

12744/2021

T-12261/2021

6



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AL 002457

Certified that the document is submitted to registration. The Signature Sheet and endorsement Sheet Attached to the document are the part of the document.

Additional District Sub-Registrar
Chandernagar, Durgam Chauri, P.O. (North)

17 NOV 2021

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, we, (1) DR. ANJALI SINHA, (PAN-ALPPS7835M), (Aadhaar No.2894 0370 2808), wife of Dr. Prajes Kumar Sinha, and (2) DR. PRAJES KUMAR SINHA, (PAN-ALPPS7836J), (Aadhaar No.9626 0787 4579), son of Late Jogesh Chandra Sinha, both are by faith Hindu, by occupation Medical Practitioners, by nationality Indian, residing at 3/A, Rai Mathura Nath Chaudhury Street, P.O. & Police Station Baranagar, Kolkata - 700 036, do hereby SEND GREETINGS:

✓
17/11
2-25/21
8-8/2378152

101142

Dipak Kumar Saha
Address
C. C. Court, Calcutta

NAME.....
ADD.....
Rs. <i>60/-</i>
21 OCT 2021
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kot-1

21 OCT 2021

21 OCT 2021



Dipak Kumar Saha
Ho. Lt. A. K. Saha
41, R. A. Lane, P.O. Sinto
P.S. Baranagar, Kot-50

Add. District Sub-Registrar
 Cossipore, Dum Dum

17 NOV 2021

WHEREAS we the principals herein are the joint owners of the property, morefully mentioned in the Schedule hereunder written and hereinafter referred to as the Said Property.

AND WHEREAS we have entered into a development agreement with "M/S. SAHA DEVELOPERS", (PAN- AEMFS7475R) a partnership firm having its office at 34C, Gopal Chandra Chatterjee Road, P.O. & Police Station Cossipore, Kolkata – 700 002, having two partners namely (1) SRI SHUVENDU SAHA, (PAN- AUJPS6876P), (Aadhaar No 8947 1875 7593), (Ph- 9830574790), son of Sri Sailendra Nath Saha, and (2) SMT. MAMATA SAHA, (PAN-BMYPS1762E), (Aadhaar No.8731 2416 7699), (Ph- 9830474790), wife of Sri Shuvendu Saha, both are by faith Hindu, by occupation Business, by nationality Indian, residing at 48F, B. T. Road, P.O. & Police Station Sinthi, Kolkata – 700 050, and represented by the Partner No.1 namely Sri Shuvendu Saha, hereinafter referred to as the "DEVELOPER" appointing it as the Developer to develop the said property along with other property by raising a multi-storied building thereon as per terms and conditions mentioned therein and the said development agreement has been registered on 17.11.2021 in the office of A.D.S.R. Cossipore Dum Dum in Book No.I, Being No. 12235 for the year 2021.

AND WHEREAS to fulfill the purpose of the Development Agreement we have agreed to empower the said Developer to carry on the said project by executing development power of attorney.

NOW BY THESE PRESENTS we do hereby appoint, nominate, constitute and authorise "M/S. SAHA DEVELOPERS", (PAN- AEMFS7475R) a partnership firm having its office at 34C, Gopal Chandra Chatterjee Road, P.O. & Police Station Cossipore, Kolkata – 700 002, having two partners namely (1) SRI SHUVENDU SAHA, (PAN- AUJPS6876P), (Aadhaar No 8947 1875 7593), (Ph- 9830574790), son of Sri Sailendra Nath Saha, and (2) SMT. MAMATA SAHA, (PAN-BMYPS1762E), (Aadhaar No.8731 2416 7699), (Ph- 9830474790), wife of Sri Shuvendu Saha, both are by faith Hindu, by occupation Business, by nationality Indian, residing at 48F, B. T. Road, P.O. & Police

Station Sinthi, Kolkata – 700 050, and represented by the Partner No.1 namely Sri Shuvendu Saha, as our true and lawful Attorney to do all or any of the following acts deeds and things for the purpose of development of the said property.

