

1371/2020

P-1166/2020



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

S 474768

Certified that the documents is admitted to registration. The Signature sheet/s and the endorsement sheets attached with this document are the part of this document.

Addl. Dist Sub-Registrar
Alipore, South 24 Parganas

2 MAR 2020

DEVELOPMENT AGREEMENT

THIS DEED OF DEVELOPMENT AGREEMENT is made on the
2nd day of March , Two Thousand Twenty (2020)

BETWEEN

2.3.2020
12:08 hr.
16057500
189996/2020

24 FEB 2020

22421



No.....Rs. **1000/-** Date.....

Name:..... **Souvik Das.**

Address:..... **Advocate**

Vendor:..... **Alipur Judge's Court**
Alipur Collectorate, 24 Pgs. (S)
Kolkata - 27

SUBHANKAR DAS

STAMP VENDOR

Alipur Police Court, Koi-27

22421 = 1000/-



Identified by me ;

Souvik Das

Advocate

Alipore Judges' Court

Kolkata - 700027

son of Sri Sunil Kumar Das



(1) SRI SALIL KUMAR BHADRA, (PAN NO. AMXPB9077H), (AADHAAR NO. 2117 9029 2094), son of Late Brojendra Kumar Bhadra, by religion: Hindu, by profession : retired, by Nationality : Indian, residing at 43/5A, Chandi Ghosh Road, P.O.- Regent Park, P.S.- Regent Park, Kolkata-700040, District: South 24- Parganas, , **(2) SRI SAJAL KUMAR BHADRA**, (PAN NO. ADMPB5458L), (AADHAAR NO. 6507 0306 3298), son of Late Brojendra Kumar Bhadra, by religion: Hindu, by profession : retired, by Nationality : Indian, residing at 43/5A, Chandi Ghosh Road, P.O.- Regent Park, P.S.- Regent Park, Kolkata-700040, District: South 24- Parganas, , **(3) SMT. BHARATI DAS**, (PAN NO. ADXPD4586G), (AADHAAR NO. 8228 8464 3754), wife of Late Amarendra Nath Das, daughter of Late Brojendra Kumar Bhadra, by religion: Hindu, by profession : Housewife, by Nationality : Indian, residing at 25C/1, Raja Bagan Lane, P.O.- Ghaghudanga, P.S.- Dum Dum, Kolkata - 700030, hereinafter called the **OWNERS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their heirs, executors, administrators, successors, legal representatives and / or assigns) of the **FIRST PART**.

AND

M/S. SAANVI PROJECTS, (ACCFS0395Q) a partnership firm having its office at 27/1, Chandi Ghosh Road, Police Station & Post Office - Regent Park, Kolkata - 700040, represented by its partners **(1) SRI SUMAN ROY**, (PAN NO. ANCP2961G), (AADHAAR NO. 3293 3667 9206), son of Late Monindra Kumar Roy, by faith - Hindu, by occupation - business, by Nationality : Indian, residing at 28A, Chandi Ghosh Road, Police Station & Post Office - Regent Park, Kolkata - 700040, , **(2) SRI SUMAN KUMAR NATH**, (PAN NO. ADAPN0319C), (AADHAAR NO. 9600 4488 3008), son of Late Susil Kumar Nath, by faith - Hindu, by occupation - business, by Nationality : Indian, residing at 28A, Kalidas Patitundi Lane, Police Station & Post Office - Kalighat, Kolkata - 700026, hereinafter called the **DEVELOPERS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor-in-office, heirs, executors, successors, administrators, legal representatives and / or assigns) of the **SECOND PART**.



1
Add. Dist. Sub-Registrar
Alipore
- 2 MAR 2020
South 24 Parganas
Kolkata-700027

WHEREAS one Nripendra Nath Samaddar, sole proprietor of M/S Samaddar & sons obtain a Lease of 9999 years in respect of landed property at Dag No. 73, holding No. 12/5 and 13 at District the then 24-Parganas at present South 24-Parganas, Sub Registry Office : Alipore, Police Station previously Tollygunge at present Regent Park, within the limit of the then Tollygunge Municipality ward no. 5 thereafter Ward No. 97 of Calcutta Corporation at present within Kolkata Municipal Corporation by virtue of Deed of Lease dated 24/04/1953 being no. 2854 for the year 1953.

AND WHEREAS after such aforesaid lease said Nripendra Nath Samaddar, sole proprietor of M/S Samaddar & Sons sold transferred and conveyed 3 Cotthas 2 Chittaks 26 sq. ft. of land at Dag No. 73, Touzi No. 151, Pargana : Khaspur, Mouza: Shibpur, Khatian No. 197, holding No. 12/5 and 13 at District the then 24-Parganas at present South 24-Parganas, Sub Registry Office : Alipore, Police Station previously Tollygunge at present Regent Park, within the limit of the then Tollygunge Municipality, Ward no. 5 thereafter Ward No. 97 of Calcutta Corporation to Brojendra Kumar Bhadra by virtue of a registered Bengali Deed of Conveyance dated registered at the office of Sub-Registrar, Alipore Sadar and recorded in Book No. I, Volume No. 106, Pages 256 to 259 being no. 6410 of the year 1957.

AND WHEREAS the said Brojendra Kumar Bhadra mutated his name with the concerned municipality and subsequently said premises is numbered as 43/5A, Chandi Ghosh Road, Kolkata - 700040, Police Station previously Tollygunge at present Regent Park, within the limits of Kolkata Municipal Corporation, Ward No. 97 and constructed a two storied building in the said premises.

