

116/19

7/2019

भारतीय गणराज्याधिक

एक सो रूपये

Rs. 100

रु. 100



सत्यमेव जयते

ONE HUNDRED RUPEES

भारत INDIA
INDIA NON JUDICIAL

Notarized Under the Notary Act, 1956

Signature shall be attested with
this document as the Part of
the document.

A D C Sadas

Murshidabad

- 2 JAN 2019

GENERAL POWER OF ATTORNEY

AA 239254

Balaram Chowdhury

Rabi Choudhury

82 OP
80/12/18

पश्चिम बंगाल WEST BENGAL

1203-1000330102

Sibanta Nath
AA

2471

KNOWN ALL MEN BY THESE POWER OF ATTORNEY PRESENTS I,
BALARAM CHOUDHURY son of late Nandalal Chowdhury residing at
Chuanpur, Post Office & Police Station- Berhampore, District- Murshidabad, Pin
Code 742101 by faith- Hindu, by Nationality Indian, hereinafter jointly
referred to and called as the EXECUTANT.

Balaram Choudhury

Rabi Chowdhury

We are the owners of a portion out of the following schedule property. But due to incontinence it is very difficult for me to look after the said property. As such it is necessary for me to appoint an Agent to look after my share in the schedule property in my absence. The property herein called as the said property.

NOW BY THESE PRESENTS WITNESSETH that I, the said **BALARAM CHOUDHURY** son of late Nandalal Chowdhury residing at Chuanpur, Post Office & Police Station- Berhampore, District- Murshidabad, Pin Code 742101, do hereby nominate constitute, appoint and in my place **RABI CHOWDHURY** son of late Nandalal Chowdhury, by Occupation- Business, residing at Chuanpur, Post Office & Police Station- Berhampore, District- Murshidabad, Pin Code 742101, as my true and lawful Attorney to do and execute and perform all or any of the following Acts, deeds, matter and things that is to say:-

- (1) To manage, control and supervise the said property.
- (2) To make sign and verify all application relating to the said property to any authorities.
- (3) To appear for and represent me in all the Courts Civil, Criminal or Govt. Offices, local panchayet, Zilla Parishad, B.L. & L.R.O., D.L. & L.R.O. or any other offices and put my signature on my behalf on any type of application, plaint, written statement in connection with any dispute or negotiation in connection with the said property.
- (4) To File any Suit or Application objection or Complain before any Civil and Criminal Court, Police Station, Superintendent of Police, District Magistrate, local panchayet or any authority and appoint any Advocate or Agent for doing the job in connection with the affairs of the said Property.

S.N. 1/K

Balaram Choudhary
Rabi Choudhary

S. No 10

- (5) To withdraw, compromise any suits or disputes on my behalf.
- (6) To withdraw, and receive documents from any court, office, L.A. Department, local panchayet or any person on my behalf.
- (7) To negotiate on terms for and to agree to and enter into and conclude any Agreement of Sale in respect of the said property or any part thereof to any Purchaser or Purchasers at such price which my said Attorney in his absolute discretion, thinks, proper and / or to cancel and / or repudiate the same.
- (8) To receive from the intending Purchaser or Purchasers any earnest or consideration money and / or advance or advances and also the balance of purchase money against the said property or any part thereof and to give good, valid receipt and discharge for the application of the money.
- (9) Upon such receipt as aforesaid amount in my name and as my act the power of attorney holders shall sign, execute and deliver any conveyance or conveyances or Deed of Agreement for sale of the said property or any part thereof in favour of any Purchaser or Purchasers or his nominee or assignee.
- (10) To sign and execute all other Deed of Sale, Deed of Agreement for sale, Instrument and Assurance which they shall consider necessary and to enter into / or agree to such covenants and conditions as may be required for fully and effectually conveying the said property or part thereof as myself could do if personally present.
- (11) To present such conveyance or conveyances or Deed of Agreement for sale or Sales of Registration to admit execution and receipt for

Belarom
Rabi Country

consideration before the Sub-Registrar or Registrar having Authority for and to have the said conveyance of Deed of Agreement for Sale Registered and to do such acts, deeds and things which my said Attorney shall consider necessary for conveying the said property to the said Purchaser or Purchasers as fully and effectually in all respect as I could do the same.