1. To look after, manage and maintain our Said Property during the course of the said development.
2. To enter into the Said property for the purpose of the proposed development work and for such purpose to make feasible building plans or revised / modified building plans as the case may be and after due execution submit the same on our behalf and get it sanctioned from the Baranagar Municipality at its costs and responsibilities and construct the proposed multi-storied building thereat according to the said proposed sanctioned plan of the Baranagar Municipality.
3. To appoint Engineer, L.B.S, Contractor and labour for construction of the said building and to make payments to them.
4. To supervise the development work in respect of the new construction and to carry out and / or to get carried out through contractors, sub-contractors, Architects and Surveyors as may be required by the said Attorney, construction of the proposed building on the Said Property as per the sanctioned plan.
5. To carry on correspondence with and represent us before all concerned authorities in connection with the development of the Said Property.
6. To pay various deposits to the Baranagar Municipality and other concerned authorities as may be necessary for the purpose of carrying out the development work on the Said Property and to claim refund of such deposits so paid by our said Attorney and to give valid and effectual receipt in our names and on our behalf in connection with the refund of such deposits.

7. To approach and apply to the different authorities and offices for the purpose of obtaining various permissions and sanctions and other service connections for carrying out and completing the development / construction of the proposed building.
8. To apply and obtain electricity, water, sewerage, drainage, telephone or any other utility / services to the Said Premises and to close down and / or connect or disconnect the same and for those purpose to sign, execute and submit all papers, applications, documents before the concerned authorities and to prove all other acts, deeds and things as may doth fit and proper by the said Attorney.
9. To file and receive back any documents, to deposit money by challan or receipt and to withdraw money from any suit, cases or from any office or offices and to grant proper acknowledgement receipt.
10. To obtain refund of Stamp duty, Court fees or repayment of Stamp duty or Court fees.
11. To apply to Court, all Banks, financial institutions, govt. and non govt. offices for copies of documents and papers and to withdraw deeds, documents, papers from any Court.
12. To apply for the inspection and / or to inspect judicial records and any records of any office or offices either Central or State or local Govt.
13. To negotiate with any person / Officer or any authority relating to the affairs of the Scheduled property.
14. To pay Municipal taxes regularly before the Baranagar Municipality and rent to the Government on our behalf and to do all necessary act or acts which may be necessary relating to the Scheduled Property.

15. To apply from time to time for modification of the building plans, revised plan, Completion / Occupation Certificate before the appropriate authority in respect of the building to be constructed on the Said Property.
16. To collect different building materials at its costs expenses risks and responsibilities for such construction.
17. To do all other acts deeds matters and things in respect of the Said Property for the purpose of the said development work thereupon including mutation etc.
18. To enter into agreements for sale or transfer of the different portions save & except Owners' allocation of the said building at any stage of construction with such persons and on such terms and conditions and at such consideration / price as the Said Attorney may in its absolute discretion think fit and proper as per the Agreement concluded in writing between the Principals and the Attorney.
19. To sell, transfer, demise all or any of the flats, garage spaces, units etc. together with proportionate share or interest in the land comprising the Premises on which the said building is built save & except the Owners' allocation to different persons on ownership basis and / or in any other manner as might be thought fit by the said Attorney and to collect and receive of and from the prospective buyers / transferees of such flats, units, spaces the price or rent or premium of such flats or spaces that will be paid by such persons and for that act or purpose to make sign and execute and / or give proper and lawful discharge for the same.
20. To appear for us and on our behalf in all courts, L. A. Collector, Board of Revenue, K.M.D.A, K.I.T, P.W.D., Baranagar Municipality, Tribunals, Public Bodies, Competent Authorities under U.L.C. and State Government, Land Department, Civil Administration / Police Authorities, Airport Authority etc.

21. To make, sign, execute, verify, present and file all applications, plaints, petitions, written statements, vakalatnamas or other documents as deemed statements, or any other documents as deemed necessary in the opinion of the Attorney or be made, signed, executed, presented or filed in any court of law or elsewhere in connection with any proceedings in respect of the Said Property or the developmental works therein.
22. To give such letters and writings and / or undertakings as may be required from time to time by the Baranagar Municipality and / or concerned authorities for the purpose of carrying out the development works in respect of the Said Property as also in respect of the construction work of the building thereupon.
23. To sign, execute and admit any documents, statements, papers, undertakings, declarations, plans as may be required for obtaining necessary permission by the Baranagar Municipality and other appropriate authorities.
24. To swear any affidavits, declarations and Indemnity Bond etc. for the purpose of our Said Property as mentioned herein below, if required, in future on our behalf as our lawful Attorney before any Judicial, Executive and Notary Public, Registrar.
25. To represent us before the Baranagar Municipality, Sub-Registrar, Registrar of Assurances or any office, authority, in respect of the under mentioned property as our lawful Attorney.
26. To receive every sum of money whatsoever which may become due and payable to us upon or by virtue of any agreement, charges or other security and on receipt thereof to make, sign, execute and give sufficient releases or other discharges for the same in respect of the Developer's allocation only.
27. To execute from time to time agreements for sale or conveyances of such flats and units comprised in the Developer's Allocation.

