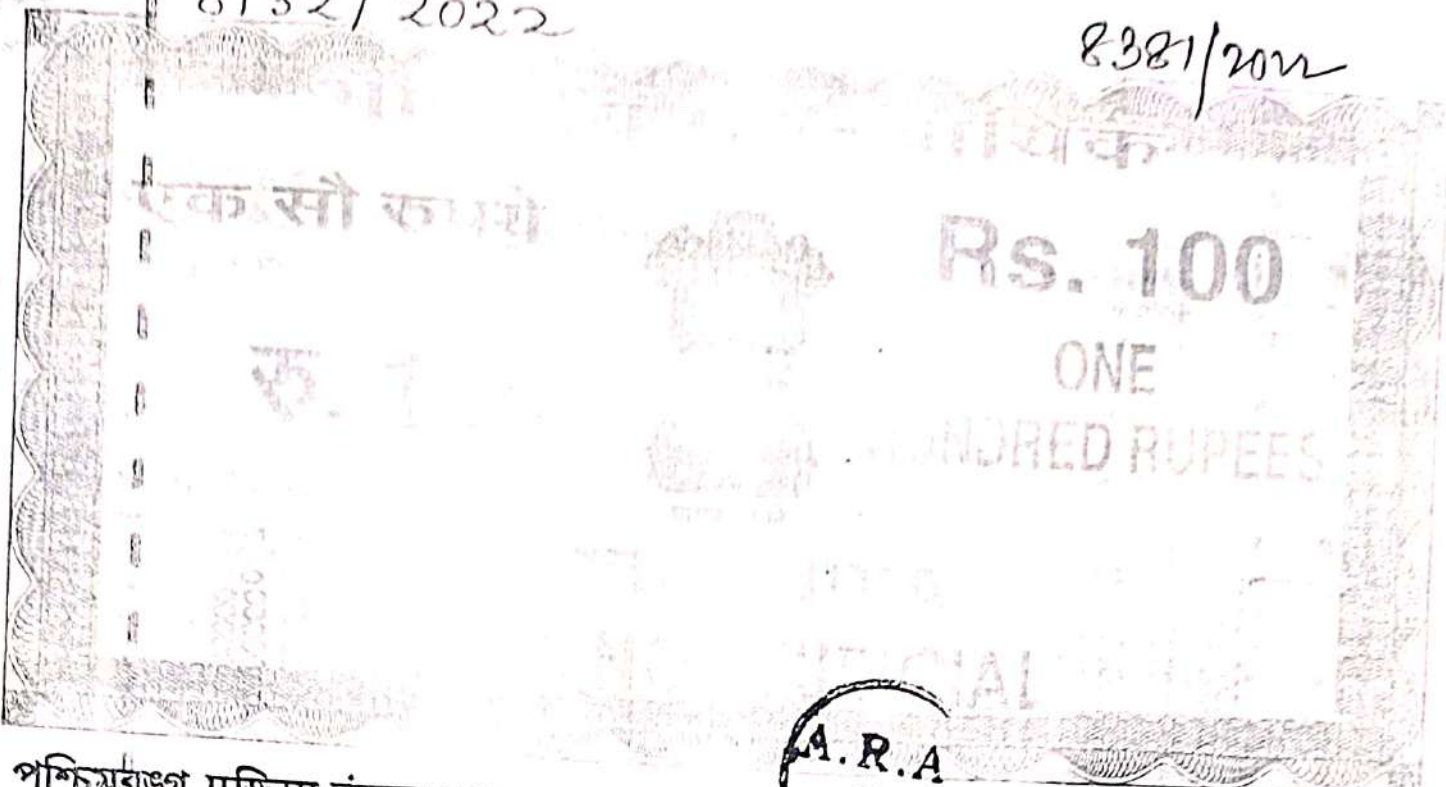


8132/2022

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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL



AG 624361

Additional Registrar of Assurances-IV, Kolkata

Handwritten notes: 16/5, 14/100

Certified that the Document is admitted to registration. The Signature Sheet and the endorsement sheet attached to this document are the part of this document.

Additional Registrar of Assurances-IV, Kolkata

Handwritten signature: 8/17/2022

20 MAY 2022

Visit Case No. 2473 dt 12.05  
250  
300  
553/-

ARA-IV Kolkata

Registered Development Power Of Attorney

KNOW ALL MEN BY THESE PRESENTS that we, (1) SRI BISWAJIT CHAKRABARTI, (PAN: ADMPC3129P,

03 DEC 2021

Handwritten notes and signatures at the top of the page, including a signature that appears to be "Rajendra Nath Sen".

Handwritten signature: *Rajendra Nath Sen*



5682

Handwritten signature: *Rajendra Nath Sen*



5683

Handwritten signature: *Rajendra Nath Sen*



5684

Handwritten signature: *Rajendra Nath Sen*



Handwritten signature of Santanu Sen

REGISTRAR OF ASSURANCES-IV, KOLKATA

16 MAY 2022

IDENTIFIED BY ME:

Santanu Sen  
S/o, Late Navendra Nath Sen  
46, Ojai Chanditala 3rd Lane  
Udaypur, Nimta  
Kolkata - 700049








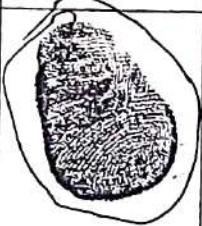
Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue

OFFICE OF THE A.R.A. - IV KOLKATA, District Name :Kolkata

Signature / LTI Sheet of Query No/Year 19048001384272/2022

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









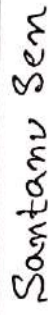
Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Shri BISWAJIT CHAKRABARTI , P-693, LAKE TOWN, BLOCK A., City:- , P.O:- LAKE TOWN, P.S:-Lake Town, District -North 24- Parganas, West Bengal, India, PIN:- 700089	Principal			Biswajit Chakrabarti 16.05.2022
2	Shri SURAJIT CHAKRABARTI , P-693, LAKE TOWN, BLOCK A., City:- , P.O:- LAKE TOWN, P.S:-Lake Town, District -North 24- Parganas, West Bengal, India, PIN:- 700089	Principal			Surajit Chakrabarti 16/05/2022
3	Smt PURABI BHATTACHARYYA , P-693, LAKE TOWN, BLOCK A., City:- , P.O:- LAKE TOWN, P.S:-Lake Town, District:-North 24- Parganas, West Bengal, India, PIN:- 700089	Principal			Purabi Bhattacharyya 16-05-2022

5684

5685

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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
4	Shri RANAJIT CHAUDHURI ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:- Beliaghata, District:- South 24-Parganas, West Bengal, India, PIN.- 700010	Representative of Attorney [RP JEET REALTORS PRIVATE LIMITED]			 16.05.22
5	Shri YUDHAJIT CHAUDHURI ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:- Beliaghata, District:- South 24-Parganas, West Bengal, India, PIN.- 700010	Representative of Attorney [RP JEET REALTORS PRIVATE LIMITED]			 16.05.22
Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr SANTANU SEN Son of Late NARENDRA NATH SEN , 46, OLAI CHANDITALA 3RD LANE, City:- Kolkata, P.O:- NIMTA, P.S:- Nimta, District:-North 24-Parganas, West Bengal, India, PIN:- 700049	Shri BISWAJIT CHAKRABARTI, Shri SURAJIT CHAKRABARTI, Smt PURABI BHATTACHARYYA, Shri RANAJIT CHAUDHU YUDHAJIT CHAUDHURI			 16-05-2022

(Mohul Mukhopadhyay)  
ADDITIONAL REGISTRAR  
OF ASSURANCE  
OFFICE OF THE A.R.A. -  
IV KOLKATA  
Kolkata, West Bengal

AADHAAR No.9770 0266 0516, Mob. No.9331079761), son of Late Sibapada Chakraborty, by faith - Hindu, by occupation - Consultant, (2) SRI SURAJIT CHAKRABARTI (PAN: ACHPC5652R, AADHAAR No.2995 0222 5847, Mob. No.9831678455), son of Late Sibapada Chakrabarti, by faith - Hindu, by occupation - Retired Associate Professor and (3) SMT. PURABI BHATTACHARYA (PAN: ADZPB7610F, AADHAAR No.5328 4475 1289, Mob. No.9836259151), Daughter of Late Sibapada Chakrabarti, by faith - Hindu, by Occupation - Retired School Teacher, all are residing at P-693, Lake Town, Block-A, P.O. & P.S. Lake Town, Kolkata-700089, District - 24 Parganas (North), do hereby send GREETINGS:

WHEREAS the piece and parcel of land measuring more or less 2 cottahs 14 chittaks 30 sq ft. alongwith two storied structure bearing Holding No.555, premises No. 693, Block-A, Lake Town, P.O. & P.S. Lake Town, Kolkata-700089, Ward No.30 within the local limits of South Dum Dum Municipality corresponding to R.S. Dag No.693 in Mouza - Patipukur, J.L. No.24, District - 24 Parganas (North) belonged to Anjali Chakrabarti, since deceased.

The executants intended to develop the land of the said premises by construction of masonry building upon obtaining sanction of building plan in respect of the land of the aforesaid premises by observing and performing the procedure and provision of law as are laid down in the Municipal Acts & Rules. The executants since they have no sufficient time as to raising of such masonry building, the executants have already entered into one development agreement on 14.12.2021 with M/S. RP JEET REALTORS PVT. LTD., (PAN: AAKCR4661B, Mob. No. 9831084051), a Company incorporated under the Companies Act, 1956, having its registered Office at 75, Hem Chandra Naskar Road, P.O. & P.S. Beliaghata, Kolkata - 700 010, Dist. 24-Parganas (South), represented by its Directors, (1) SRI RANAJIT CHAUDHURI, (PAN: ACIPC6043M, AADHAR No. 3491 9740 7973, Mob. No. 9831084051), s/o Late Ramaprasad Chaudhuri and (2) SRI YUDHAJIT CHAUDHURI, (PAN: AJLPC0843M, AADHAR No.5769 5854 9750, Mob. No. 9051202550), s/o Sri Ranajit Chaudhuri to develop the land of the said premises by construction of a masonry building. The said development

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agreement has been executed and registered on 13.04.2022 and has been registered in the office at A.R.A.-IV, Kolkata and has been recorded in Book no.1, Vol no.1904-2022 at pages 482773 to 482835, Being No.190406677 for the year 2022 and in the said Development Agreement dt.14.12.2021 authority has been conferred upon (1) SRI RANAJIT CHAUDHURI and (2) SRI YUDHAJIT CHAUDHURI, Directors of M/S. RP JEET REALTORS PVT. LTD. to develop the land of the said premises upon obtaining sanction of building plan from South Dum Dum Municipality.