AND WHEREAS the said Brojendra Kumar Bhadra while seized and possessed the said land and building at premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, died intestate on 22.07.1974 leaving behind him surviving his wife Kanak Lata Bhadra and two son namely, Sri Salil Kumar Bhadra and Sri Sajal Kumar Bhadra and one daughter Smt. Bharati Das.

AND WHEREAS said Kanak Lata Bhadra, wife of said Brojendra Kumar Bhadra died intestate on 27.05.1996 leaving behind two son namely, Sri Salil Kumar Bhadra and Sri Sajal Kumar Bhadra and one daughter Smt. Bharati Das who jointly inherited the said property at premises no. 43/5A, Chandi Ghosh Road, Police Station- Regent Park, Kolkata - 700040.

AND WHEREAS said Sri Salil Kumar Bhadra, Sri Sajal Kumar Bhadra and Smt. Bharati Das mutated their names with the Kolkata Municipal Corporation in respect of said property at premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040 and thereafter enjoying the same by paying municipal rate and taxes.

AND WHEREAS the owners of premises no. 43/5A, Chandi Ghosh Road, Police Station : Regent Park, Kolkata - 700040 have decided to develop the said premises through a developer who will arrange for construction of building on the said land after demolition of the existing two storied building.

AND WHEREAS the developers having come to know the intention of the owners, the developers approached the said owners to develop the said premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, Police Station : Regent Park, within the limits of Kolkata Municipal Corporation, Ward No. 97 measuring total land area of 3 Cotthas 2 Chittaks 26 sq. ft. a little more or less after amalgamation in such way so as to serve the purpose of the owners.

AND WHEREAS the owner, having considered the offer of the developers as reasonable and appreciable, accepted the offer of the developers to construct a new multi - storied building through the developers at their own costs, risks and expenses.

AND WHEREAS that to give effect to the aforesaid intention of the owners for development of the said property the developers for mutated a scheme to promote and develop and to construct a multistoried building consisting of several self contained flats and car-parking spaces on the ground floor of the said land at the said premises according to the plan sanctioned by Kolkata Municipal Corporation at their own costs and expenses and the owners have agreed to accept the scheme of the developers for the consideration mentioned therein upon the terms and conditions hereinafter contained.

AND WHEREAS the owners hereby declare that they have a marketable title to the said property being the said premises and they never sold, transfer, part with possession nor mortgage charged and/or create any encumbrances, trust, tenancy lease in respect of the said premises in any way and no suit and or execution / attachment / acquisition / requisition, proceeding is pending in their name respecting the said premises and the same is not affected by any scheme or road alignment of the Kolkata Metropolitan Development Authority, Kolkata Municipal Corporation or any other authorities or any order of vesting of competent authority or land acquisition collector or any other authority and as such the same premises is free from all encumbrances whatsoever.

AND WHEREAS the owners further declare that they have not entered into any agreement registered or unregistered for development of the said premises with any other person or persons, firm, company or companies of whatsoever in nature.

NOW THIS AGREEMENT WITNESSETH as follows:

1. The owners hereby accept the scheme of the developers to promote, develop and construct multistoried building at the said premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, Police Station : Regent Park, within the limits of Kolkata Municipal Corporation, Ward No. 97 fully described in the Schedule 'A' written herein below as per plan sanctioned by the Kolkata Municipal Corporation, building department subject to the terms and conditions hereinafter appearing.
2. In consideration of the development of the said premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, Police Station : Regent Park, within the limits of Kolkata Municipal Corporation, Ward No. 97 the developers shall deliver to the owners 50% of the building being entire 1st floor, 50% of the 2nd floor (front side), 50% of ground floor which include tenanted portion and car-parking space if available. Further, the developer will deliver 42% of the top floor of the said multistoried building.
3. The developer shall be allotted rest 50% of the area in the building i.e., 50% of the 2nd floor (back side), entire 3rd floor, 50% of ground floor

comprising car parking spaces and stairs, common passages and 58% of the top floor as per plan sanctioned by the Kolkata Municipal Corporation in the building to be constructed in the said premises more fully described in Schedule 'A' written hereinabove and proportionate share of common areas.

4. The developers hereby agree and undertake to the owners to construct the said building at the said property as fully mentioned in Schedule below, at the costs and expenses of the developers and in accordance with the specification and designs mentioned herein below as approved by the owners.
5. The Developers shall demolish the existing building and all the building materials shall be taken away by the Developers. ✓
6. The owners hereby declare that they shall clear off all the previous municipal dues upto the date of the said agreement in respect of the said property.
7. The developers hereby agreed and undertake to the owner to complete the construction of the said building within 24 months from the date of sanction of the building plan or from the date of getting vacant possession of the property whichever is later. The period of 24 months for the construction completing the allotted portion of the owners and making delivery of the same to the owner shall be the essence of the contract. In case the owners' allocation more fully described in the Schedule 'B' is not completed within the stipulated period purely due to any force majeure and accidental act of god a further period of 6 months shall be extended and that will be final and binding upon the parties and failure on the part of the developers to finish the building within such stipulated time, the owners entitled to get Rs. 5,000/- per month as damage till the date of delivery of owners' allocation.
8. The owners at the time of delivery of the owners' allocation in the newly constructed building will pay Goods & Service Tax and other statutory taxes, if required as per regulation of Government Authority.