28. To insure the Said Property against damages, fire, tempest, riot, civil commotion, flood, earthquake etc. as our said Attorney may think fit and proper at his cost.
29. To appoint Pleaders, Solicitors, Advocate or Attorney or Lawyer and to appear in any court or before Revenue or other Officer or Officers of any state or Local Authority and to revoke such appointment and to substitute any others in their place and stead.
30. For us and in our names to accept service of any writ of summons or other legal process and to appear in any court and before all courts, Magistrates or Judicial or other officers whatsoever as our said Attorney shall think advisable and to commence any action or other proceedings in any court or authority and to prosecute or discontinue or become non-suited therein and to settle, compromise or refer to Arbitration any suit, action or proceedings as the said Attorney shall think fit and also to appoint any Solicitor and / or Advocate or Lawyer to prosecute, defend in the premises aforesaid or any of them as occasion may arise either in our names or in his name.
31. To sign and present the deeds of gifts to authorities, agreement for sale, sale, conveyance or conveyances, assignments, affidavits, declarations, boundary declarations, deed of rectification, mortgages, release, lease, sub-lease or other document or documents for registration and to admit thereof and receipt of consideration on our behalf before any Sub-Registrar or Registrars having authority for and to have the same registered according to law and to do all other acts, deeds and things which my Attorney shall consider necessary for the transferring and / or conveying the Developer's allocation only and not the Owners' allocation to the intending Purchaser or Purchasers or any other person as our lawful and effectual Attorney.

GENERALLY to do and perform all acts deeds matters and things necessary and convenient for all or any of the purpose aforesaid and for giving full effect to the authorities hereinbefore contained as fully and effectually as we could do.

AND we agree to ratify and confirm whatsoever the said Attorney shall do in the premises by virtue of these presents.

AND GENERALLY to perform all other acts, deeds and things which would be necessary from time to time for the said construction and for the transfer of or otherwise dealing with the flats and spaces comprising the Developer's allocation and all acts, deeds or things lawfully done by us Attorney shall be construed as acts done by us and we shall ratify and agree to ratify and confirm the same.

SCHEDULE:

(Description of the property)

ALL THAT piece and parcel of land measuring 10 (ten) Cottahs 10 (ten) Chittaks 28 (twenty eight) sq. ft. more or less togetherwith over 20 years old partly three storied building standing thereon having 2404 sq. ft. in the ground floor and 2404 sq. ft. in the first floor and 480 sq. ft. in the second floor with mosaic floor, lying and situate in Mouza Baranagar, comprised in C.S. / R.S. Dag Nos.6221(P), 6222(P), under R.S. Khatian Nos.9045, 9049, 9050, 9428, 9432, 9433, L.R. Dag Nos.9223, 9224, L.R. Khatian Nos.11730, 11731, J. L. No.5, Touzi No.1068/2833, being Premises Nos.3/A, Rai Mathura Nath Chowdhury Street, P. O. & Police Station Baranagar, Kolkata – 700 036, in Ward No.34 within the local limits of Baranagar Municipality; butted and bounded by:

ON THE NORTH : Partly by Premises No.84, B. K. Moitra Road and partly by Rai Mathura Nath Chowdhury Street;

ON THE SOUTH : Premises No.3/B, Rai Mathura Nath Chowdhury Street;

ON THE EAST : Common Passage for Premises Nos.3 & 3/B, Rai Mathura Nath Chowdhury Street;

ON THE WEST : River Hooghly.

IN WITNESS whereof we set and subscribed our respective hand and seal hereunto on this the 17th day of November, 2021.

WITNESSES:

1. Mahy Kumar Deb
Flat 1601, Tower 3
Ansal Sushant Estate
Gurgaon; Haryana-122001
2. Dipak Kumar Saha
Adv.

Anjali Sinha
Priyankumar Sinha
Signature of the Principals

M/s. Saha Developers
Sheerendra Saha
Partner

Drafted and prepared by:

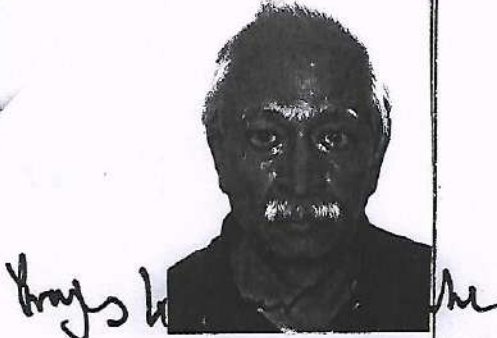
Dipak Kumar Saha

Dipak Kumar Saha
Advocate

High Court, Calcutta
W.B. No.319/1991.