AND WHEREAS in the said development agreement, (1) SRI RANAJIT CHAUDHURI and (2) SRI YUDHAJIT CHAUDHURI, Directors of M/S. RP JEET REALTORS PVT. LTD. have further been authorised to develop the land of the said premises upon obtaining sanction of building plan from South Dum Dum Municipality and to raise construction of the proposed building in accordance with the building plan as would be sanctioned by the South Dum Dum Municipality. It has further more been agreed upon in the said development agreement that the executants shall get in their allocation 50% of the said proposed building and (1) SRI

RANAJIT CHAUDHURI and (2) SRI YUDHAJIT CHAUDHURI, Directors of M/S. RP JEET REALTORS PVT. LTD. shall get in their allocation the rest portion of the constructed area of the said proposed building i.e. 50%. The executants herein since would not be available in Kolkata during the period of construction and completion of the said housing project and since the executants would not be available at the time when the developer will intend to dispose of their allotted portion to intending buyers and for doing other necessary jobs with respect to construction and completion of the said housing project, it is necessitated for the executants to appoint attorney in their names on their behalves for doing and performing all such acts and for performing such acts, the executants through this power of attorney appoint, nominate and constitute, (1) SRI RANAJIT CHAUDHURI and (2) SRI YUDHAJIT CHAUDHURI, Directors of M/S. RP JEET REALTORS PVT. LTD., having their registered Office at 75, Hem Chandra Naskar Road, P.O. & P.S. Beliaghata, Kolkata – 700 010, Dist. 24-Parganas (South) as their lawful attorneys to do and perform all acts with respect to raising of construction of the said



housing project on the said land of said premises and to take all sorts of decision as to raising such construction on the said land and further to adopt all procedures for the purpose of construction and completion of the said proposed housing project on the said land and upon completion of the said housing project to take effective steps for effecting delivery of possession of the owners' allocation to the owners. The executants therefore have executed and registered this power of attorney in favour of (1) SRI RANAJIT CHAUDHURI and (2) SRI YUDHAJIT CHAUDHURI, as their lawfully constituted attorneys in their names on their behalves to do, perform and act or caused to be done the following acts, deeds and things :-

1. To look after, manage, control, and supervise our property of which the executants are the owners in respect of ALL THAT the piece and parcel of land measuring more or less 2 cottahs 14 chittaks 30 sq ft. alongwith two storied structure bearing Holding No.555, premises No. 693, Block-A, Lake Town, P.O. & P.S. Lake Town, Kolkata-700089, Ward No.30 within the local limits of South Dum Dum Municipality corresponding to R.S. Dag No.693 in

Mouza - Patipukur, J.L. No.24, District - 24 Parganas (North) on their behalves and in their names.

2. To represent us and appear before the authorities of the South Dum Dum Municipality or any other authorities (Govt. or Semi Govt.) in connection with the said property, on our behalves and in our names in connection with all municipal proceedings relating to our proposed house property.
3. To appear for, to execute, perform, act and to do all necessary and required activities for all purposes and represent us before the concerned Authorities or Govt. Departments as per their requirement on our behalves including the South Dum Dum Municipality in respect of our said property.
4. To apply and obtain from the different Concerned Authorities including the South Dum Dum Municipality, C.E.S.C/W.B.S.E.B. for the purpose of water connection,

Electricity, Drainage, Sewerage connection, drainage connection, and to obtain completion certificate in respect of the said property upon its completion in conformity with sanctioned building plan and other basic amenities for residential and other purposes for the aforesaid Premises and for the said purposes to sign, execute and submit all necessary applications, papers, building plan and documents before concerned authorities and to do all acts, deeds, matters and things as the attorney shall think proper.

5. To submit building plan in respect of the land of the said premises before the South Dum Dum Municipality on our behalves by putting their signatures on the building plan and to take all steps for obtaining sanction of building plan and additional building plan from South Dum Dum Municipality and to take delivery of the said building plan from South Dum Dum Municipality. The developer shall have his right to file any suit or defend any suit for protection of all rights of the owners over the aforementioned property.

6. To appoint on our behalves, pleader, Advocate or Solicitor, whenever my said Attorney shall think fit and proper to do so for the purposes of management of the said property and discharge and/or terminate his/her/their or other appointment.
7. To settle adjust, compound, mortgage sell, compromise or submit to all complaint actions, suits, accounts, plaints and disputes between us and other person or persons to compound compromise and same if arising out of the said property or any agreement or deed relating to the same.
8. From time to time to assign, execute, register, affirm and verify all or any petition application to the South Dum Dum Municipality and to obtain water, drainage, plans and occupancy certificate, declarations, affidavits, indemnities and such other papers and documents as from time to time be necessary or required in relation to the said premises as the said attorney shall think fit and proper.

9. To appear for and represent us before all statutory body or in the office of the Board or Revenue Collector, any District, Sub-Divisional Officer, any Magistrate, Judge, Munsiff, and K.M.C, C.E.S.C Ltd., Government or any Non-Government or Semi-Government Authorities for permission to transfer and all other purposes in relation to the said premises and before any Magistrate and in all other department or office in connection with the said land/premises.
  
10. To give valid and effective receipts and discharge for all payments as may be received or paid and/or realized by our said Attorney from any person or persons.
  