9. The owners hereby grant exclusive license and permission to the developer to construct the said new building at the said premises including the owners' share at the said premises in accordance with the plan submitted herewith and sanctioned by K.M.C. at the costs of the developers.
10. The owners hereby agree and covenant with the developers not to cause any interference or hindrance in construction of the said building by the developers.
11. The owners shall not do any act deed or thing whereby the developer may be prevented from selling assigning and or distributing of the developer's share subject to what is stipulated hereto before.
12. The owners shall have no claim to the newly constructed building or any portion of the building except their allocation and they will have right to the roof of the building along with the other flat owners of the building and other non saleable & common areas.
13. The developers shall put the owners in the undisputed possession of the owners' share as-aforesaid in the proposed new building to be constructed as agreed upon together with all common areas and facilities. The owners shall have the right to deal with or dispose of their individual shares in the several buildings to their nominee or nominees as each owner shall think fit and proper except the common and non-saleable areas.
14. The owners hereby agree and covenant with the developers not to let out, grant leave and license and/or create any mortgage or charge over the said land or any portion thereof for any reason whatsoever during the subsistence of this agreement.
15. The owners hereby agree and undertake to give the developer a power of attorney in the form and in the manner reasonable required by the developer in respect of the construction and to sell developers allocation in the said building but such dealing shall not in any way create any financial liability upon the owners.

16. The aforesaid premises is free from all encumbrances, charges, liens, lispendens, trust, attachments, and / or acquisition or requisitions proceedings and scheme/ road, alignment whatsoever.
17. The owners shall execute deed/s conveyance in respect of the proportionate undivided share or interest in the said land of the said premises and flat to the nominated person of the developer/ builder, except for common and non-saleable areas.
18. The developers shall be exclusively entitled to the remaining built up area in the proposed new building more fully described in the Schedule 'C' hereunder written being the developers' share in the said building with the right to deal with or dispose of the same to their nominee or nominees as the Developers shall think fit and proper except for the common and non saleable areas.
19. The developers shall be at liberty to sell and/ or allot the dwelling units of Flats and/or any other tenements and or right in the building and structures to be constructed on the said property/ or to enter into any package deal arrangement for allotment of building and structure to be constructed at the said property in respect of their share in the new building at such price and on such terms and conditions and provisions as the developers may think fit and in any terms which may be imposed by any authority or authorities provided always that the developers shall not be released or discharged from his liabilities and obligations hereunder to the owners. All such allotments shall however be made by the Developers at their own and accounts at their risk, the intention being that the Developers shall be liable and responsible to such party or parties in connection with all dealings between the developers and such party or the parties. The developers will be entitled to permit any part of the premises to be occupied by any of the allottees of dwelling units or building erected on the said property with common spaces.
20. The Developers shall be entitled to put and permit to put up advertisement boards upon the said property but without involving the name of the owner in any manner and which the owner will be entitled to remove forthwith if the developers have committed any breach of this agreement.

21. Developer shall arrange temporary accommodation for two owners during the period of construction for their temporary accommodation and for that developers will pay Rs. 8,000/- as rent for each tenancy.
22. Upon the full development being carried out for the construction of building and after delivery of owners' allocation and thereafter for sale of flats of the developers allocation, the developers shall execute and deliver any one or more deeds of conveyance in favour of the purchaser of flats, tenements, and premises in the new building to be erected by the Developers. The Developers hereby agrees to join in such deed or transfer the super structure and common parts and non saleable areas as conformity party. Such deed or deeds of conveyance shall be prepared by the Advocates of the Developers and approved by the Advocate of the owner and the other purchasers.
23. It is agreed that after the date of this agreement the developers shall pay and discharge all taxes and outgoings including Municipal taxes and all other charges, rates cases, taxes, that may be levied by any public body or authorities including C.E.S.C. Ltd. respecting the existing electric connections which is/are payable by the owners. The developers shall indemnify and keep indemnified the owners from and against non payment thereof. In the event of the developer paying any refundable deposit to the Municipal Corporation and other concerned authorities in the course of the development of the said property in the name of the owners, the Developers shall be entitled to take refund of such deposit in his own name. To enable the developers to obtain the refund the owners shall sign and execute all such documents writings as may be required by the developers without raising any objection or requisition in that behalf.
24. The owners declare that no notice from the Govt. or any local body or authority including the Kolkata Municipal Corporation, has been received by or served upon the owner or any person interested in the said property.
25. The owners declare:-

- a) The owners are entitled to enter into this agreement with the developers.
 - b) They have full right and absolute authority to sign and execute the same.
 - c) The owners have not committed or contracted or entered into any agreement for sale or lease of the said property or any part thereof to any other person or persons other than the Developers and they have not created any mortgage charge or any other encumbrances on the said property as mentioned herein.
 - d) That the owners have not done any act, matter or thing whereby or by reason whereof, the development of the said property may be prevented or affected in any manner whatsoever.
 - e) All out of pocket expenses and incidental of this agreement and the transactions in pursuance thereof including the deeds conveyance and other assurance in respect of thereof including stamp duty and registration charges shall be borne and paid by the developer. The owners and the developers shall pay their respective advocate's fees.
25. The Developers shall indemnify and keep indemnified the owners against all losses, damages, costs, charges, expenses that will be incurred or suffered by the owners on account of arising out any breach of any of these terms of any law, rules or regulations or due to accident or any mishap during construction of due to any claim made by any third party in respect of such construction or otherwise however. The developers undertake to construct the said building complying the provision of law and in lawful manner.
26. The developers shall be entitled to enter into separate contract in their name with building contractor, architects and other for carrying out the said development at their risk and costs.

