

1524/2018

IV

(053/18) 2305/18

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



सत्यमेव जयते

ONE HUNDRED RUPEES

भारत INDIA

INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL



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Certified that the Document is admitted to Registration. The Signature Sheet and the Indorsement sheets attached to this document are the part of this Document.

Additional Registrar of Assurances-III, Kolkata

Additional Registrar of Assurances III Kolkata

19 FEB 2018

**DEVELOPMENT POWER OF ATTORNEY**

[In connection of registered Development Agreement]

THIS DEVELOPMENT POWER OF ATTORNEY is made this 19<sup>th</sup> day of February, Two Thousand Eighteen (2018).

**BETWEEN**

1) MRS. ANJU KHAITAN, wife of Late Shyam Sundar Khaitan, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian,

12 FEB 2017

31154 DATE.....  
NAME.....  
ADD.....  
E.V. 11757

UDAY CHANDRA GAYEN  
ADVOCATE  
HIGH COURT CALCUTTA

*Handwritten signature*



*Handwritten signature*  
Additional Registrar of  
Assurances III Kolkata

19 FEB 2018

Identified by me.  
Uday Chandra Gayen  
Advocate  
S/o Late Binay Chandra Gayen  
15/1, Sadhana Ausadhaya Road.  
P.O - Sreebheemi.  
M.S - Lake Tower  
Kolkata - 700048.  
District - North-24 parganas.

( 2 )

PAN No.**ALIPK4924E**, residing at 689, Lake Town, Post Office & Police Station - Lake Town, Kolkata - 700048, **2) MRS. SUMAN SARAF nee GOENKA**, wife of Mr. Nirmal Saraf and daughter of Mr. Vijay Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**AZXPS1426J**, residing at 347, Hanapara, Krishna Apartment, Flat No.A4, Post Office - Krishnapur, Police Station - Baguiati, Kolkata - 700102, **3) MRS. INDU DEVI GOENKA**, wife of Late Mukesh Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**AHJPG5930F**, residing at 39, Bangur Avenue, Block-C, Post Office - Bangur Avenue, Police Station - Lake Town, Kolkata - 700055, AND **4) MRS. MEENA DEVI alias MUNNI GOENKA**, wife of Mr. Rajendra Kumar Chhapan and daughter of Mr. Vijay Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**BHEPD9964L**, residing at Devi Market, Khajpura, BMP Road, Phulwari, Post Office & Police Station - Pirbahar, Patna, Bihar, Pin-800014, hereinafter jointly called the "**OWNERS**" (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean include their respective heirs, executors, administrators, legal representatives and assigns) of the **FIRST PART**.

**A N D**

**M/S. SHREE SHAKTI DELCOM PVT. LTD.**, a company registered under the Companies Act, 1932, having its registered office at 377, Marshall House 25 Stand Road, Post Office - GPO Street, Police Station - Hare Street, Kolkata - 700001, having PAN No.**AAKCS7B72H**, represented by its director **MR. BHARAT GOENKA**, son of Shankar Lal Goenka, by Religion - Hindu, by occupation - Business, by Nationality - Indian, PAN No.**BASPG7458R**, residing at Devendra Mansion, 10, Swami Vivekananda Road, First floor, Flat No.1B, Post Office - Motijheel, Police Station - Dum Dum, Kolkata - 700074, hereinafter called the "**SECOND OWNER**" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-office and/or assigns) of the **SECOND PART**.

( 2 )

PAN No.**ALIPK4924E**, residing at 689, Lake Town, Post Office & Police Station – Lake Town, Kolkata – 700048, **2) MRS. SUMAN SARAF nee GOENKA**, wife of Mr. Nirmal Saraf and daughter of Mr. Vijay Kumar Goenka, by Religion – Hindu, by occupation – Housewife, by Nationality – Indian, PAN No.**AZXPS1426J**, residing at 347, Hanapara, Krishna Apartment, Flat No.A4, Post Office – Krishnapur, Police Station – Baguiati, Kolkata – 700102, **3) MRS. INDU DEVI GOENKA**, wife of Late Mukesh Kumar Goenka, by Religion – Hindu, by occupation – Housewife, by Nationality – Indian, PAN No.**AHJPG5930F**, residing at 39, Bangur Avenue, Block-C, Post Office – Bangur Avenue, Police Station – Lake Town, Kolkata – 700055, AND **4) MRS. MEENA DEVI alias MUNNI GOENKA**, wife of Mr. Rajendra Kumar Chhapan and daughter of Mr. Vijay Kumar Goenka, by Religion – Hindu, by occupation – Housewife, by Nationality – Indian, PAN No.**BHEPD9964L**, residing at Devi Market, Khajpura, BMP Road, Phulwari, Post Office & Police Station – Pirbahar, Patna, Bihar, Pin-800014, hereinafter jointly called the **"OWNERS"** (which terms or expression shall unless excluded by or repugnant to the subject or context be deemed to mean include their respective heirs, executors, administrators, legal representatives and assigns) of the **FIRST PART**.

**A N D**

**M/S. SHREE SHAKTI DELCOM PVT. LTD.**, a company registered under the Companies Act, 1932, having its registered office at 377, Marshall House 25 Stand Road, Post Office – GPO Street, Police Station – Hare Street, Kolkata – 700001, having PAN No.**AAKCS7872H**, represented by its director **MR. BHARAT GOENKA**, son of Shankar Lal Goenka, by Religion – Hindu, by occupation – Business, by Nationality – Indian, PAN No.**BASPG7458R**, residing at Devendra Mansion, 10, Swami Vivekananda Road, First floor, Flat No.1B, Post Office – Motijheel, Police Station – Dum Dum, Kolkata – 700074, hereinafter called the **"SECOND OWNER"** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-office and/or assigns) of the **SECOND PART**.



Additional Registrar of  
Assurances III Kolkata

19 FEB 2010

**A N D**

**M/S. SHREE KRISHNA INFRA DEVELOPERS**, a partnership firm registered under the Indian Partnership Act, 1932, having its registered office at P-253, Lake Town, Block-'B', Ground floor, Post Office - Lake Town, Police Station - Lake Town, Kolkata - 700 089, PAN No. **ACNFS1258D**, represented by its Partner **MR. AAYUSH TEKRIWAL**, son of Mr. Dwarika Prasad Tekriwal, by Religion - Hindu, by occupation - Business, by Nationality - Indian, PAN No. ~~ABXP79559K~~ residing at P-227, Lake Town, Block-B, Post Office - Lake Town, Police Station - Lake Town, Kolkata - 700 089, hereinafter called the "**DEVELOPER**" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-office and/or assigns) of the **THIRD PART**.

**WHEREAS** by a Deed of Conveyance, dated 19-09-1941, registered in the office of the Registrar of Assurances, Calcutta, recorded in Book No.I, Deed No.3031, for the year 1941, one Smt. Mira Devi, therein described as the Vendor and her husband Sri Shrish Chandra Chakraborty, therein described as the Confirming Party, sold, conveyed and transferred for valuable consideration therein mentioned the piece and parcel of land measuring 10 Bighas 5 Cottahs together with the structure standing thereon, situate lying at and being Premises No.4, Calcutta-Jessore Road, subsequently renumbered as no.99, Calcutta-Jessore Road, (presently Jessore Road to one Mr. Probodh Chandra Mitra.

**AND WHEREAS** the said Probodh Chandra Mitra, since deceased, during his life time was in possession occupation and enjoyment of the said property.

