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 651110, Amount: Rs.100/-, Date of Purchase: 10/12/2021, Vendor name: T K Purakyastho



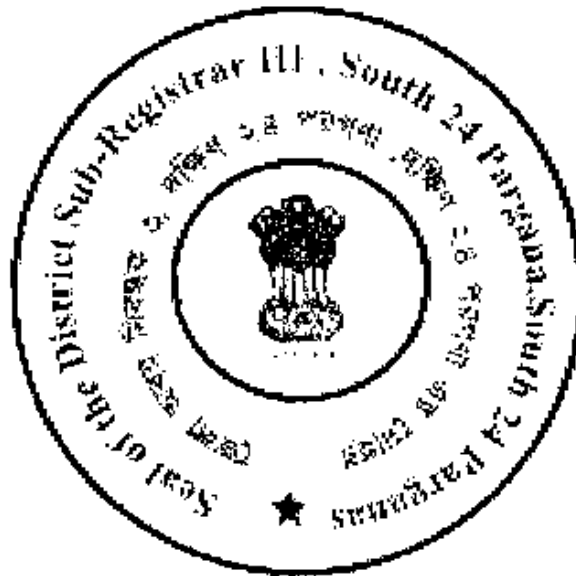
Debasish Dhar
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - III SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1603-2022, Page from 77393 to 77417

being No 160302460 for the year 2022.



Dhar

Digitally signed by DEBASISH DHAR

Date: 2022.02.21 19:02:08 +05:30

Reason: Digital Signing of Deed.

(Debasish Dhar) 2022/02/21 07:02:08 PM

DISTRICT SUB-REGISTRAR

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

West Bengal.

(This document is digitally signed.)