27. Any notice required to be given by either of the parties herein shall be deemed to have been served if delivered by the hand duly acknowledged or sent by registered post with acknowledgement due to vice versa.
28. The parties hereto shall not be liable for any acts, which may prevent them from performing and observing the terms and conditions herein contained due to flood, earth-quake, riot, water tempest, civil commotion, strike lockout or any other acts beyond the control of the parties hereto.
29. The competent court of law/ Tribunals having jurisdiction shall entertain any type of actions, suits, complaint case and proceedings arising out of this agreement.
30. That if at any time disputes shall arise between the parties hereto regarding the construction and interpretation of any of the terms and conditions contained and touching these present or determination of any liability of any of the parties under these agreement same will be referred to a single arbitrator in case the parties agree upon, otherwise to two arbitrators, one by the Developers and other by the Owners and the same shall be deemed to be the reference within the meaning of The Arbitration and Conciliation Act 1996 or any statutory modification hereunder for settlement of the disputes.
31. The owners will hand over all original papers and documents relating to the said two premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, Police Station : Regent Park, within the limits of Kolkata Municipal Corporation, Ward No. 97 at the time of execution of the agreement.
32. If any extra work done by the developers in the owners' allocation in addition to the specification or beyond the specification at the written request of the owner the owner shall pay the extra charge/cost on the basis of estimate given by the developers for such extra work.

Nothing in this present shall be construed as a demise or assignment or conveyance in law by the owners of the said premises or any part thereof to the developer or in creating any right, title or interest in respect

thereof to the developer save and except to commercially expose the same in terms hereof by constructing the building on the said premises and to deal with the developers allocation in the building in the manner herein stated without creating any liability, financial or otherwise whatsoever upon the owners.

SCHEDULE 'A'
(the property)

ALL THAT piece and parcel of land measuring 3 Cottahs 2 Chattaks 26 sq. ft. a little more or less lying and situated at Dag No. 73, Touzi No. 151, Pargana : Khaspur, Mouza: Shibpur, Khatian No. 197, District South 24-Parganas, Sub Registry Office Alipore, P.S. – Regent Park, along with 50 years old two storied residential building standing thereon having 850 sq. ft. in each floor cement flooring at and being K.M.C. premises no. 43/5A, Chandi Ghosh Road, Kolkata - 700040, within the limits of Kolkata Municipal Corporation, Ward No. 97 and butted and bounded as follows:

On the North by : 43/5B, Chandi Ghosh Road,

On the South by : 43/1, Chandi Ghosh Road,

On the East by : 43/3, Chandi Ghosh Road,

On the West by : Chandi Ghosh Road.

SCHEDULE 'B'
(Owners' Allocation)

The owners will be allotted 50% of the building being entire 1st floor, 50% of the 2nd floor (front side), 50% of ground floor which include tenanted portion and car-parking space if available. Further, the developer will deliver 42% of the top floor of the said multistoried building and common passages as mentioned in the plans as also open space if any sanctioned by Kolkata

Municipal Corporation together with undivided proportionate share in land and common spaces and by way of consideration of the said premises more fully described in Schedule 'A' written hereinabove together with undivided proportionate share in land underneath the building and proportionate share of stair, staircase landings, common and common passages provided to the said building.

SCHEDULE 'C'
(Developers' Allocation)

The developer shall be allotted rest 50% of the area in the building i.e., 2nd floor (back side), entire 3rd floor, 50% of ground floor comprising car parking spaces and stairs, common passages and 58% of the top floor as per plan sanctioned by the Kolkata Municipal Corporation in the building to be constructed in the said premises more fully described in Schedule 'A' written hereinabove together with proportionate share of common areas. The developers shall sell the flats and car parking space in their allocation to the intending buyers at such price and terms and conditions at their discretion.

THIRD SCHEDULE ABOVE REFERRED TO
(common area & facilities)

- 1) The land on which building is located and all easement rights and appurtenance belonging to the land and building.
- 2) The foundation column, girders, beams, supports, main walls, roof, corridors, stair, stair-way, entrance and exit of the building.
- 3) The easement, wards, girders, storage space.
- 4) Installation for common services such as powers, lights, water, sewerage etc.

- 5) Tank, pump, motor compressors, pipes and tubes and general apparatus and installations existing for common use and passage and paths etc.
- 6) Water connections, main electric connection and meter board.
- 7) All other parts of the property necessary for convenient to the existence, maintenance and safety of the building and common enjoyment of normally in common use.
- 8) Lift and Lift machine room.
- 9) Ultimate roof of the building.
- 10) Boundary Wall.

Specification For Construction

1. **Foundation:** The foundations shall be reinforced cement concrete as per Kolkata Municipal Corporation design.
2. **Super-Structure:** The super structure of the building shall have reinforced cement concrete framed structure with reinforced cement concrete column, beams and slabs. (Mixture Grade : M20) (Steel : ISI Mark) (Cement : Lafarge / Ambuja / Ultratech /ACC).
3. **Walls:** Walls of the building shall be 200 mm thick Brick walls on the external face and 75 mm & 125 mm thick Bricks partition walls with cement sand mortar.
4. **Finishes:** All internal surfaces to be plastered with Cement sand mortar and finished with putty both side. All external walls to be plastered with sand, cement and mortar and painted with Nerolac Excel.