S. No. 10

- (12) To deliver the possession of the sold out properties to the Purchaser.
- (13) Upon receiving the consideration amount or advance amount received from the intending Purchaser or Purchasers my Attorney shall deposit the same to my bank account.
- (14) To sign and execute all other Deed of Sale, Deed of Agreement for sale, Instrument and Assurance which he shall consider necessary and to enter into / or agree to such covenants and conditions as may be required for fully and effectually conveying the said property or thereof as I could do myself if personally present.
- (15) That there is no Financial Transaction with the Power of Attorney Holder in respect of the present Power of Attorney.
- (16) To execute any Deed of Rectification against any Deed in respect of the said property and also to present the same for Registration before the Registrar or Sub-Registrar.

AND GENERALLY to act as my Attorney in relation to presentation any Deed or Document for registration before the registration Authority concern and all the matters touching the said land and property and on my behalf to do all instruments, acts, matters, deeds and things as fully and effectually as I could do, if I shall be personally present.

Balaram Choudhary
Rabi Choudhary

AND we do hereby ratify, confirm and also agree to undertake, ratify and confirm all whatsoever acts done by my said Attorney appointed by this power.

Be it noted that this Power of Attorney is being granted in favour of the said Attorney without any consideration and no interest or right of the Attorney is created on the Property, which is the subject matter of this Power of Attorney and that further the said Attorney shall not hereby obtain or have power to change the classification of the property, to make any construction, Development of the property.

THE SCHEDULE

District- Murshidabad, P.S.- Berhampore Town, Mouza- Chaltia, J.L. No- 81, Touzi No-16, Sub-Registry Office : Berhampore,

Khatian No.	Plot No.	Area
L.R. 5111	R.S. & L.R.- 71	46 decimal.
L.R. 5112	R.S. & L.R. - 72	17 decimal.
L.R. 5113	R.S. & L.R. - 73	28 decimal.
	R.S. & L.R.- 74	20 decimal.

Lay out Plot No. 1,2,4,5 Post Office- Chaltia, Police Station- Berhampore, District- Murshidabad, within Bhakuri I Gram Panchayet.

The Property is Butted and Bounded as follows:-

On the East: - Tapan Bhakat & Others, On the West:- Biren Saha & Others

On the South:- Shyaman Mondal & School, On the North:- Station Road

S. No. 10

Balaram Chowdhury
Rabi Choudhury

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands and seals on this the 30th day of December, 2018, (Two Thousand and Eighteen) A.D.

SIGNED, SEALED & DELIVERED

In the presence of the following

Witnesses: -

1) Gita Chowdhury 1)
Chuan puro
Berham pore

Balaram Chowdhury
SIGNATURE OF THE EXECUTANT

Accepted by me: -

2) Sandip Chakraborty.
A.C. Road, Utagar.

Rabi Chowdhury
SIGNATURE OF THE ATTORNEY

Drafted by me and Prepared
in my office: -

Sibzath Nath
Advocate

1072 of 1997.



3a

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

Name
Signature



Rabir Choudhury

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

Name
Signature






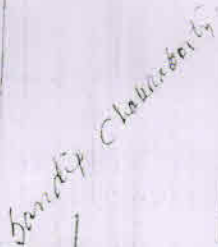
Government of West Bengal

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

OFFICE OF THE A.D.S.R. BERHAMPUR, District Name :Murshidabad

Signature / LTI Sheet of Query No/Year 12031000330102/2018

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	Balaram Choudhury Berhampore, P.O - Berhampore, P.S:- Baharampur Town, District:-Murshidabad, West Bengal, India, PIN - 742101	Principal			
Sl No.	Name and Address of identifier	Identifier of		Signature with date	
1	Sandip Chakraborty Son of Samarendra Narayan Chakraborty Berhampore, P.O - Berhampore. P.S. - Baharampur Town, District:- Murshidabad, West Bengal, India, PIN - 742101	Balaram Choudhury			

(Subrata Chakraborty)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BERHAMPUR
Murshidabad, West Bengal

Major Information of the Deed

Deed No :	IV-1203-00007/2019	Date of Registration	02/01/2019
Query No / Year	1203-1000330102/2018	Office where deed is registered	
Query Date	24/12/2018 5:11:44 PM	A.D.S.R. BERHAMPUR, District: Murshidabad	
Applicant Name, Address & Other Details	Shibnath Nath Bernampore, Triana : Baharampur Town, District : Murshidabad WEST BENGAL PIN 742101, Mobile No. : 9434115403, Status : Advocate		
Transaction	[4002] Power of Attorney, General Power of Attorney	Additional Transaction	
Set Forth value		Market Value	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 100/- (Article:48(d))		Rs. 7/- (Article:E)	
Remarks			