**AND WHEREAS** the said Probodh Chandra Mitra, since deceased, who was a Hindu during his life time and at the time of his death departed his life on or about the 12th day of June, 1949, after making and publishing his last will and Testament dated 18th July, 1948, whereby he appointed Prafulla Kumar Mita, since deceased, as the Sole executor of his Will and inter-alia bequeathed the said property to the said Prafulla Kumar Mitra, solely, exclusively and absolutely.



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**AND WHEREAS** the said Prafulla Kumar Mitra, since deceased, applied before the Learned District Judge at Alipore for grant of Probate to the said Last Will and Testament, dated 18th July, 1948, of the said Probodh Chandra Mitra, as the Executor named therein.

**AND WHEREAS** the said Prafully Kumar Mitra, since deceased, who was a Hindu during his life time and at the time of his death departed his life on the 5th day of April, 1965, after making and publishing his last will and Testament dated 31st March, 1965, whereby he appointed the Smt. Aruna Basu Mallik, as the Executrix to his said last Will and Testament and inter alia bequeathed the said property to the said Smt. Aruna Basu Mallik.

**AND WHEREAS** in O.S. No.5 of 1969, before the 11th Additional District Judge at Alipore, the said last Will and Testament, dated 18th July, 1948 of the said Prafulla Kumar Mitra was proved and on or about 11th June 1975 Letters of Administration with a copy of the said Will annexed was issued out of and under the seal of the said Learned Court in favour of Sri Prasanta Kumar Mitra as Administrator said Prafulla Kumar Mitra having died in the mean time.

**AND WHEREAS** In O.S. No.1 of 1968, before the 11th Additional District Judge, Alipore, the said last will and Testament, dated 31st March, 1965 of the said Prafulla Kumar Mitra, was duly proved and probated and grant was issued on or about 14th October 1974, under and out of the seal of the said Learned Court in favour of the said Smt. Aruna Basu Mallik, as the Executrix named in the said will dated 31st March, 1965.

**AND WHEREAS** In terms of the said will of the said Prafulla Kumar Mitra, the said Smt. Aruna Basu Mallik, as Executrix to the estate of the said Prafulla Kumar Mitra, deceased, became a legatee under the said will of Prafulla Kumar Mitra, and became entitled to have Inter alia the said property to be transferred to her.

**AND WHEREAS** the said Sri Prasanta Kumar Mitra, administrator to the estate of the said Prafulla Kumar Mitra, duly assented to the legacies and by a Deed of Conveyance, dated 30th September 1975, registered in the office of the Sub-Registrar Alipore, 24-Parganas, in Book No.I, Volume No.227, pages 283 to 293, Being No.9787, for the year 1975, granted, transferred and conveyed unto and in favour of the said Smt. Aruna Basu





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**19 FEB 1977**

Mallik, absolutely inter-alia the said property being a beneficiary under the said Will.

**AND WHEREAS** the said Smt. Aruna Basu Mallik thus became entitled to the said property in its entirety and is in possession and enjoyment thereof but some unauthorized person are in occupation constructing huts thereon.

**AND WHEREAS** the said Smt. Aruna Basu Mallik, got her name recorded in the books of the South Dum Dum Municipality as the assessee in respect of the said property.

**AND WHEREAS** the said Smt. Aruna Basu Mallik, is thus absolutely seized and possessed of and otherwise well and sufficiently entitled to ALL THOSE several brick built, messuages, tenements, dwelling houses hereditaments and premises together with the piece or parcel of revenue redeemed land, thereunto belonging and whereon and on the part whereof the same are erected constructed and/or built being Premises No.99, Jessore Road, (formerly Calcutta-Jessore Road) in the town of Calcutta presently Holding No.211, Calcutta-Jessore Road, within South Dum Dum Municipality.

**AND WHEREAS** by an Agreement, in writing dated the 14th day of December, 1993, made between the said Smt. Aruna Basu Mallik and the M/s. Roof & Shelter Development Private Limited, of BC 163, Salt Lake City, Calcutta - 700064, the said Smt. Aruna Basu Mallik had agreed to sell and the M/s. Roof & Shelter Development Private Limited, had agreed to purchase a demarcate portion of the said property admeasuring the land as mentioned therein, comprised in C.S. Khatian No.234 and portion of C.S. Dag Nos.236 (part) and 265, corresponding to R.s. Dag Nos.310(part), 311 and 399, under R.S. Khatian No.896, R.S. No.3, J.L. No.24, dihi panchannagram, Touzi No.1298/2833, Holding No.113, Grand division 2, Sub-division 3 of Mouza - Patipukur, Registration office Bidhannagar, Salt Lake City, District 24 Parganas (North), Police Station - Lake Town, Calcutta, but due to could not completed the transaction.

**AND WHEREAS** subsequently the said Smt. Aruna Basu Mallik, with the confirmation of the said M/s. Roof & Shelter Development Private Limited, divided the said land in different individual lot/plot and erected

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common passage for ingress and egress therefrom, with intention to sell the same to different purchaser or purchasers.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.87, pages 139 to 146, Being No.3950, for the year 1995, one SULOCHANA KHAITAN, wife of Ajay Kumar Khaitan, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Palipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said SULOCHANA KHAITAN, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/7, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said SULOCHANA KHAITAN, died intestate on 29-08-2007, leaving her, surviving her husband namely AJAY KUMAR KHAITAN, as the only legal heirs, successors and/or legal representatives to the estate of the said Sulochana Khaitan, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.110, pages 229 to 238,



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Being No.5047, for the year 1995, one AJAY KUMAR KHAITAN, son of Late Lakhi Prasad Khaitan, purchased ALL THAT piece or parcel of land, measuring an area 2 (two) Cottahs 15 (fifteen) Chittacks 18 (eighteen) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, I.I. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said AJAY KUMAR KHAITAN, mutated his name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/2, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said AJAY KUMAR KHAITAN, died intestate on 27-02-2008, leaving him, surviving his only sister-in-law namely MRS. ANJU KHAITAN, as the only legal heirs, successors and/or legal representatives to the estate of the said Ajay Kumar Khaitan, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 26-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.110, pages 219 to 228, Being No.5046, for the year 1995, one SHYAM SUNDAR KHAITAN, son of Late Lakhi Prasad Khaitan, purchased ALL THAT piece or parcel of land, measuring an area 2 (two) Cottahs 15 (fifteen) Chittacks 18 (eighteen) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being



**Additional Registrar of  
Assurances III Kolkata**

**19 FEB 70**

Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said SHYAM SUNDAR KHAITAN, mutated his name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/3, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said SHYAM SUNDAR KHAITAN, died Intestate on 03-05-2015, leaving him, surviving his wife namely MRS. ANJU KHAITAN, as the only legal heirs, successors and/or legal representatives to the estate of the said Shyam Sundar Khaitan, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.90, pages 395 to 404, Being No.4121, for the year 1995, the said MRS. ANJU KHAITAN, wife of Shyam Sundar Khaitan, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum





Additional Registrar of  
Assurances III Kolkata

19 FEB 2000

Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said MRS. ANJU KHAITAN, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/1, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** in the above circumstances, the said MRS. ANJU KHAITAN, become absolute owner of ALL THAT piece or parcel of land, measuring an area 13 (thirteen) Cottahs 12 (twelve) Chittacks 12 (twelve) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding Nos.61/1, 61/3, 61/7 and 61/2, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatlan No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatlan No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage.