5. **Flooring:** Flooring inside the allocated flats of the owners shall be of marble chouka/vitrified tiles and flooring in other places, staircase and lobbies shall be of vitrified tiles ; (Floor Tiles upto Rs.60.00 will be borne by the developers and anything above that will be borne by the owner of the flat.).
6. **Doors:** All door frame shall be of seasoned and treated hardwood shutters will be made of hot pressed factory made solid core phenol bounded flush doors, steel hinges, tower bolts and doors stoppers and Godrej Lock for main doors. Bathroom doors will be of PVC make frame and palla.
7. **Windows:** All windows shall be of aluminum sliding with 4 mm glazing and integrated steel grills save and except where it affects the elevation.
8. **Toilet:** All toilets to have concealed plumbing for hot and cold water fittings fixtures which includes one European WC and one wash-basin both in white of reputed make, CP fittings will include three concealed stop-cock, two bib cock, one Mixer , one shower all of Essco -make, ceramic tile dado on walls upto 6 feet height will be provided (Tiles upto Rs.50.00 will be provided by the developers and anything above than that will be borne by the owners). Internal and External pipe will be of Supreme/Astral make. All commode and Basin will be of white Parryware or Hindware make.
9. **Kitchen:** R.C.C. preparation platform with Granite slab finish and fittings, stainless steel sink to be provided. Two CP Bib cocks to be fitted together with concealed plumbing, kitchens shall have ceramic tile dado of 2' above the counters, kitchen, flooring shall be of vitrified tiles. (Tiles upto Rs.50.00 will be provided by the developer and anything above than that will be borne by the owner).

10. **Electrical installations:** Concealed copper wiring with ISI-mark wires (Finolex) upto points, switch boards, switches, distribution boards and M.C.B (Havel) but excluding fans and light fittings. Separate meters for each flat to be provided, miniature circuit breakers of reputed make. Switches will be Legrand /Anchor Roma etc. (Payment for security deposit of separate meters are to be borne by the flat owners).

Bed Rooms: two light points, one fan point, one.5 amp socket (Plug point), one night point lamp, (one A/C point & one telephone in master bed only).

Kitchen: one light point, one exhaust fan point, one.5 amp socket, one 15 amp socket.

Toilet: one light point, one fan point, one.15 amp. Socket (Geyser point), Washing machine point.

Living / Dinning : two light points, one fan point, one T.V. point, one cable point, Two 5 amp socket, one telephone point.

11. **Water Arrangements:** Underground reservoir for KMC water, one submersible pump, overhead water tank will be provided. All interconnecting plumbing, valves and delivery pipe lines to be installed.
12. **Extra Works:** Any extra works other than standard specifications given here shall be charged extra as decided by our engineer and such amounts shall be deposited with us before the execution of work.
13. **Electric Meter:** Proportionate cost of Procurement of 440 volt main service line and full cost for Procurement of electric meter for individual flats from CESC shall be on account and cost of the flat Owner.

IN WITNESS WHEREOF THE PARTIES hereto have signed this agreement on the day month and year first above written.

SIGNED, SEALED & DELIVERED
IN PRESENCE OF
WITNESSES :

1. *Souvik Das*
Advocate
Alipore Judges' Court
KOLKATA - 700027

Salil Kumar Bhadra
Bhadracharya (Ajay Kumar Bhadra)
Bharati Das

Signature of the
Owners

2. *S Bhadra*
43/5A, Chandi
Ghosh Road
Tollygunge Kol-40

For SAANVI PROJECTS
Suman Roy
Suman Kumar Nath
Partners

Signature of the
Developers

Drafted by me & prepared
in my office:

Souvik Das
Souvik Das
Advocate.
Alipore Judges' Court
(Enrollment No. WB/593/2001).



Salil Kumar Bhadra

Name SALIL KUMAR BHADRA

Signature Salil Kumar Bhadra

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					



Name SAJAL KUMAR BHADRA

Signature Sajal Kumar Bhadra

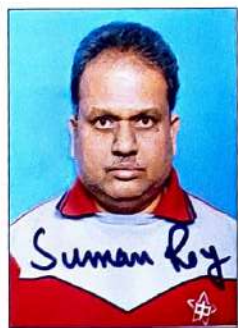
	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					



Name BHARATI DAS

Signature Bharati Das

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					



Name SUMAN ROY

Signature Suman Roy

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					



	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
left hand					
right hand					

Name SUMAN KUMAR NATH
 Signature Suman Kumar Nath

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name

Signature

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name

Signature

	Thumb	1 st finger	Middle Finger	Ring Finger	Small Finger
PHOTO	left hand				
	right hand				

Name

Signature



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার
Unique Identification Authority of India
Government of India

তালিকাভুক্তির আই ডি/Enrollment No.: 1040/19845/06763

To

10/11/2012 সজল কুমার ভদ্র
SAJAL KUMAR BHADRA
43/5A CHANDI GHOSH ROAD
RUSSA Regent Park S.O
Regent Park Kolkata
West Bengal 700040
9231869525

18750338



MN187503386DF



আপনার আধার সংখ্যা/ Your Aadhaar No. :

6507 0306 3298

আধার - সাধারণ মানুষের অধিকার

S. Bhadra



ভারত সরকার
GOVERNMENT OF INDIA



সজল কুমার ভদ্র
SAJAL KUMAR BHADRA
পিতা : ব্রজেন্দ্র কুমার ভদ্র
Father : BROJENDRA KUMAR BHADRA
জন্ম সাল / Year of Birth : 1949
পুরুষ / Male



6507 0306 3298

আধার - সাধারণ মানুষের অধিকার

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ADMPB5458L



नाम /NAME

SAJAL KUMAR BHADRA

पिता का नाम /FATHER'S NAME

BROJENDRA KUMAR BHADRA

जन्म तिथि /DATE OF BIRTH

30-05-1949

हस्ताक्षर /SIGNATURE

Sajal Bhadra

B. Bhadra

आयकर अधिकारी, प.नं.-XI

COMMISSIONER OF INCOME-TAX, W.B. - XI



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

তথ্য

ভারত সরকার
Unique Identification Authority of India
Government of India

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা প্রাপ্ত করুন।

ভূমিকাভুক্তির আই ডি/Enrollment No.: 1040/19845/06844

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

To
সলিল কুমার ভদ্র
SALIL KUMAR BHADRA
43/5A CHANDI GHOSH ROAD
RUNA Regent Park S.O
Regent Park Kolkata
West Bengal 700040
9433527192

16251516



MN162515162DF



আধার সারা দেশে মান্য।

আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিসেবা প্রাপ্তির
সহায়ক হবে।

Aadhaar is valid throughout the country.