Principal Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Balaram Choudhury (Presentant) Son of Late Nandalal Chowdhury Berhampore, P.O:- Berhampore, P.S:- Baharampur Town, District:- Murshidabad, West Bengal, India, PIN - 742101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, Status : Individual, Executed by: Self, Date of Execution: 30/12/2018 , Admitted by: Self, Date of Admission: 30/12/2018 ,Place : Pvt. Residence, Executed by Self, Date of Execution: 30/12/2018 , Admitted by: Self, Date of Admission: 30/12/2018 ,Place : Pvt. Residence

Attorney Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Rabi Chowdhury Son of Late Nandalal Chowdhury Chuanpur, P.O:- Berhampore, P.S:- Baharampur Town, District:-Murshidabad, West Bengal, India, PIN - 742101 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, Status : Individual, Status : Not Executed

Identifier Details :

	Name & address
	Sandip Chakraborty Son of Samarendra Narayan Chakraborty Bernampore, P.O:- Berhampore, P.S:- Baharampur Town, District:-Murshidabad, West Bengal, India, PIN - 742101, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, Identifier Of Balaram Choudhury

Major Information of the Deed :- IV-1203-00007/2019-02/01/2019

Endorsement For Deed Number : IV - 120300007 / 2019

On 30-12-2018

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

Presented for registration at 20:20 hrs on 30-12-2018, at the Private residence by Balaram Choudhury ,Executant

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

Execution is admitted on 30/12/2018 by Balaram Choudhury, Son of Late Nandalal Chowdhury, Berhampore, P.O: Berhampore, Thana: Baharampur Town, , Murshidabad, WEST BENGAL, India, PIN - 742101, by caste Hindu, by Profession Others

Indetified by Sandip Chakraborty, , Son of Samarendra Narayan Chakraborty, Berhampore, P.O: Berhampore, Thana: Baharampur Town, , Murshidabad, WEST BENGAL, India, PIN - 742101, by caste Hindu, by profession Others

Subrata Chakraborty

Subrata Chakraborty
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BERHAMPUR
Murshidabad, West Bengal

On 02-01-2019

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 (d) of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 7/- (E = Rs 7/-) and Registration Fees paid by Cash Rs 7/-

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 691, Amount: Rs. 100/-, Date of Purchase: 28/12/2018, Vendor name: T J B

Subrata Chakraborty

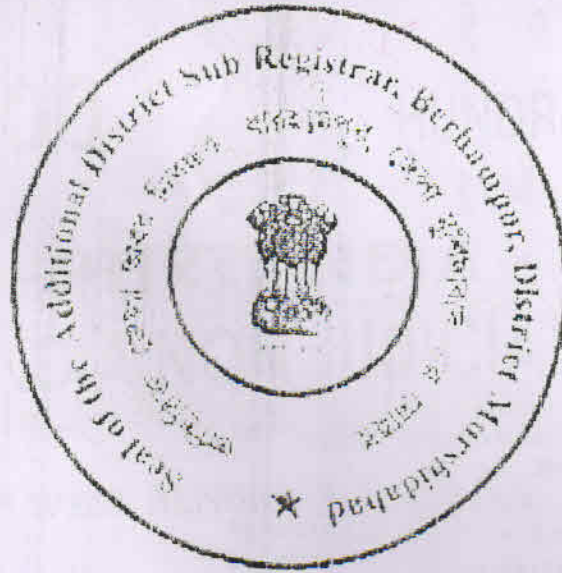
Subrata Chakraborty
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BERHAMPUR
Murshidabad, West Bengal

Major Information of the Deed :- IV-1203-00007/2019-02/01/2019

Certificate of Registration under section 60 and Rule 69.

Registered in Book - IV

Volume number 1203-2019, Page from 261 to 274
being No 120300007 for the year 2019.



Digitally signed by SRI SUBRATA
CHAKRABORTY
Date: 2019.01.07 11:09:51 +05:30
Reason: Digital Signing of Deed.

Subrata Chakraborty

(Subrata Chakraborty) 07/01/2019 11:09:30
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BERHAMPUR
West Bengal.

(This document is digitally signed.)