**AND WHEREAS** by a registered Indenture, dated 25 05 1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.87, pages 147 to 156, Being Nu.3951, for the year 1995, one BIMLA DEVI GOPNKA, wife of Vijay Kumar Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatlan



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19 FEB 1981

Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said MRS. ANJU KHAITAN, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/1, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** in the above circumstances, the said MRS. ANJU KHAITAN, become absolute owner of ALL THAT piece or parcel of land, measuring an area 13 (thirteen) Cottahs 12 (twelve) Chittacks 12 (twelve) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding Nos.61/1, 61/3, 61/7 and 61/2, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.87, pages 147 to 156, Being No.3951, for the year 1995, one BIMLA DEVI GOENKA, wife of Vijay Kumar Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, In C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian



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19 FEB 1980

No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said BIMLA DEVI GOENKA, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/9, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said BIMLA DEVI GOENKA, died intestate on 30-12-2010, leaving her, surviving her husband namely MR. VIJAY KUMAR GOENKA, one son namely MR. MUKESH KUMAR GOENKA, two married daughters namely MRS. SUMAN SARAF nee GOENKA, wife of Mr. Nirmal Saraf, and MRS. MEENA DEVI alias MUNNI GOENKA, wife of Mr. Rajendra Kumar Chhapan, as the only legal heirs, successors and/or legal representatives to the estate of the said Bimla Devi Goenka, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.95, pages 251 to 260, Being No.4343, for the year 1995, one MUKESH KUMAR GOENKA, son of Vijay Kumar Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, I.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum



Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said MUKESH KUMAR GOENKA, mutated his name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/4, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said MUKESH KUMAR GOENKA, died intestate on 24-03-2016, leaving him, surviving his wife namely MRS. INDU DEVI GOENKA, as the only legal heirs, successors and/or legal representatives to the estate of the said Mukesh Kumar Goenka, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.95, pages 261 to 270, Being No.4344, for the year 1995, one VDAY KUMAR GOENKA, son of Late Bhagwan Das Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party,





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therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said VIJAY KUMAR GOENKA, mutated his name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/6, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** the said VIJAY KUMAR GOENKA, died intestate on 12-05-2017, leaving him, surviving his two married daughter namely MRS. SUMAN SARAF nee GOENKA, wife of Mr. Nirmal Saraf, MRS. MEENA DEVI alias MUNNI GOENKA, wife of Mr. Rajendra Kumar Chhapan, AND MRS. INDU DEVI GOENKA, wife of predeceased son Mukesh Kumar Goenka, as the only legal heirs, successors and/or legal representatives to the estate of the said Vijay Kumar Goenka, according to Hindu Succession Act, 1956, as amended upto date, applicable thereto.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.90, pages 385 to 394, Being No.4120, for the year 1995, MISS. SUMAN GOENKA, daughter of Vijay Kumar Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 33 (thirty three) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MAITIK, wife of Late Sarojendra Chandra Basu Mallik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter



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the said MISS. SUMAN GOENKA, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/5, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** by a registered Indenture, dated 25-05-1995, registered in the office of the Additional District Sub-Registrar Bidhannagar, Salt Lake City, recorded in Book No.I, Volume No.90, pages 385 to 394, Being No.4120, for the year 1995, MISS. MUNNI GOENKA, daughter of Vijay Kumar Goenka, purchased ALL THAT piece or parcel of land, measuring an area 3 (three) Cottahs 14 (fourteen) Chittacks 35 (thirty five) Square feet, more or less, together with structures standing thereon, lying and situated demarcated portion of Premises No.99, Jessore Road, being Municipal Holding No.211, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700055, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), together with easement and quasi-easement with the common passage, from SMT. ARUNA BASU MALLIK, wife of Late Sarojendra Chandra Basu Malik, the Vendor, therein and M/S. ROOF & SHELTER DEVELOPMENT PRIVATE LIMITED, having its office at BC-163, Salt Lake City, Kolkata - 700064, the Confirming Party, therein, for a valuable consideration mentioned therein, morefully and particularly described in the Schedule thereunder written, and thereafter the said MISS. MUNNI GOENKA, mutated her name in the office of the South Dum Dum Municipality and obtained renumbered Municipal Holding No.61/8, Calcutta-Jessore Road, Kolkata - 700055, as absolute owner thereof.

**AND WHEREAS** in the above circumstances, the said MRS. SUMAN SARAF nee GOENKA, MRS. MEENA DEVI alias MUNNI GOENKA, AND MRS. INDU DEVI GOENKA, became jointly seized and possessed of or otherwise well and sufficiently entitled to the property being ALL THAT piece or parcel of bastu land, measuring an area 19 (nineteen) Cottahs 9 (nine) Chittacks 32 (thirty two) Square feet, more or less, togetherwith structure standing



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thereon, lying and situated at Premises/Plot No.99, Jessore Road, being Municipal Holding Nos.61/9, 61/4, 61/6, 61/5, & 61/8, Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700 055, in Municipal Ward No.30, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, within the jurisdiction of the South Dum Dum Municipality, Additional District Sub-Registrar Bidhannagar, Salt Lake City, District 24 Parganas (North).

**AND WHEREAS** as a result of which, the said MRS. ANJU KHAITAN, MRS. SUMAN GOENKA, MRS. MFFNA DEVI alias MUNNI GOENKA, AND MRS. INDU DEVI GOENKA, become jointly seized and possessed of or otherwise well and sufficiently entitled to the property being ALL THAT piece or parcel of bastu land, measuring an area 33 (thirty three) Cottahs 5 (five) Chittacks 44 (forty four) Square feet, more or less, togetherwith structure standing thereon, lying and situated at Premises/Plot No.99, Jessore Road, being Municipal Holding Nos.61/1, 61/2, 61/3, 61/4, 61/5, 61/6, 61/7, 61/8 & 61/9. (formerly 211), Calcutta-Jessore Road, Police Station - Lake Town, Kolkata - 700 055, in Municipal Ward No.30, in Mouza - Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, corresponding to L.R. Dag Nos.508, 513, 514, 516, 517, 520 & 521, under L.R. Khatian No.506, within the jurisdiction of the South Dum Dum Municipality, Additional District Sub-Registrar Bidhannagar, Salt Lake City, District 24 Parganas (North).

**AND WHEREAS** subsequently the said MRS. ANJU KHAITAN, MRS. SUMAN SARAF nee GOENKA, MRS. MEENA DEVI alias MUNNI GOENKA, AND MRS. INDU DEVI GOENKA, the Owners herein, divided the said land in two different lot/plot, with an intention to develop the said plot/lot by constructing multi-storied buildings thereon, details of the said two plots mentioned as under :-

a) ALL THAT piece or parcel of bastu land, measuring an area 20 (twenty) Cottahs 12 (twelve) Chittacks 27 (twenty seven) Square feet, more or less, equivalent to 34.36 (thirty four point three four) decimal, more or less, togetherwith Tiles shed structure standing thereon, measuring



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an area 6000 Square feet, more or less, lying and situated at Premises/Plot No.99, Jessore Road, being portion of Municipal Holding Nos.61/1, 61/2, 61/3, 61/4, 61/5, 61/6, 61/7, 61/8 & 61/9, (formerly 211), Calcutta-Jessore Road, Police Station – Lake Town, Kolkata – 700 055, in Municipal Ward No.30, In Mouza – Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, corresponding to L.R. Dag No.508, –measuring an area 6.48 decimal, under L.R. Khatian Nos.506 and 1922, and L.R. Dag No.513, –measuring an area 9.7 decimal, under L.R. Khatian No.506, and L.R. Dag No.516, –measuring an area 9.44 decimal, under L.R. Khatian Nos.506 and 1922, and L.R. Dag No.517, –measuring an area 5.19 decimal, under L.R. Khatian Nos.506 & 1922, and L.R. Dag No.520, –measuring an area 3.55 decimal, under L.R. Khatian Nos.506 and 1922, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), butted and bounded as follows:—