11. To look after, supervise the said whole property and to take all sorts of action for due proceeding with the construction and completion job of the said housing project and in this regard if our attorney think it fit to obtain any additional

building plan, our attorney is entitled to obtain such additional building plan for construction of any additional floor over the ultimate roof of the 4th floor from the South Dum Dum Municipality upon deposit of all cost and charges to the South Dum Dum Municipality.

12. Our attorney shall be entitled to take all actions for preservation of all the right, title and interest of the executants and of the developer in the said housing project and our attorney shall further be entitled to initiate any legal proceeding before any court of law for protection and preservation of all the right, title and interest of the executants and of the developer. For the purpose following of such suits our attorney shall be entitled to put his signature on the plaint, written statement and also on other applications as are required to be filed in such suits and to appoint lawyers at the sole discretion of our attorney and if any adverse judgement is passed in any of such proceeding, our attorney shall be entitled to prefer appeal before any Appellate Forum

having jurisdiction by putting his signature on the memo of appeal, vókalatnama and other documents as would be required to be submitted in such appeal and in such suits.

13. To apply for and obtain telephone, electricity, water, sewerage, drainage, plan, completion certificate of this property, gas and other public utility services in the said premises and for the said purposes to sign, execute and submit all necessary applications, papers, plans and documents and to all acts, deed, matters and things as the property shall think proper.

14. To enter into any agreement for sale with any intending purchaser/purchasers for sale of the allotted portions of the developer in the aforesaid property after construction of proposed building on the land of the said premises in consistence with the sanctioned plan at the cost and expenses of the said developer to the extent of his share in the said

property as mentioned in the aforesaid development agreement' excepting the owners' allocation in the said premises and to that effect receive earnest money from the intending purchaser or purchasers and the balance of the consideration money for completion of such sale or sales and to give good valid receipts and discharges for the same which will protect the purchaser or purchasers and to sign and execute and register the Deed of Conveyance in favour of the purchaser or purchasers upon receipt from such purchaser / purchasers full amount of consideration on our behalves. Our attorney shall further be entitled to present all such sale deed / deeds before the Registering Authority having jurisdiction and to have them registered on behalf of the executants in accordance with the provision of Indian Registration Act.

15. That by virtue of this Power of Attorney our said appointed Attorney shall have the absolute right and liberty to sell his



share in the aforesaid property at any price or consideration as our said ATTORNEY shall things fit and better.

13. To appoint Engineer/Engineers and/or Supervisors for preparation of such plans and/or for sanction of the said building at the cost and expenses of the Attorney.
14. To apply for and acquire building materials such as cement, iron, steel, sand and bricks, etc. and to delivery of the necessary permits for the same at the cost and expenses-of the Attorney
15. To appoint and discharge building constructor, masons, workers etc at the cost and expenses of the Attorney.
16. To purchase and/or to take delivery of all types and kinds of building materials, sands, stone chips, bricks, steel materials, sanitary fittings, pipes and/or other fixtures, doors, windows, lifts, electrical goods as may be

- necessary for the work of the said building and to complete the same and to make the same habitable.
16. To apply for and obtain connection for water sewerage, electricity, gas and to apply for and avail all other facilities which may be required for the said buildings.
  18. To install electric service line, meter and/or sub-meter and if necessary to obtain low/high tension electricity connection.
  19. To sign, acknowledge all registered or insured letters notices, summons and/or money orders and to receive delivery of the same, which are the relation to work of the said premises.
  20. Our attorney upon completion of construction of the proposed building shall be entitled to obtain completion certificate from the South Dum Dum Municipality upon performing and observing all the formalities as are required

to be performed for obtaining of such completion certificate upon completion of the proposed building from the South Dum Dum Municipality.

AND WHEREAS do all such acts, deeds, things and transaction and/or all such business for us effectually as we could ourself do and perform if we were personally present and we do hereby ratify and confirm whatsoever other acts our said attorney shall do or caused to be done lawfully by virtue of these presents and we hereby ratify and confirm and agree and undertake to ratify and confirm all and whatsoever acts our said attorney appointed under this Power hereby granted shall lawfully do or cause to be done in the exercise of this right or by virtue of these presents.

(Allotted portions of the developer)

The Developer shall be allotted rest constructed area of the said proposed building along with proportionate land interest of the said premises i.e. rest portion of the ground floor and car parking spaces, 50% (front portion) of the 1<sup>st</sup> floor, entire 2<sup>nd</sup> floor and entire 5<sup>th</sup> floor except the allotted portion of owners in respect of the proposed building alongwith proportionate land interest of the said premises.

IN WITNESS WHEREOF, we have set and subscribed our hands and seals upon clear understanding of the contents, meaning and purport of this power on this the 16<sup>th</sup> day of .....MAY.....2022.

SIGNED, SEALED AND DELIVERED

in the presence of :-

1. Kithun Das  
vill + P.O. - Alampuri  
P.S. Madakhali  
Dist- 24 Pgs (South)  
Pin - 743318

Biswajit Chakrabarti  
Surajit Chakrabarti

2. Santanu Sen  
46, Orachanditaba  
3rd Lane,  
Udaypur, NIMTA  
KOL- 49

Purabi Bhattacharya

Signature of the EXECUTANTS

We accept the power as has been given to me through this Power of Attorney.












Ranjit Chakrabarti

Surajit Chakrabarti

Signature of the Attorneys.