Signature of the Attorney

SPECIMEN FORM FOR TEN FINGERPRINTS



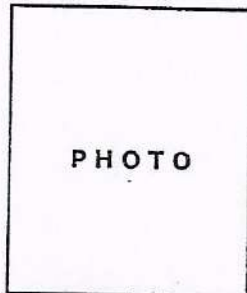
	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



	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					

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ALPPS7836J



नाम /NAME

PRAJES KUMAR SINHA

पिता का नाम /FATHER'S NAME

JOGESH CHANDRA SINHA

जन्म तिथि /DATE OF BIRTH

06-01-1940

हस्ताक्षर /SIGNATURE

P. Sinha

B. Das

आयकर अधिकारी, प.ब.-XI

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

P. Sinha
Prajiskumar Sinha

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

ANJALI SINHA

AJIT KUMAR MULLICK

14/08/1945

Permanent Account Number

ALPPS7835M

Signature



Anjali Sinha



M/s. Saha Developers
Sheerend. Saha
Partner

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

SHUVENDU SAHA

SAILENDRA NATH SAHA

T8/01/1978
Permanent Account Number

AUJPS6876P

Shuvendu Saha
Signature



Shuvendu Saha



ভারতীয় বিশেষ পরিচয় প্রমাণ

ভারত সরকার

Unique Identification Authority of India

সংসদীয় পরিচয় প্রমাণ

অনুষ্ঠানিক আইডি / Enrollment No. : 1111/37165/00298

09/03/2014

To
Prajes Kumar Sinha
প্রজেশ কুমার সিনহা
3A
ROY MATHURANATH CHOUDHURY STREET
Baranagar (m)
Baranagar, North 24 Parganas
West Bengal - 700036



KL817418022FT

81741802



আপনার আধার সংখ্যা / Your Aadhaar No. :

9626 0787 4579

আধার - সাধারণ মানুষের অধিকার



সংসদীয় পরিচয় প্রমাণ



প্রজেশ কুমার সিনহা
Prajes Kumar Sinha
পিতা : জগেশ চন্দ্র সিনহা
Father : Jogesh Chandra Sinha

জন্ম তারিখ / DOB 06/01/1940
পুরুষ / Male

9626 0787 4579



আধার - সাধারণ মানুষের অধিকার

Prajes Kumar Sinha
Prajes Kumar Sinha



ভারতীয় বিশিষ্ট পরিচয় আধিকার

ভারত সরকার

Unique Identification Authority of India

Government of India

চালিকাভুক্তির আইডি / Enrollment No. : 1111/37165/00297

To
Anjali Sinha
অঞ্জলী সিনহা
3A
raI MATHURANATH CHOUDHURY STREET
Baranagar (m)
Baranagar, North 24 Parganas
West Bengal - 700038

14/02/2014



KL766579142FT

76657914



আপনার আধার সংখ্যা / Your Aadhaar No. :