ON THE NORTH	: By 22'-0" wide Road;
ON THE SOUTH	: By Sangam Apartment;
ON THE EAST	: By Pre./Plot No.99/1, Jessore Road;
ON THE WEST	: By Pre./Plot No.99/1, Jessore Road.

b) ALL THAT piece or parcel of bastu land, measuring an area 12 (twelve) Cottahs 9 (nine) Chittacks 17 (seventeen) Square feet, more or less, equivalent to 20.8 (twenty point eight) decimal, more or less, togetherwith Tiles shed structure standing thereon, measuring an area 3600 Square feet, more or less, lying and situated at Premises/Plot No.99/1, Jessore Road, being portion of Municipal Holding Nos.61/1, 61/2, 61/3, 61/4, 61/5, 61/6, 61/7, 61/8 & 61/9, (formerly 211), Calcutta-Jessore Road, Police Station – Lake Town, Kolkata – 700 055, in Municipal Ward No.30, in Mouza – Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, corresponding to L.R. Dag No.508, –measuring an area 6.05 decimal, under L.R. Khatian Nos.506 and 1922, and L.R. Dag No.521, –measuring an area 14.75 decimal, under L.R. Khatian Nos.506 and 1922, within the





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jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), butted and bounded as follows:—

- ON THE NORTH : By 22'-0" wide Road;  
ON THE SOUTH : By Sangam Apartment;  
ON THE EAST : By Pre./Plot No.99, Jessore Road;  
ON THE WEST : By Pre./Plot No.99, Jessore Road.

**AND WHEREAS** subsequently the Owners herein jointly mutated their names in respect of the land, measuring an area 20 (twenty) Cottahs 12 (twelve) Chittacks 27 (twenty seven) Square feet, more or less, togetherwith Tiles shed structure standing thereon, as aforesaid, and obtained renumbered Municipal Holding No.61/1, Calcutta-Jessore Road, Kolkata - 700055, after that applied and obtained for sanction of multi-storeyed building plan, respecting construction of multi-storeyed buildings at the said Municipal Holding No.61/1, Calcutta-Jessore Road, Kolkata - 700055, within the jurisdiction of the South Dum Dum Municipality, and the same being duly sanctioned by the South Dum Dum Municipality vide Plan no.119, dated 17-06-2010.

**AND WHEREAS** the Owners herein decided to develop the aforesaid land (morefully and particularly described in the Part-I & II of the FIRST SCHEDULE hereunder written and enter into a registered Development Agreement, dated 08-12-2017, registered in the office of the Additional Registrar of Assurances-IV, Kolkata, recorded in Book No.I, Volume No.1904-2018, pages 7559 to 7622, Being No.190412786, for the year 2017, with the developer herein, together with certain terms and conditions contained therein.

**AND WHEREAS** in terms of the said Development Agreement the Owners hereby executed this Power of Attorney regarding construction and all related works of construction including right to sale the entire allocation and other terms and condition stated in the said Development Agreement and Owners herein execute this Power of Attorney as follows:—

**GENERAL POWER OF ATTORNEY**

BE it known to all that We, 1) **MRS. ANJU KHAITAN**, wife of Late Shyam Sundar Khaitan, by Religion - Hindu, by occupation - Housewife, by



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Nationality - Indian, PAN No.**ALIPK4924E**, residing at 689, Lake Town, Post Office & Police Station - Lake Town, Kolkata - 700048, 2) **MRS. SUMAN SARAF nee GOENKA**, wife of Mr. Nirmal Saraf and daughter of Mr. Vijay Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**AZXPS1426J**, residing at 347, Hanapara, Krishna Apartment, Flat No.A4, Post Office - Krishnapur, Police Station - Baguiati, Kolkata - 700102, 3) **MRS. INDU DEVI GOENKA**, wife of Late Mukesh Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**AHJPG5930F**, residing at 39, Bangur Avenue, Block-C, Post Office - Bangur Avenue, Police Station - Lake Town, Kolkata - 700055, AND 4) **MRS. MEENA DEVI alias MUNNI GOENKA**, wife of Mr. Rajendra Kumar Chhapan and daughter of Mr. Vijay Kumar Goenka, by Religion - Hindu, by occupation - Housewife, by Nationality - Indian, PAN No.**BHEPD9964L**, residing at Devi Market, Khajpura, BMP Road, Phulwari, Post Office & Police Station - Pirbahar, Patna, Bihar, Pin-800014, herein mentioned as the **OWNERS** and **M/S. SHREE SHAKTI DELCOM PVT. LTD.**, a company registered under the Companies Act, 1932, having its registered office at 377, Marshall House 25 Stand Road, Post Office - GPO Street, Police Station - Hare Street, Kolkata - 700001, having PAN No.**AAKCS7872H**, represented by its director **MR. BHARAT GOENKA**, son of Shankar Lal Goenka, by Religion - Hindu, by occupation - Business, by Nationality - Indian, PAN No.**BASPG7458R**, residing at Devendra Mansion, 10, Swami Vivekananda Road, First floor, Flat No.1B, Post Office - Motijheel, Police Station - Dum Dum, Kolkata - 700074, herein mentioned as the **SECOND OWNER** -the **EXECUTANTS** hereof, as per terms of the Development Agreement this document as a whole We, the Owners agreeing to execute this General Power of Attorney in favour of the Developer herein respecting the plot as aforesaid, that being necessary for completion of the development project respecting the same, NOW IT BE KNOWN TO ALL MEN BY THESE PRESENTS that We, 1) **MRS. ANJU KHAITAN**, 2) **MRS. SUMAN SARAF nee GOENKA**, 3) **MRS. INDU DEVI GOENKA**, 4) **MRS. MEENA DEVI alias MUNNI GOENKA**, and **MR. BHARAT GOENKA**, director of **M/S. SHREE SHAKTI DELCOM PVT. LTD.**, being the parties of the First and Second Part, do hereby nominate, constitute and



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appoint **MR. AAYUSH TEKRIWAL**, son of Mr. Dwarika Prasad Tekriwal, by Religion - Hindu, by occupation - Business, by Nationality - Indian, PAN No.**ABMPT0199C**, residing at P-227, Lake Town, Block-B, Post Office - Lake Town, Police Station - Lake Town, Kolkata - 700 089, partner of **M/S. SHREE KRISHNA INFRA DEVELOPERS**, a partnership firm registered under the Indian Partnership Act, 1932, having its registered office at P-253, Lake Town, Block-'B', Ground floor, Post Office - Lake Town, Police Station - Lake Town, Kolkata - 700 089, PAN No.**ACNFS1258D**, being the Developer, the party of the Third Part herein, as our true and lawful ATTORNEY for ourselves and in our names and on our behalf and to act and/or represent me to do, execute and perform or cause to be done all acts, deeds and things, that is to say :-

1. To construct building/buildings so to be constructed according to the plan as shall be sanctioned respecting the plot, subject to amalgamation if any, by the South Dum Dum Municipality at being land, morefully and particularly described in the First Schedule hereunder written.
2. To sign application affidavits and affirm the same on behalf of the Owners herein which may be necessary for the construction of the said building and to carry correspondence on behalf of the Owners herein with all concerned authorities and body/bodies including the chairman of the South Dum Dum Municipality, Government of West Bengal, Police, Fire Brigade etc. in connection with the said construction and development of the said premises under reference to make sign and submit application, letters and other writings to the appropriate authorities local bodies for all and any licences, permission, sanctions and consents required for the proposed construction and development of the said premises.
3. To execute Agreement for Sale, Deed of Conveyance on behalf of the Owners herein in respect of the flats/units, carparking spaces and other spaces togetherwith proportionate share of land wherein the said proposed building/buildings to be constructed by the said Attorney, in accordance with the said Development Agreement and to receive payments from the intending purchaser/purchasers through



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escrow account, and to grant receipt to them subject always to the terms, conditions, stipulations and undertakings contained in these presents.