Drafted and prepared in my Office

Sanjit Kr Sin  
Sealdah Court  
(Advocate) F/886/2008

		Small Finger	Ring Finger	Middle Finger	1st Finger	Thumb
	Left Hand					
	Right Hand					












Name BISWAJIT CHAKRABARTI

Signature Biswajit Chakrabarti

		Thumb	1st Finger	Middle Finger	Ring Finger	Small Finger
	Left Hand					
	Right Hand					









Name SURAJIT CHAKRABARTI

Signature Surajit Chakrabarti

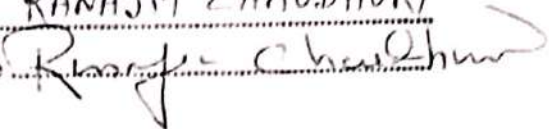
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	Left Hand					
	Right Hand					












Name PURABI BHATTACHARYYA

Signature Purabi Bhattacharyya

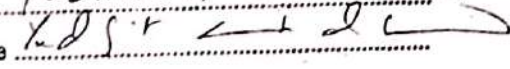
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	left hand					
	right hand					

Name RANAJIT CHAUDHURI

Signature 

		Thumb	1st finger	middle finger	ring finger	small finger
	left hand					
	right hand					

Name YUDHAJIT CHAUDHURI

Signature 

		Thumb	1st finger	middle finger	ring finger	small finger
PHOTO	left hand					
	right hand					

Name .....

Signature .....



भारत सरकार  
GOVERNMENT OF INDIA



विश्वजित् चक्रवर्ती  
Biswajit Chakrabarti  
जन्मतिथि/DOB: 13/06/1948  
पुरुष/ MALE  
Mobile No: 9331079761



9770 0266 0516

आमार आधार, आमार परिचय

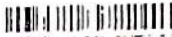
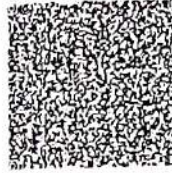
B. Chakrabarti



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ठिकाना:  
एस/३: शिवापद चक्रवर्ती, पी 693 लेक टाउन ब्लॉक  
ए, साउथ दमदम (एम), उत्तर २८ परगना,  
नासिम बस् - 700089

Address :  
S O: Shibapada Chakraborty, p 693 lake  
town block A, South Dumidum (m) North  
24 Parganas,  
West Bengal - 700089



www.uidai.gov.in

www

Box No 194  
Bengaluru 560 001

B. Chakrabarti



ভারতীয় অনিচ্ছা-প্রতিরোধী পরিচয়

ভারত সরকার

Unique Identification Authority of India  
Government of India

ভালিকাঙ্কির আই ডি / Enrollment No. 2017/80209/00404

To  
বিশ্বজিৎ চক্রবর্তী  
Biswajit Chakrabarti  
S/O Shibapada Chakraborty  
p 633 lake town block A  
South Dumdum (m)  
Lake Town  
North 24 Paraganas North 24 Parganas  
West Bengal 700089

17/06/2015  
372273895



MA722738959FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**9770 0266 0516**

আমার আধার, আমার পরিচয়



ভারত সরকার

Government of India

বিশ্বজিৎ চক্রবর্তী  
Biswajit Chakrabarti  
জন্মতারিখ / DOB : 13/06/1948  
পুরুষ / Male



**9770 0266 0516**

আমার আধার, আমার পরিচয়

*B. Chakrabarti*

*B. Chakrabarti*



स्थायित्व लेखा संख्या /PERMANENT ACCOUNT NUMBER

ACHPC5652R



नाम /NAME

SURAJIT CHAKRABARTI

पिता का नाम /FATHER'S NAME

SIBAPADA CHAKRABARTI

जन्म तिथि /DATE OF BIRTH

01-07-1951

हस्ताक्षर /SIGNATURE

S. Chakrabarti

*S. Chakrabarti*

आयकर आयुक्त, प. व. - XI

COMMISSIONER OF INCOME TAX, W.B. - XI

*S. Chakrabarti*



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
ভারত সরকার

Unique Identification Authority of India  
Government of India

তালিকাভুক্তির আই ডি / Enrollment No.: 1111/10280/02567

To  
সুরজিৎ চক্রবর্তী  
Surajit Chakrabarti  
P-693 LAKE TOWN BL-A  
South Dum Dum (M)  
Lake Town  
North 24 Parganas  
West Bengal 700089  
9831678455

166108937



ML661089379FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

**2995 0222 5847**

আধার - সাধারণ মানুষের অধিকার



ভারত সরকার  
Government of India



সুরজিৎ চক্রবর্তী  
Surajit Chakrabarti  
পিতা : শিবপদ চক্রবর্তী  
Father : SHIBAPADA CHAKRABORTY  
জন্মতারিখ / DOB : 01/07/1951  
পুরুষ / Male



**2995 0222 5847**

আধার - সাধারণ মানুষের অধিকার

S. Chakrabarti



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ  
ভারত সরকার

Government of India

ভাবিকাভুক্তির আই ডি / Enrollment No. 1111/10280/02567

To  
সুরজিত চক্রবর্তী  
Surajit Chakrabarti  
P-693 LAKE TOWN BL-A  
South Dum Dum (M)  
Lake Town  
North 24 Parganas  
West Bengal 700089  
9831678455

28/08/2014  
166108937



ML661089379FT



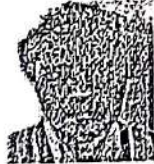
আপনার সংখ্যা / Your No.