Aadhaar will be helpful in availing Government
and Non-Government services in future.

আপনার আধার সংখ্যা/ Your Aadhaar No. :

2117 9029 2094

আধার - সাধারণ মানুষের অধিকার

16251516



ভারত সরকার
GOVERNMENT OF INDIA



সলিল কুমার ভদ্র
SALIL KUMAR BHADRA
পিতা : ব্রজেন্দ্র ভদ্র
Father : BROJENDRA BHADRA
জন্ম সাল / Year of Birth : 1947
পুরুষ / Male

ঠিকানা:
43/5A, চন্ডী ঘোষ রোড, রুনা,
রিজেন্ট পার্ক, কোলকাতা, পশ্চিমবঙ্গ,
700040

Address:
43/5A, CHANDI GHOSH
ROAD, RUNA, Regent Park
S.O, Regent Park, Kolkata,
West Bengal, 700040



2117 9029 2094

আধার - সাধারণ মানুষের অধিকার



1947
1800-111417



help@uidai.gov.in



www.uidai.gov.in

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

आयकर विभाग
INCOME TAX DEPARTMENT

SALIL KUMAR BHADRA

BROJENDRA BHADRA

08/06/1947

Permanent Account Number

AMXPB8077H

Salil Kumar Bhadra
Signature



इस कार्ड को खोने / पाने पर कृपया सूचित करें / लौटारें :
आयकर सैन सेवा इकाई, एन एस डी एल
पहली मंजिल, टाइम्स टॉवर, कमला मिल्स कंपाउंड,
एस. बी. मार्ग, लाजर परेल, मुंबई - 400 013.

If this card is lost / someone's lost card, please
please inform / return to :
Income Tax PAN Services Unit, NSDL
1st Floor, Times Tower,
Kamala Mills Compound,
S. B. Marg, Lower Parel, Mumbai - 400 013.
Tel: 91-22-2493 4000 / 2493 0664
e-mail: info@nsdl.com



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ

ভারত সরকার

Unique Identification Authority of India
Government of India

তথ্য

ভাণিকাহুক্তির আই ডি/Enrollment No.: 1190/22505/02064

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা প্রাপ্ত করণ।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

To
 ভারতী দাস
 Bharati Das
 D/O Brojendra Kumar Bhodra
 Allahabad bank 25C/1 Rajabagan Lane Ghugudanga
 S.O
 Ghugudanga Kolkata
 West Bengal 700030

3061609



UH030818093IN



আপনার আধার সংখ্যা/ Your Aadhaar No. :

8228 8464 3754

আধার - সাধারণ মানুষের অধিকার

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.

3061609



ভারত সরকার
GOVERNMENT OF INDIA



ভারতীয় বিশিষ্ট পরিচয় প্রাধিকরণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



ভারতী দাস
 Bharati Das
 জন্ম দল / Year of Birth : 1953
 মহিলা / Female



8228 8464 3754

ঠিকানা:
 D/O ব্রজেন্দ্র কুমার ভদ্রা, এলাহাবাদ
 ব্যাঙ্ক, ২৫সি/১ রাজাবাগান লেন,
 মুঘুডাঙ্গা স.ও, কলকাতা, পশ্চিম
 বঙ্গ, 700030

Address:
 D/O Brojendra Kumar
 Bhodra, Allahabad bank,
 25C/1 Rajabagan Lane,
 Ghugudanga S.O, Ghugu-
 danga, Kolkata, West
 Bengal, 700030

আধার - সাধারণ মানুষের অধিকার



1947
1800 100 1947



help@uidai.gov.in



www.uidai.gov.in



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

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

BHARATI DAS
BRAJENDRA BHADRA
03/03/1953
Permanent Account Number
ADXP04586G

Bharati Das
Signature



In case this card is lost / found, kindly inform / return to :-
Income Tax PAN Services Unit, UTPLS,
Plot No. 3, Sector 11, CBD, Malapur,
New Mumbai - 400 614.

इस कार्ड के खाने/पान पर कृपया सूचना करें, क्वॉटर :-
आयकर सेवा इकाई, UTPLS,
प्लॉट नं. 3, सेक्टर 11, सीडीबी, मलपुर,
नया मुंबई-400 614

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SAANVI PROJECTS

20/01/2009

Permanent Account Number

ACCFS0395Q

Signature

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SUMAN KUMAR NATH

SUSIL KUMAR NATH

24/11/1974

Permanent Account Number

ADAPN0319C



[Signature]
Signature

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

यह कार्ड खो जाने पर कृपया सूचित करें/लीटाए :
आयकर पैन सेवा यूनिट, UTHSL
प्लॉट नं: ३, सेक्टर ११, सी.बी.डी.बेलापुर,
नवी मुंबई-४०० ६१४.