4. The Developer shall deliver the share of revenue land Owners' Allocation or any part thereof to Landowners through an escrow account.
5. To procure purchasers of the flats and other spaces of the said proposed building to be constructed by the Attorney on behalf of the Owners/Principals at the said premises.
6. To represent before the Registrar or any registration office namely Registrar of Assurances-IV, Kolkata, District Sub Registrar-II, Barasat, Additional District Sub-Registrar Bidhannagar, Salt Lake City, for the purpose of registration of the Agreement/ Agreements, Deed of Conveyance or Conveyances in respect of any saleable space or part or portions within the entire allocation of the proposed new building/s as shall be constructed by the said Attorney/Developer at the said premises togetherwith other portions thereof.
7. To enter into, hold, defend, possession of the said land and every part thereof and also to manage, maintain and administer the said land and every part thereof.
8. To develop the said land by construction of building and/or structure thereon and for the said purpose to do all soil testing, excavation and all other work whatsoever.
9. To sign and submit all papers, documents, applications, amalgamation, undertakings, declarations and plans to be required for having building plan sanctioned and applied and obtained Completion Certificate respecting the said plot and to have the said plan modified and/or altered if necessary at any point of time by the South Dum Dum Municipality, other competent authorities, and in connection therewith to make, sign, execute and submit necessary applications and declarations by giving undertakings paying fees, obtaining, sanction, Completion Certificate and such order or orders and permission as shall be expedient and also obtain sanction of the building plan and completion Certificate in respect of the proposed building upon the said plot mentioned as aforesaid.





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10. To appear before the necessary quarters including the South Dum Dum Municipality, Calcutta Metropolitan Development authorities in connection with sanction of plan, Completion Certificate and other purpose.
11. To apply for and obtain such permission as shall be necessary for obtaining steel, cement, bricks and other materials for construction of building and constructional equipments to appoint Architects and constructions for the purpose of the development and construction of the said land.
12. To apply for, appear before and obtain electricity, gas telephone, water, sewerage and or other of any other utilities from appropriate authorities or from the South Dum Dum Municipality and/or other competent authorities.
13. To ward off and prohibit, if necessary and to proceed in due forum of Law against and trespassers on the said lands or any part thereof, and to take appropriate steps thereby against action or otherwise, and to abate all nuisance.
14. To accept notice, and serve papers from Courts, Tribunal and/or Authority and/or persons.
15. To receive and pay and/or deposit all monies, Court fees, receive refunds and grant valid receipts and discharges in respect thereof.
16. To sign and submit papers applications and documents for having the mutation effected in all public and with all authorities and/or persons including B.L. & L.R.O. and the South Dum Dum Municipality having jurisdiction in respect of the said land, or any portion thereof, and to deal with such authority and/or authorities in any manner to have mutation effected.
17. To pay all outgoings from the date of execution of this present including fees for obtaining, Municipal tax, rent, revenue and other charges whatsoever payable for and on account of the said land and building and receive refund and/or have other monies including compensation for requisition and/or acquisition from appropriate authorities and to grant valid receipt and/or discharge thereof.



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10. To appear before the necessary quarters including the South Dum Dum Municipality, Calcutta Metropolitan Development authorities in connection with sanction of plan, Completion Certificate and other purpose.
11. To apply for and obtain such permission as shall be necessary for obtaining steel, cement, bricks and other materials for construction of building and constructional equipments to appoint Architects and constructions for the purpose of the development and construction of the said land.
12. To apply for, appear before and obtain electricity, gas telephone, water, sewerage and or other of any other utilities from appropriate authorities or from the South Dum Dum Municipality and/or other competent authorities.
13. To ward off and prohibit, if necessary and to proceed in due forum of Law against and trespassers on the said lands or any part thereof, and to take appropriate steps thereby against action or otherwise, and to abate all nuisance.
14. To accept notice, and serve papers from Courts, Tribunal and/or Authority and/or persons.
15. To receive and pay and/or deposit all monies, Court fees, receive refunds and grant valid receipts and discharges in respect thereof.
16. To sign and submit papers applications and documents for having the mutation affected in all public and with all authorities and/or persons including B.L. & L.R.O. and the South Dum Dum Municipality having jurisdiction in respect of the said land, or any portion thereof, and to deal with such authority and/or authorities in any manner to have mutation effected.
17. To pay all outgoings from the date of execution of this present including fees for obtaining, Municipal tax, rent, revenue and other charges whatsoever payable for and on account of the said land and building and receive refund and/or have other monies including compensation for requisition and/or acquisition from appropriate authorities and to grant valid receipt and/or discharge thereof.



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18. To take bookings form the Intending buyers, to enter into Agreement for sale of the said developer's allocation and receive the full amount of consideration for sale of any portion within the allocation of the developer, inclusive of the value of the proportionate share in the land.
19. To affix sign board, or install any hoarding on the said Scheduled plot of land in the name of the Attorney, the developer as aforesaid.
20. To advertise in the news papers for procuring purchasers for selling the flats/car parking spaces and other space in the said proposed building.
21. For all any of the purpose herein before stated to appear and represent the principal before all authorities having jurisdiction and to sign execute and submit papers and documents for the purpose.
22. To appear, and represent the Owners before any notary Additional District Sub-Registrar Bidhannagar, Salt Lake City, Registrar of Assurances, Metropolitan Magistrate and other office/offices or Authority/Authorities having jurisdiction and to present for registration, and to acknowledge the Registrar or have Registered and perfected all Deeds, instruments and writings, and signed by the said Attorney in any manner concerning the said Developer's allocation in the said premises.
23. To ask demand, receive, to appoint lawyers, solicitors, advocate on my behalf and to defend suits or cases for or against me in any Court of Law, execution proceeding or otherwise all moneys payments etc., in and out any transaction related to and/or connected with any dues claims and demands arising from the dealings including the sale of our said property.
24. To institute, contest, commence, compromise, withdraw, submit to arbitration any suit, actions, proceedings, claims, demands etc. and to reasonable matters and things as may appear to my said Attorney necessary for such sale.
25. To commence, prosecute, enforce, defend, answer and oppose and actions and other legal proceedings and demands touching any of the matters concerning my said property or any part thereof.



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26. To sign, correspondences any letter, declare and/or affirm any plaint written statement, petition, affidavit, verification, vakalatnama memo of appeal or any other documents or papers in any proceedings or in any way connected therewith before any Government or Semi Government authorities and also represent the same provided the attorney shall do or perform all work legally and perfectly according to law.
27. To adduce evidence through any of the partners of the attorney in connection with any matter respecting the plot and/or the project or matters arising out the same before any person or quarter on behalf of the Owners as they may do being personally present there before for such purpose.