2995 0222 5847

- সাধারণ মানুষের অধিকার



ভারত সরকার  
Government of India



সুরজিত চক্রবর্তী  
Surajit Chakrabarti  
পিতা : শিবপদ চক্রবর্তী  
Father : SHIBAPADA CHAKRABORTY  
জন্মতারিখ / DOB : 01/07/1951  
পুরুষ / Male



2995 0222 5847

- সাধারণ মানুষের অধিকার

S. Chakrabarti

১০০০ ১০০০ PERMANENT ACCOUNT NUMBER

ADZPB7610F



নাম নাম

PURABI BHATTACHARJEE

নামের নাম পিতার নাম

SIBAPADA CHAKROBORTY

জন্ম তারিখ DATE OF BIRTH

01-03-1946

স্বাক্ষর SIGNATURE

Purabi Bhattacharjee

*K. H. S.*

১০০০ ১০০০ ১০. ১১

COMMISSIONER OF INCOME TAX, WB - XI

Purabi Bhattacharjee  
Purabi Bhattacharjee



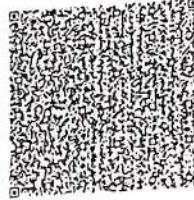
भारतीय विशिष्ट पहचान प्राधिकरण  
भारत सरकार

Government of India

Enrollment No: 0632/24194.03111

To  
Purabi Bhattacharyya  
W/O: Debesh Kumar Bhattacharjee  
693, lake town block A  
South Dum Dum  
Lake Town  
North 24 Paraganas North 24 Parganas  
West Bengal 700089  
9836259151  
ME641621487FH

1641621487



आपका क्रमांक / Your No.

5328 4475 1289

मेरा पहचान, मेरी पहचान



भारत सरकार  
Government of India

Purabi Bhattacharyya  
DOB : 01/03,1946  
Female



5328 4475 1289

मेरा पहचान, मेरी पहचान

Purabi Bhattacharyya  
Purabi Bhattacharyya



भारत सरकार  
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

Enrollment No. 0635/11128/62080

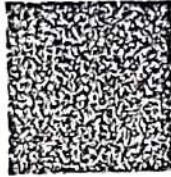
To  
Ranjit Choudhuri

75,  
HEM CHANDRA NASKAR ROAD,  
BELEGHATA,  
VTC, Belehata H.O.,  
District, Kolkata,  
State West Bengal, PIN Code: 700010,  
Mobile: 9831084051

51125258



KF511252587F1



आपका आधार क्रमांक / Your Aadhaar No. :

**3491 9740 7973**

मेरा आधार, मेरी पहचान



भारत सरकार  
Government of India



Ranjit Choudhuri  
DOB: 21/01/1993  
Male

Issue Date: 28/11/2012

**3491 9740 7973**

मेरा आधार, मेरी पहचान



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- सुरक्षित QR कोड/ऑफलाइन XML/ ऑनलाइन ऑथेंटिकेशन से पहचान प्रमाणित करें।

**INFORMATION**

- Aadhaar is a proof of identity, not of citizenship
- Verify identity using Secure QR Code / Offline XML / Online Authentication

- आधार देश भर में मान्य है।
- आधार कई सरकारी और गैर सरकारी सेवाओं को पाना आसान बनाता है।
- आधार में मोबाइल नंबर और ईमेल ID अपडेट रखें।
- आधार को अपने स्मार्ट फोन पर रखें, mAadhaar App के साथ।

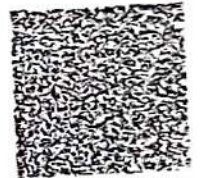
- Aadhaar is valid throughout the country
- Aadhaar helps you avail various Government and non-Government services easily
- Keep your mobile number & email ID updated in Aadhaar.
- Carry Aadhaar in your smart phone – use mAadhaar App.



भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

Print Date: 29/05/2021

Address: 75, HEM CHANDRA NASKAR  
ROAD, BELEGHATA, Belehata H.O  
Kolkata, West Bengal, 700010



**3491 9740 7973**



1947



help@uidai.gov.in



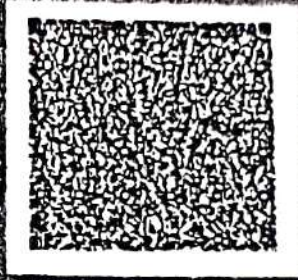
www.uidai.gov.in

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVERNMENT OF INDIA



आयकर विभाग का  
आयकर खाते नंबर  
AC/RC8043M



नाम  
RAMAJIT CHAUDHURI

पिता/पति/पत्नी का नाम  
RAMAPRASAD CHAUDHURI

दिनांक  
21/10/1996

12018



भारत सरकार  
GOVERNMENT OF INDIA



যুধাজিত চৌধুরী  
Yudhajit Chaudhuri  
পিতা : রঞ্জিত চৌধুরী  
Father : Ranajit Chaudhuri  
জন্ম সাল / Year of Birth : 1990  
পুরুষ / Male



5769 5854 9750

আধার - সাধারণ মানুষের অধিকার



ভারতীয় পরিচয় প্রাধিকরণ  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

ঠিকানা:  
৭৫, হেম চন্দ্র নস্কর রোড,  
বেলেঘাটা, বেলেঘাটা, কোলকাতা,  
দশমবিঙ্গ, 700010

Address:  
75, HEM CHANDRA  
NASKAR ROAD,  
BELEGHATA, Belehata  
H.O, Belehata, Kolkata,  
West Bengal, 700010