ভারতীয় পরিচিষ্ট
 ভারত সরকার
 Unique Identification Authority of India
 Government of India

তালিকাভুক্তির আই ডি / Enrollment No.: 1040/21152/02619

To
 সূমন কুমার নাথ
 Suman Kumar Nath
 28A KALIDAS PATITUNDI LANE
 Kalighat
 Kalighat
 Circus Avenue Kolkata
 West Bengal 700026

25/10/2013
 57799919



MN577999193FT



আপনার আধার সংখ্যা / Your Aadhaar No. :

9600 4488 3008

আধার - সাধারণ মানুষের অধিকার

ভারত সরকার
 Government of India



সূমন কুমার নাথ
 Suman Kumar Nath
 পিতা সুনীল কুমার নাথ
 Father Sunil Kumar Nath
 জন্ম তারিখ DOB 24/11/1974
 পূর্ণ নাম



9600 4488 3008

আধার - সাধারণ মানুষের অধিকার

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SUMAN ROY
MONINDRA KUMAR ROY

30/11/1963
Permanent Account Number

ANCPR2961G

Suman Roy

Signature





Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan

GRN: 19-201920-019536453-8

GRN Date: 25/02/2020 22:29:42

BRN : 4293604821808

SBI ePay txn No. : GTN

Payment Mode : Debit Card-VISA

Payment Gateway

BRN Date:

SBI ePay txn Date. 25/02/2020 22:31:10

SBI EPay-State Bank of
India New PG
25/02/2020 22:31:36

DEPOSITOR'S DETAILS

Name : SOUVIK DAS

Contact No.

E-mail :

Address : ALIPORE JUDGES COURT

User Type : Advocate

Id No. : 16051000189996/3/2020
null

Mobile No. +91 9231648963

Query Year

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	16051000189996/3/2020	Property Registration- Registration Fees	0030-03-104-001-16	21
2	16051000189996/3/2020	Property Registration- Stamp duty	0030-02-103-003-02	9020
			Total Amount	9041

In Words : Rupees Nine Thousand Forty One Only.

Major Information of the Deed

Deed No :	I-1605-01166/2020	Date of Registration	02/03/2020
Query No / Year	1605-1000189996/2020	Office where deed is registered	
Query Date	03/02/2020 4:27:21 PM	A.D.S.R. ALIPORE, District: South 24-Parganas	
Applicant Name, Address & Other Details	Souvik Das ALIPORE, Thana : Allipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9231648963, Status : Advocate		
Transaction	Additional Transaction		
[0110] Sale, Development Agreement or Construction agreement	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
Rs. 2/-	Rs. 75,97,221/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 10,020/- (Article:48(g))	Rs. 21/- (Article:E, E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip. (Urban area)		

Land Details :










District: South 24-Parganas, P.S:- Regent Park, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Chandi Ghosh Road, , Premises No: 43/5A, , 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	(RS :-)		Bastu	3 Katha 2 Chatak 26 Sq Ft	1/-	63,22,221/-	Property is on Road
Grand Total :				5.2158Dec	1 /-	63,22,221 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	1700 Sq Ft.	1/-	12,75,000/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 850 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 850 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 5 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		1700 sq ft	1 /-	12,75,000 /-	



















Land Lord Details :

SI No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr SALIL KUMAR BHADRA Son of Late BROJENDRA KUMAR BHADRA Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office	 02/03/2020	 LTI 02/03/2020	 02/03/2020
43/5A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: AMXPB9077H, Aadhaar No: 21xxxxxxxx2094, Status :Individual, Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office				
2	Name	Photo	Finger Print	Signature
	Mr SAJAL KUMAR BHADRA Son of Late BROJENDRA KUMAR BHADRA Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office	 02/03/2020	 LTI 02/03/2020	 02/03/2020
43/5A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040 Sex: Male, By Caste: Hindu, Occupation: Retired Person, Citizen of: India, PAN No.:: ADMPB5458L, Aadhaar No: 65xxxxxxxx3298, Status :Individual, Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office				
3	Name	Photo	Finger Print	Signature
	Smt BHARATI DAS Wife of Late AMARENDRA NATH DAS Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office	 02/03/2020	 LTI 02/03/2020	 02/03/2020
25C/1, RAJA BAGAN LANE, P.O:- GHAGHUDANGA, P.S:- Dum Dum, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700030 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: ADXPD4586G, Aadhaar No: 82xxxxxxxx3754, Status :Individual, Executed by: Self, Date of Execution: 02/03/2020 , Admitted by: Self, Date of Admission: 02/03/2020 ,Place : Office				