AND We the Principals/Owners hereby ratify confirm and agree or undertake to ratify and confirm all whatsoever their said Attorney by agents appointed under this power hereinabove contained shall lawfully do, or cause to be done in the right of, or by virtue of these presents, Including such confirmation and other works as per Development Agreement.

**SCHEDULE ABOVE REFERRED TO :**

a) ALL THAT piece or parcel of bastu land, measuring an area 20 (twenty) Cottahs 12 (twelve) Chittacks 27 (twenty seven) Square feet, more or less, equivalent to 34.36 (thirty four point three four) decimal, more or less, togetherwith Tiles shed structure standing thereon, measuring an area 6000 Square feet, more or less, lying and situated at Premises/Plot No.99, Jessore Road, being portion of Municipal Holding Nos.61/1, 61/2, 61/3, 61/4, 61/5, 61/6, 61/7, 61/8 & 61/9, (formerly 211), Calcutta-Jessore Road, Police Station – Lake Town, Kolkata – 700 055, in Municipal Ward No.30, in Mouza – Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, corresponding to L.R. Dag No.508, —measuring an area 6.48 decimal, under L.R. Khatian Nos.506 and 1922, and L.R. Dag No.513, —measuring an area 9.7 decimal, under L.R. Khatian No.506, and L.R. Dag No.516, — measuring an area 9.44 decimal, under L.R. Khatian Nos.506 and 1922,





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and L.R. Dag No.517, —measuring an area 5.19 decimal, under L.R. Khatian Nos.506 & 1922, and L.R. Dag No.520, —measuring an area 3.55 decimal, under L.R. Khatian Nos.506 and 1922, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), butted and bounded as follows:—

ON THE NORTH : By 22'-0" wide Road;  
ON THE SOUTH : By Sangam Apartment;  
ON THE EAST : By Pre./Plot No.99/1, Jessore Road;  
ON THE WEST : By Pre ./Plot No.99/1, Jessore Road.

b) ALL THAT piece or parcel of bastu land, measuring an area 12 (twelve) Cottahs 9 (nine) Chittacks 17 (seventeen) Square feet, more or less, equivalent to 20.8 (twenty point eight) decimal, more or less, togetherwith Tiles shed structure standing thereon, measuring an area 3600 Square feet, more or less, lying and situated at Premises/Plot No.99/1, Jessore Road, being portion of Municipal Holding Nos.61/1, 61/2, 61/3, 61/4, 61/5, 61/6, 61/7, 61/8 & 61/9, (formerly 211), Calcutta-Jessore Road, Police Station – Lake Town, Kolkata – 700 055, in Municipal Ward No.30, in Mouza – Patipukur, J.L. No.24, Touzi No.1298/2833, in C.S. Dag Nos.236(p) and 265(p), under C.S. Khatian No.234, corresponding to R.S. Dag Nos.310(p), 311(p) and 399(p), under R.S. Khatian No.896, corresponding to L.R. Dag No.508, —measuring an area 6.05 decimal, under L.R. Khatian Nos.506 and 1922, and L.R. Dag No.521, —measuring an area 14.75 decimal, under L.R. Khatian Nos.506 and 1922, within the jurisdiction of the South Dum Dum Municipality, District 24 Parganas (North), butted and bounded as follows:—

ON THE NORTH : By 22'-0" wide Road;  
ON THE SOUTH : By Sangam Apartment;  
ON THE EAST : By Pre./Plot No.99, Jessore Road;  
ON THE WEST : By Pre./Plot No.99, Jessore Road.



Additional Registrar of  
Assurances III Kolkata

19 FEB 2019

**IN WITNESS WHEREOF** We, the executants hereof, have hereunto set and subscribed our hands and/or signature on this the 19<sup>th</sup> day of February, 2018 A.D.

SIGNED AND DELIVERED  
BY THE OWNERS/EXECUTANTS  
AT KOLKATA IN PRESENCE OF:

1. Mahadeb Kundu  
Palooke 1, Patipukur, Kol-48
2. Uday Chandra Gayen  
Adv.

1. Anju Khaitan
2. Suman. Sengupta
3. Indu Goenka
4. Atati Gati

SIGNATURE OF THE  
OWNERS/FIRST PART

SIGNED AND DELIVERED  
BY THE SECOND OWNER/ EXECUTANT  
AT KOLKATA IN PRESENCE OF:

1. Mahadeb Kundu
2. Uday Chandra Gayen  
Adv.

Sharat Ghosh

SIGNATURE OF THE SECOND  
OWNER/SECOND PART

SIGNED, SEALED & DELIVERED  
BY THE CONSTITUTED ATTORNEY/  
DEVELOPER AT KOLKATA  
IN THE PRESENCE OF:

1. Ashwin Tekamal  
227, Lake Town, Bl-B,  
Kolkata - 700089.
2. Uday Chandra Gayen -

Shree Krishna Infra Developers

Ashwin Tekamal

Partner

SIGNATURE OF THE CONSTITUTED  
ATTORNEY/ DEVELOPER/THIRD PART

Drafted by :

Uday Chandra Gayen  
Uday Chandra Gayen  
Advocate,  
High Court, Calcutta.  
Reg. No.WB/1430/2002.