1947  
1800 180 1947

help @ uidai.gov.in

www.uidai.gov.in

P.O. Box No.1947,  
Bengaluru-560 001



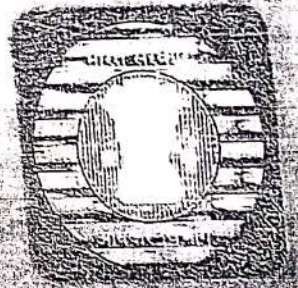
आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

YUDHAJIT CHAUDHURI  
RANAJIT CHAUDHURI

12/03/1990  
Permanent Account Number  
AJLPC0843M



*Yudhajt Chaudhuri*  
Signature



ভারত সরকার

Unique Identification Authority of India



আধার কার্ডের আইডি / Enrollment No. : 2730/00594/54863

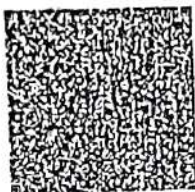
06/12/2011

To  
Santanu Sen  
সানু সেন  
C/O Narendra Nath Sen  
40  
olalchanditala 3rd lane  
near ekta club, udaypur  
nimta  
Nimta  
Nimta, North 24 Paraganas, North 24 Parganas,  
West Bengal - 700049  
9830145658

82031810



KA820318109FH



আপনার আধার সংখ্যা / Your Aadhaar No. :

**5489 6003 0433**

আমার আধার, আমার পরিচয়



সানু সেন  
Santanu Sen  
জন্ম তারিখ / DOB: 28/12/1973  
মোব / Molo



5489 6003 0433

আমার আধার, আমার পরিচয়

Santanu Sen

### Major Information of the Deed

Deed No :	I-1904-08381/2022	Date of Registration	20/05/2022
Query No / Year	1904-8001384272/2022	Office where deed is registered	
Query Date	11/05/2022 2:09:09 PM	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	RANJIT CHAUDHURI 75, H CHANDRA NASKAR ROAD, Thana : Beliaghata, District : South 24-Parganas, WEST BENGAL, PIN - 700010, Mobile No. : 9831102741, Status :Solicitor firm		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
	Rs. 1,34,89,500/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 73/- (Article:E, M(a).)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190406677/2022 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

### Land Details :

District: North 24-Parganas, P.S:- Lake Town, Municipality: SOUTH DUM DUM, Road: Lake Town Block-A, Mouza: Patipukur, , Holding No:555 Pin Code : 700089

Sch No	Plot Number	Khatian Number	Land Use Proposed	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-1792		Bastu Bastu	2 Katha 14 Chatak 30 Sq Ft		1,31,25,000/-	Property is on Road , Project Name :
<b>Grand Total :</b>				4.8125Dec	0/-	131,25,000 /-	

### Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	800 Sq Ft.	0/-	3,64,500/-	Structure Type: Structure
Gr. Floor, Area of floor : 800 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 50 Years, Roof Type: Pucca, Extent of Completion: Complete					
<b>Total :</b>		800 sq ft	0/-	3,64,500 /-	

## Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Shri BISWAJIT CHAKRABARTI</b> Son of Late SIBAPADA CHAKRABORTY , P-693, LAKE TOWN, BLOCK A,, City:- , P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN:- 700089 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ADxxxxxx9P,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence
2	<b>Shri SURAJIT CHAKRABARTI</b> Son of Late SIBAPADA CHAKRABARTI , P-693, LAKE TOWN, BLOCK A,, City:- , P.O:- LAKE TOWN, P.S:-Lake Town, District:-North 24-Parganas, West Bengal, India, PIN:- 700089 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ACxxxxxx2R,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence
3	<b>Smt PURABI BHATTACHARYYA</b> Daughter of Late SIBAPADA CHAKRABORTY , P-693, LAKE TOWN, BLOCK A,, City:- , P.O:- LAKE TOWN, P.S:-Lake Town, District:-North 24-Parganas, West Bengal, India, PIN:- 700089 Sex: Female, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ADxxxxxx0F,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/05/2022 , Admitted by: Self, Date of Admission: 16/05/2022 ,Place : Pvt. Residence

## Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>RP JEET REALTORS PRIVATE LIMITED</b> ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010 , PAN No.:: AAxxxxxx1B,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

## Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>Shri RANAJIT CHAUDHURI</b> Son of Late RAMAPRASAD CHAUDHURI ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: ACxxxxxx3M,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : RP JEET REALTORS PRIVATE LIMITED (as REPRESENTATIVE)
2	<b>Shri YUDHAJIT CHAUDHURI (Presentant )</b> Son of Shri RANAJIT CHAUDHURI ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN:- 700010, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, , PAN No.:: AJxxxxxx3M,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : RP JEET REALTORS PRIVATE LIMITED (as REPRESENTATIVE)

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr SANTANU SEN</b> Son of Late NARENDRA NATH SEN 46, OLAI CHANDITALA 3RD LANE, City- Kolkata, P O- NIMTA, P S- Nimta, District- North 24-Parganas, West Bengal, India. PIN- 700049			
Identifier Of Shri BISWAJIT CHAKRABARTI, Shri SURAJIT CHAKRABARTI, Smt PURABI BHATTACHARYYA, Shri RANAJIT CHAUDHURI, Shri YUDHAJIT CHAUDHURI			

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Shri BISWAJIT CHAKRABARTI	RP JEET REALTORS PRIVATE LIMITED-1.60417 Dec
2	Shri SURAJIT CHAKRABARTI	RP JEET REALTORS PRIVATE LIMITED-1.60417 Dec
3	Smt PURABI BHATTACHARYYA	RP JEET REALTORS PRIVATE LIMITED-1.60417 Dec