Developer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	SAANVI PROJECTS 28A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040 , PAN No.:: ACCFS0395Q,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature											
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr SUMAN KUMAR NATH (Presentant) Son of Late SUSIL KUMAR NATH Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office </td> <td>  <small>Mar 2 2020 3:09PM</small> </td> <td>  <small>LTI 02/03/2020</small> </td> <td>  <small>02/03/2020</small> </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr SUMAN KUMAR NATH (Presentant) Son of Late SUSIL KUMAR NATH Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office	 <small>Mar 2 2020 3:09PM</small>	 <small>LTI 02/03/2020</small>	 <small>02/03/2020</small>	28A, KALIDAS PATITUNDI LANE, P.O:- KALIGHAT, P.S:- Kalighat, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700026, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADAPN0319C, Aadhaar No: 96xxxxxxx3008 Status : Representative, Representative of : SAANVI PROJECTS (as PARTNER)		
Name	Photo	Finger Print	Signature									
Mr SUMAN KUMAR NATH (Presentant) Son of Late SUSIL KUMAR NATH Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office	 <small>Mar 2 2020 3:09PM</small>	 <small>LTI 02/03/2020</small>	 <small>02/03/2020</small>									
2	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> Mr SUMAN ROY Son of Late MONINDRA KUMAR ROY Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office </td> <td>  <small>Mar 2 2020 3:09PM</small> </td> <td>  <small>LTI 02/03/2020</small> </td> <td>  <small>02/03/2020</small> </td> </tr> </tbody> </table>	Name	Photo	Finger Print	Signature	Mr SUMAN ROY Son of Late MONINDRA KUMAR ROY Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office	 <small>Mar 2 2020 3:09PM</small>	 <small>LTI 02/03/2020</small>	 <small>02/03/2020</small>	28A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ANCPR2961G, Aadhaar No: 32xxxxxxx9206 Status : Representative, Representative of : SAANVI PROJECTS (as PARTNER)		
Name	Photo	Finger Print	Signature									
Mr SUMAN ROY Son of Late MONINDRA KUMAR ROY Date of Execution - 02/03/2020, , Admitted by: Self, Date of Admission: 02/03/2020, Place of Admission of Execution: Office	 <small>Mar 2 2020 3:09PM</small>	 <small>LTI 02/03/2020</small>	 <small>02/03/2020</small>									

Identifier Details :

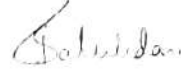
Name	Photo	Finger Print	Signature
Mr SOUVIK DAS Son of Mr SUNIL KUMAR DAS ALIPORE JUDGES COURT, P.O:- ALIPORE, P.S:- Alipore, Kolkata, District:- South 24-Parganas, West Bengal, India, PIN - 700027	 <small>02/03/2020</small>	 <small>02/03/2020</small>	 <small>02/03/2020</small>
Identifier Of Mr SALIL KUMAR BHADRA, Mr SAJAL KUMAR BHADRA, Smt BHARATI DAS, Mr SUMAN KUMAR NATH, Mr SUMAN ROY			

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	Mr SALIL KUMAR BHADRA	SAANVI PROJECTS-1.73861 Dec
2	Mr SAJAL KUMAR BHADRA	SAANVI PROJECTS-1.73861 Dec
3	Smt BHARATI DAS	SAANVI PROJECTS-1.73861 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr SALIL KUMAR BHADRA	SAANVI PROJECTS-566.66666667 Sq Ft
2	Mr SAJAL KUMAR BHADRA	SAANVI PROJECTS-566.66666667 Sq Ft
3	Smt BHARATI DAS	SAANVI PROJECTS-566.66666667 Sq Ft

On 03-02-2020

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 75,97,221/-



Sukanya Talukdar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

On 02-03-2020

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.

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

Presented for registration at 12:08 hrs on 02-03-2020, at the Office of the A.D.S.R. ALIPORE by Mr SUMAN KUMAR NATH ..

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

Execution is admitted on 02/03/2020 by 1. Mr SALIL KUMAR BHADRA, Son of Late BROJENDRA KUMAR BHADRA, 43/5A, CHANDI GHOSH ROAD, 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, 2. Mr SAJAL KUMAR BHADRA, Son of Late BROJENDRA KUMAR BHADRA, 43/5A, CHANDI GHOSH ROAD, 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, 3. Smt BHARATI DAS, Wife of Late AMARENDRA NATH DAS, 25C/1, RAJA BAGAN LANE, P.O: GHAGHUDANGA, Thana: Dum Dum, , City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700030, by caste Hindu, by Profession House wife

Indetified by Mr SOUVIK DAS, , Son of Mr SUNIL KUMAR DAS, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

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

Execution is admitted on 02-03-2020 by Mr SUMAN KUMAR NATH, PARTNER, SAANVI PROJECTS (Partnership Firm), 28A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040

Indetified by Mr SOUVIK DAS, , Son of Mr SUNIL KUMAR DAS, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Execution is admitted on 02-03-2020 by Mr SUMAN ROY, PARTNER, SAANVI PROJECTS (Partnership Firm), 28A, CHANDI GHOSH ROAD, P.O:- REGENT PARK, P.S:- Regent Park, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700040

Indetified by Mr SOUVIK DAS, , Son of Mr SUNIL KUMAR DAS, ALIPORE JUDGES COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 0/-, by online = Rs 21/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 25/02/2020 10:31PM with Govt. Ref. No: 192019200195364538 on 25-02-2020, Amount Rs: 21/-, Bank: SBI EPay (SBIEPay), Ref. No. 4293604821808 on 25-02-2020, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 10,020/- and Stamp Duty paid by Stamp Rs 1,000/- by online = Rs 9,020/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 22421, Amount: Rs. 1,000/-, Date of Purchase: 24/02/2020, Vendor name: Subhankar Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB Online on 25/02/2020 10:31PM with Govt. Ref. No: 192019200195364538 on 25-02-2020, Amount Rs: 9,020/-, Bank: SBI EPay (SBlePay), Ref. No. 4293604821808 on 25-02-2020, Head of Account 0030-02-103-003-02



Sukanya Talukdar
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ALIPORE
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1605-2020, Page from 46667 to 46704

being No 160501166 for the year 2020.



Sukanya Talukdar

Digitally signed by SUKANYA
TALUKDAR

Date: 2020.03.06 14:34:40 +05:30

Reason: Digital Signing of Deed.

(Sukanya Talukdar) 2020/03/06 02:34:40 PM

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. ALIPORE

West Bengal.

(This document is digitally signed.)