2894 0370 2808

আধার - সাধারণ মানুষের অধিকার



অঞ্জলী সিনহা
Anjali Sinha
পিতা : অজিত কুমার মুলিক
Father : Ajit Kumar Mullick

জন্মতারিখ/DOB: 14/08/1945
লিঙ্গ / Female

2894 0370 2808



আধার - সাধারণ মানুষের অধিকার

Anjali Sinha



~~স্বাক্ষরিত~~
~~স্বাক্ষরিত~~



শুবেন্দু সাহা
Shuvendu Saha
জন্মতারিখ/DOB: 18/01/1976
পুরুষ/ MALE

Mobile No: 9830574790

8947 1875 7593
VID : 9135 6902 5051 9658



আমার আধার, আমার পরিচয়



~~স্বাক্ষরিত~~ স্বাক্ষরিত
~~স্বাক্ষরিত~~ স্বাক্ষরিত

ঠিকানা:
48F, বি.টি রোড, সিন্ধি, সিন্ধি, কোলকাতা,
পশ্চিমবঙ্গ - 700050

Address :
48F, B.T ROAD, SINTHEE,
Sinthee S.O, Kolkata,
West Bengal - 700050



Generation Date: 09/09/2011



1947

help@uidai.gov.in



www.uidai.gov.in

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

Major Information of the Deed

Deed No :	I-1506-12261/2021	Date of Registration	17/11/2021
Query No / Year	1506-8002378152/2021	Office where deed is registered	
Query Date	17/11/2021 3:10:07 PM	1506-8002378152/2021	
Applicant Name, Address & Other Details	Dipak Kumar Saha Thana : Baranagar, District : North 24-Parganas, WEST BENGAL, PIN - 700050, Mobile No. : 9830219513, 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. 5/-	Rs. 1,52,58,926/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 21/- (Article:E, E)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 150612235/2021 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: North 24-Parganas, P.S:- Baranagar, Municipality: BARANAGAR, Road: Ray Mathuranath Chowdhury Street, Mouza: Baranagar, Premises No: 3/A, , Ward No: 34 Pin Code : 700036






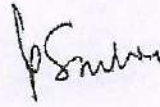
Sch No	Plot Number	Khatian Number	Land Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-9223	LR-11730	Bastu	Bastu	5 Katha 5 Chatak 14 Sq Ft	1/-	57,58,502/-	Property is on Road , Project Name :
L2	LR-9224	LR-11731	Bastu	Bastu	5 Katha 5 Chatak 14 Sq Ft	1/-	57,58,502/-	Property is on Road , Project Name :
		TOTAL :			17.5954Dec	2 /-	115,17,004 /-	
		Grand Total :			17.5954Dec	2 /-	115,17,004 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2	5288 Sq Ft.	3/-	37,41,922/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 2404 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 2404 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 2, Area of floor : 480 Sq Ft.,Residential Use, Mosaic Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		5288 sq ft	3 /-	37,41,922 /-	

Details :

Name,Address,Photo,Finger print and Signature



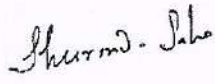
Sl No	Name	Photo	Finger Print	Signature
1	Dr ANJALI SINHA Wife of Dr Prajes Kumar Sinha Executed by: Self, Date of Execution: 17/11/2021 , Admitted by: Self, Date of Admission: 17/11/2021 ,Place : Office	 17/11/2021	 LTI 17/11/2021	 17/11/2021
3/A, Rai Mathura Nath Chaudhury Street, City:- , P.O:- Baranagar, P.S:-Baranagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700036 Sex: Female, By Caste: Hindu, Occupation: Professionals, Citizen of: India, PAN No.:: ALxxxxxx5M, Aadhaar No: 28xxxxxxxx2808, Status :Individual, Executed by: Self, Date of Execution: 17/11/2021 , Admitted by: Self, Date of Admission: 17/11/2021 ,Place : Office				
2	Dr PRAJES KUMAR SINHA Son of Late Jogesh Chandra Sinha Executed by: Self, Date of Execution: 17/11/2021 , Admitted by: Self, Date of Admission: 17/11/2021 ,Place : Office	 17/11/2021	 LTI 17/11/2021	 17/11/2021
3/A, Rai Mathura Nath Chaudhury Street, City:- , P.O:- Baranagar, P.S:-Baranagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700036 Sex: Male, By Caste: Hindu, Occupation: Professionals, Citizen of: India, PAN No.:: ALxxxxxx6J,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 17/11/2021 , Admitted by: Self, Date of Admission: 17/11/2021 ,Place : Office				

Attorney Details :


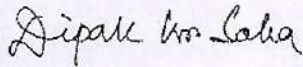
Sl No	Name,Address,Photo,Finger print and Signature
1	SAHA DEVELOPERS 34C, Gopal Chandra Chatterjee Road, City:- , P.O:- Cossipore, P.S:-Cossipur, District:-North 24-Parganas, West Bengal, India, PIN:- 700002 , PAN No.:: AExxxxxx5R,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative

Relative Details :

Name, Address, Photo, Finger print and Signature

1	Name	Photo	Finger Print	Signature
	Mr SHUVENDU SAHA (Presentant) Son of Mr Sailendra Nath Saha Date of Execution - 17/11/2021, , Admitted by: Self, Date of Admission: 17/11/2021, Place of Admission of Execution: Office	 Nov 17 2021 4:28PM	 LTI 17/11/2021	 17/11/2021
48F, B. T. Road, City:- , P.O:- Sinthi, P.S:-Sinthi, District:-North 24-Parganas, West Bengal, India, PIN:- 700050, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AUxxxxxx6P, Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : SAHA DEVELOPERS (as Partner)				