**Transfer of property for S1**

Sl.No	From	To. with area (Name-Area)
1	Shri BISWAJIT CHAKRABARTI	RP JEET REALTORS PRIVATE LIMITED-266.66666667 Sq Ft
2	Shri SURAJIT CHAKRABARTI	RP JEET REALTORS PRIVATE LIMITED-266.66666667 Sq Ft
3	Smt PURABI BHATTACHARYYA	RP JEET REALTORS PRIVATE LIMITED-266.66666667 Sq Ft

**Land Details as per Land Record**

District: North 24-Parganas, P.S:- Lake Town, Municipality: SOUTH DUM DUM, Road: Lake Town Block-A, Mouza: Patipukur, . Holding No:555 Pin Code : 700089

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 1792		Owner Name not selected by applicant.

Endorsement For Deed Number : I - 190408381 / 2022

On 11-05-2022

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 1,34,89,500/-

Mohul Mukhopadhyay  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - IV KOLKATA  
Kolkata, West Bengal

On 16-05-2022

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

Presented for registration at 14:00 hrs on 16-05-2022, at the Private residence by Shri YUDHAJIT CHAUDHURI.

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

Execution is admitted on 16/05/2022 by 1. Shri BISWAJIT CHAKRABARTI, Son of Late SIBAPADA CHAKRABORTY, P-693, LAKE TOWN, BLOCK A., P.O: LAKE TOWN, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700089, by caste Hindu, by Profession Others, 2. Shri SURAJIT CHAKRABARTI, Son of Late SIBAPADA CHAKRABARTI, , P-693, LAKE TOWN, BLOCK A., P.O: LAKE TOWN, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700089, by caste Hindu, by Profession Retired Person, 3. Smt PURABI BHATTACHARYYA, Daughter of Late SIBAPADA CHAKRABORTY, , P-693, LAKE TOWN, BLOCK A., P.O: LAKE TOWN, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700089, by caste Hindu, by Profession Retired Person

Indetified by Mr SANTANU SEN, , Son of Late NARENDRA NATH SEN, , 46, OLAI CHANDITALA 3RD LANE, P.O: NIMTA, Thana: Nimta, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700049, by caste Hindu, by profession Others

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

Execution is admitted on 16-05-2022 by Shri RANAJIT CHAUDHURI, REPRESENTATIVE, RP JEET REALTORS PRIVATE LIMITED, ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:- South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr SANTANU SEN, , Son of Late NARENDRA NATH SEN, , 46, OLAI CHANDITALA 3RD LANE, P.O: NIMTA, Thana: Nimta, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700049, by caste Hindu, by profession Others

Execution is admitted on 16-05-2022 by Shri YUDHAJIT CHAUDHURI, REPRESENTATIVE, RP JEET REALTORS PRIVATE LIMITED, ,75, HEM CHANDRA NASKAR ROAD,, City:- , P.O:- BELIAGHATA, P.S:-Beliaghata, District:- South 24-Parganas, West Bengal, India, PIN:- 700010

Indetified by Mr SANTANU SEN, , Son of Late NARENDRA NATH SEN, , 46, OLAI CHANDITALA 3RD LANE, P.O: NIMTA, Thana: Nimta, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700049, by caste Hindu, by profession Others

Mohul Mukhopadhyay  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - IV KOLKATA  
Kolkata, West Bengal

on 20-05-2022

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

Admissible under rule 21 of West Bengal Registration Rules, 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 73/- ( E = Rs 7/- , I = Rs 55/- , M(a) = Rs 7/- , M(b) = Rs 4/- ) and Registration Fees paid by Cash Rs 73/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 522, Amount: Rs.100/-, Date of Purchase: 03/12/2021, Vendor name: A Mukherjee

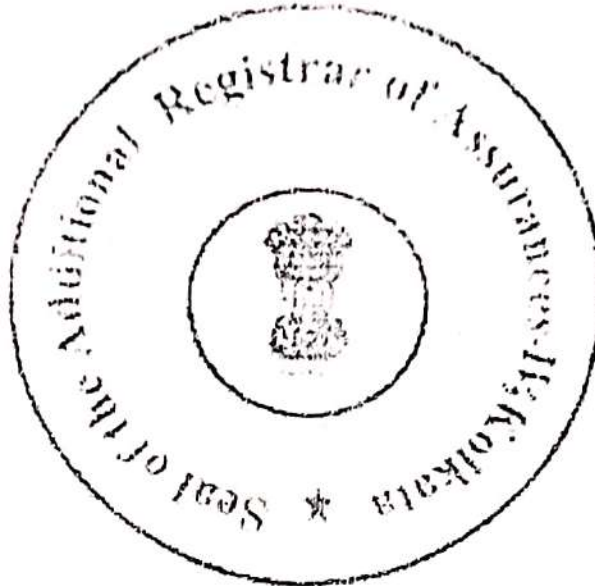
Mohul Mukhopadhyay  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - IV KOLKATA  
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2022. Page from 614760 to 614801

being No 190408381 for the year 2022.



Digitally signed by SEMANTI SIKDAR  
Date: 2022.06.02 20:07:33 +05:30  
Reason: Digital Signing of Deed.

(Semanti Sikdar) 2022/06/02 08:07:33 PM  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - IV KOLKATA  
West Bengal.

(This document is digitally signed.)