Additional Registrar of  
Assurances III Kolkata

19 FEB 2018

Signature of the  
exccutants/Presenttants

**Under Rule 44A of the I.R. Act 1908**  
**SPECIMEN FOR TEN FINGERS PRINT**



*Shyja Khairan*

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



*Suman Suresh*

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



*Indu Groenka*

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



Additional Registrar of  
Assurances III Kolkata

19 FEB 2010

Signature of the  
executants/Presenttants

**Under Rule 44A of the I.R. Act 1908**  
**SPECIMEN FOR TEN FINGERS PRINT**



*Sifat Zafar*

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



*Shahid Hussain*

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



*Ayub Tahir*

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



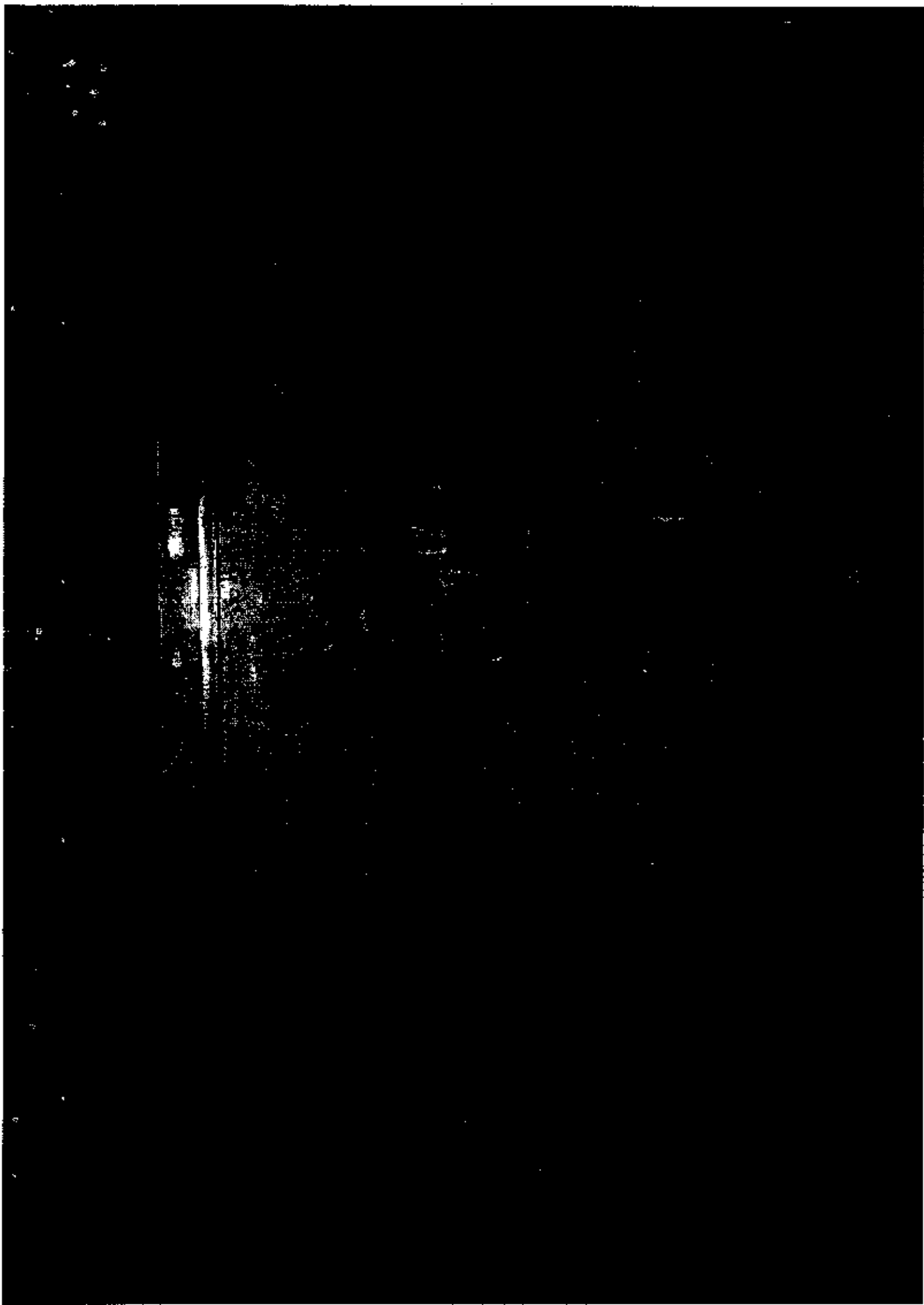


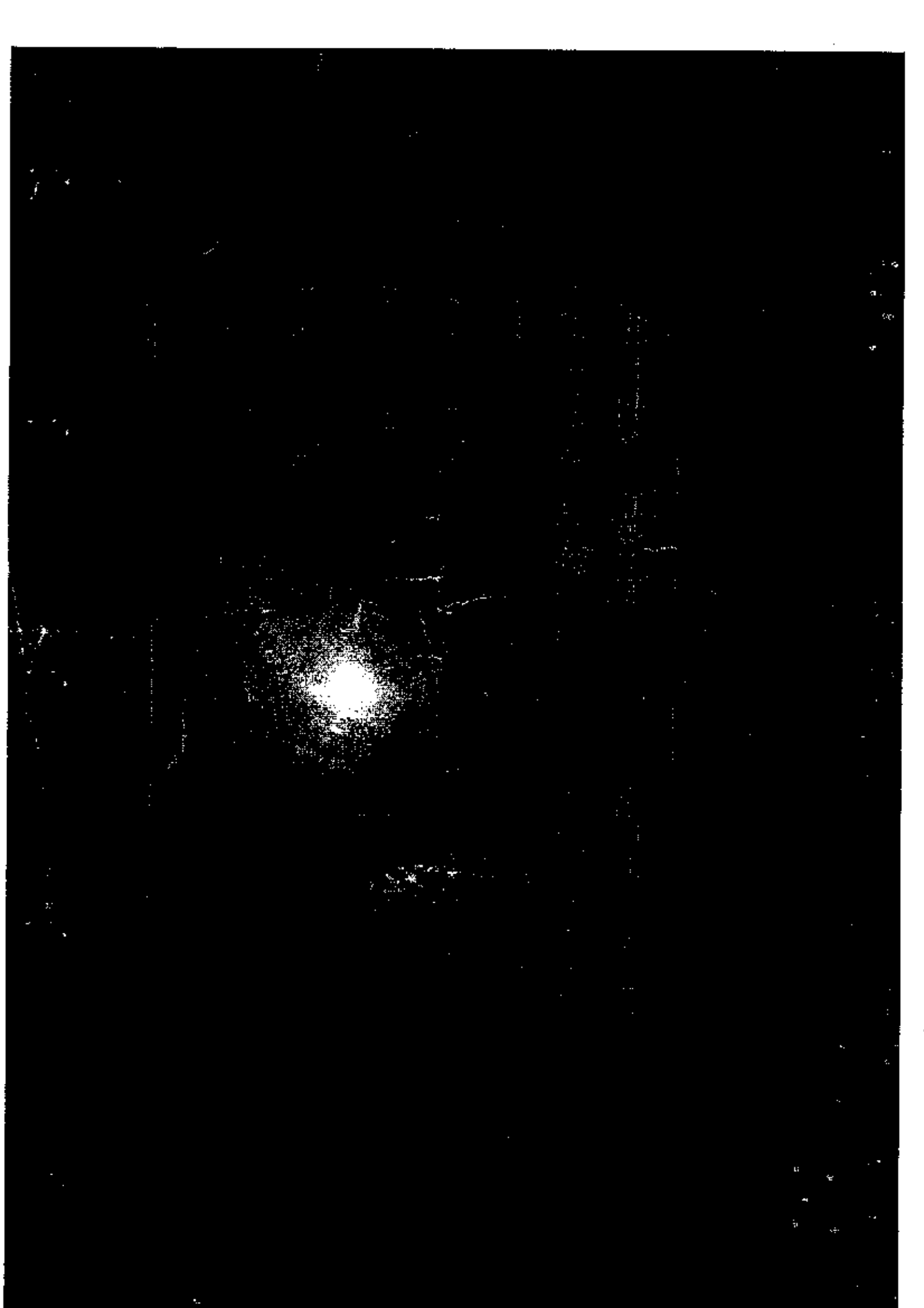
Additional Registrar of  
Assurances III Kolkata