Identifier Details :

Name	Photo	Finger Print	Signature
Dipak Kumar Saha Son of Late A K Saha 2/1 R A Lane, City:- , P.O:- Sinthi, P.S:- Baranagar, District:-North 24-Parganas, West Bengal, India, PIN:- 700050	 17/11/2021	 17/11/2021	 17/11/2021
Identifier Of Dr ANJALI SINHA, Dr PRAJES KUMAR SINHA, Mr SHUVENDU SAHA			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Dr ANJALI SINHA	SAHA DEVELOPERS-4.39885 Dec
2	Dr PRAJES KUMAR SINHA	SAHA DEVELOPERS-4.39885 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Dr ANJALI SINHA	SAHA DEVELOPERS-4.39885 Dec
2	Dr PRAJES KUMAR SINHA	SAHA DEVELOPERS-4.39885 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Dr ANJALI SINHA	SAHA DEVELOPERS-2644.00000000 Sq Ft
2	Dr PRAJES KUMAR SINHA	SAHA DEVELOPERS-2644.00000000 Sq Ft

Details as per Land Record

Ward No: 24-Parganas, P.S:- Baranagar, Municipality: BARANAGAR, Road: Ray Mathuranath Chowdhury Street,
Area: Baranagar, Premises No: 3/A, , Ward No: 34 Pin Code : 700036

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 9223, LR Khatian No:- 11730	Owner:প্রজেশ কুমার সিনহা, Gurdian:যোগেশ , Address:নিজ , Classification:বাস্তু, Area:0.03920000 Acre,	Owner Name not selected by applicant.
L2	LR Plot No:- 9224, LR Khatian No:- 11731	Owner:অঞ্জলী সিনহা, Gurdian:প্রজেশ , Address:নিজ , Classification:বাস্তু, Area:0.03500000 Acre,	Owner Name not selected by applicant.

Endorsement For Deed Number : I - 150612261 / 2021

17-11-2021

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 14:25 hrs on 17-11-2021, at the Office of the A.D.S.R. COSSIPORE DUMDUM by Mr SHUVENDU SAHA ,.

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 1,52,58,926/-

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

Execution is admitted on 17/11/2021 by 1. Dr ANJALI SINHA, Wife of Dr Prajes Kumar Sinha, 3/A, Rai Mathura Nath Chaudhury Street, P.O: Baranagar, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700036, by caste Hindu, by Profession Professionals, 2. Dr PRAJES KUMAR SINHA, Son of Late Jogesh Chandra Sinha, 3/A, Rai Mathura Nath Chaudhury Street, P.O: Baranagar, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700036, by caste Hindu, by Profession Professionals

Indetified by Dipak Kumar Saha, , , Son of Late A K Saha, 2/1 R A Lane, P.O: Sinthi, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700050, by caste Hindu, by profession Advocate

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

Execution is admitted on 17-11-2021 by Mr SHUVENDU SAHA, Partner, SAHA DEVELOPERS, 34C, Gopal Chandra Chatterjee Road, City:- , P.O:- Cossipore, P.S:-Cossipur, District:-North 24-Parganas, West Bengal, India, PIN:- 700002

Indetified by Dipak Kumar Saha, , , Son of Late A K Saha, 2/1 R A Lane, P.O: Sinthi, Thana: Baranagar, , North 24-Parganas, WEST BENGAL, India, PIN - 700050, by caste Hindu, by profession Advocate

Payment of Fees

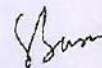
Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

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

Description of Stamp

1. Stamp: Type: Impressed, Serial no 101142, Amount: Rs.100/-, Date of Purchase: 21/10/2021, Vendor name: Suranjan Mukherjee



Suman Basu
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. COSSIPORE
DUMDUM
North 24-Parganas, West Bengal

of Registration under section 60 and Rule 69.

er in Book - I

Volume number 1506-2021, Page from 518532 to 518555
being No 150612261 for the year 2021.



Suman

Digitally signed by SUMAN BASU
Date: 2021.12.17 14:27:15 +05:30
Reason: Digital Signing of Deed.

(Suman Basu) 2021/12/17 02:27:15 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. COSSIPORE DUMDUM
West Bengal.

(This document is digitally signed.)