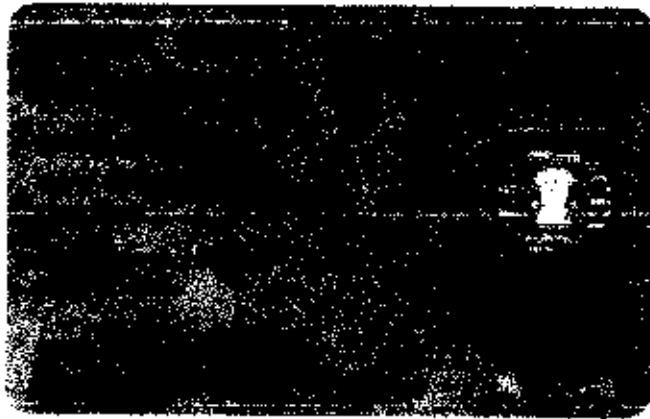
19 FEB 2010

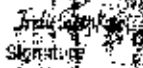



Dr. Srinivas Khairi





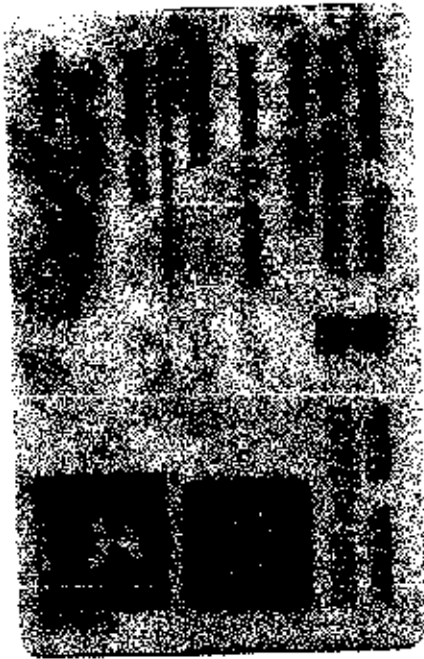


आयकर विभाग	भारत सरकार
INCOME TAX DEPARTMENT	GOVT OF INDIA
INDU GOENKA	
NAGISHWAR SULTANIA	
10/10/1978	
Permanent Account Number	
AHJPG5930F	
 Signature	

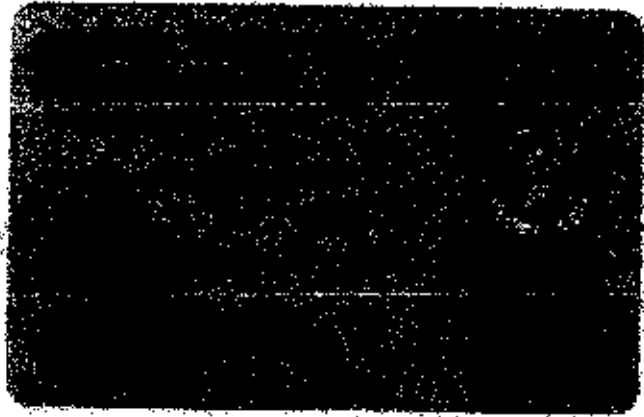
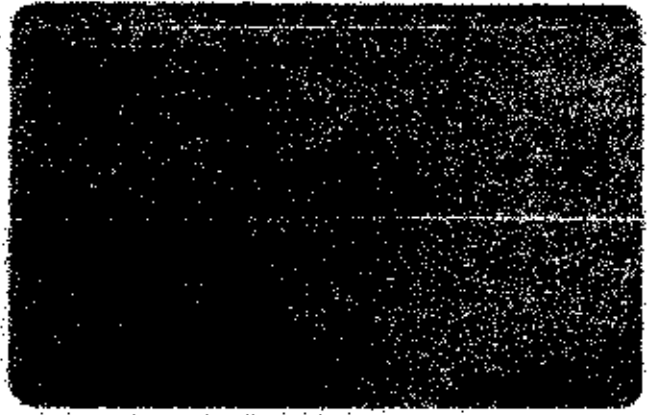
*Indu Goenka*



Richard Coeur de Lion









*Agueda Tabares*

**Government of India**



**ইন্ডু গোনকা**  
**Indu Goenka**  
 পিতা : নাগেশ্বর সুতাঙ্গিয়া  
**Father : Nagishwar Suttania**  
 জন্মতারিখ / DOB : 13/10/1978  
 লিঙ্গ / Female



**9111 5737 4055**

**আধার - সাধারণ মানুষের অধিকার**


Indu Goenka


**ভারতীয় পরিচয় পরিষদ**  
**Unique Identification Authority of India**


**ঠিকানা:**  
 ব্লু লটাস অ্যাপার্টমেন্ট, এজি 347,  
 কৃষ্ণপুর হানাপারা, রাজহাট  
 গোপালপুর (এন), উত্তর 24  
 পর্গানা, কৃষ্ণপুর, পশ্চিম বঙ্গ,  
 700102

**Address:**  
 BLUE LOTUS APARTMENT, AG  
 347, KRISHNAPUR HANAPARA,  
 Rajahat Gopalpur(M), North 24  
 Parganas, Krishnapur, West  
 Bengal, 700102

**9111 5737 4055**

  
 1800 300 1957

  
[help@uidai.gov.in](mailto:help@uidai.gov.in)

  
[www.uidai.gov.in](http://www.uidai.gov.in)



ভারত সরকার

Unique Identification Authority of India



ভালিকাভুক্তির আই ডি / Enrollment No.: 2169/71248/00674

To

অয়ুশ টেকরীওয়াল

Aayush Tekriwal

05/05/2017

S/O: Dwarika Prasad Tekriwal

227 LAKETOWN, BLOCK-B

South Dumdum (m)

Lake Town

North 24 Parganas North 24 Parganas

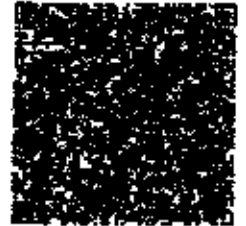
West Bengal 700089

9830137531

39897256



MD396972564FH



আপনার আধার সংখ্যা / Your Aadhaar No. :

**5321 5899 5808**

আমার আধার, আমার পরিচয়

*Aayush Tekriwal*

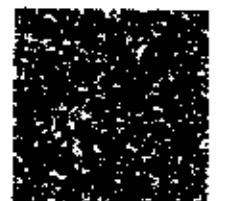


অয়ুশ টেকরীওয়াল

Aayush Tekriwal

জন্মতারিখ / DOB : 22/05/1991

পুরুষ / Male



**5321 5899 5808**

আমার আধার, আমার পরিচয়



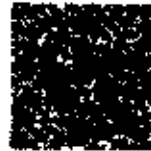
[Redacted text]



Suman Saraf

DOB: 16/04/1978

FEMALE



6048 7888 0915

**MEERA AADHAAR, MEERI PEHCHAN**



[Redacted text]

Address

W/O: Nirmla Kumar Saraf, 18,  
MUKTARAM BABU STREET, Barabazar,  
Kolkata,  
West Bengal - 700007



1947  
200 888 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,  
Bangalore-560 081



भारत सरकार  
Unique Identification Authority of India

Enrolment No.: 2189/69351/02338

To  
ANJU KHAITAN  
D/O Late Madan Lal Choudary  
689, BLOCK- A,  
LAKE TOWN  
LAKE TOWN, KOI KATA  
NEAR MANSI MANDIR  
Lake Town  
Lake Town  
North 24 Parganas, West Bengal - 700089  
9051273711

Download Date: 31/04/2017  
Generation Date: 24/02/2017

Signature valid



आपका आधार क्रमांक / Your Aadhaar No. :

4943 2452 1069

मेरा आधार, मेरी पहचान



ANJU KHAITAN  
Date of Birth/DOB: 01/04/1972  
Female/ FEMALE

4943 2452 1069

मेरा आधार, मेरी पहचान

सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



Address:  
D/O Late Madan Lal Choudary, 689,  
BLOCK- A, LAKE TOWN, NEAR  
MANSI MANDIR, LAKE TOWN,  
KOLKATA, Lake Town, North 24  
Parganas,  
West Bengal - 700089



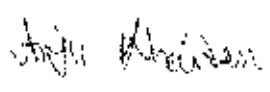

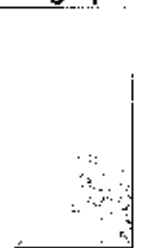
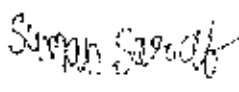
4943 2452 1069

Anju Khaitan



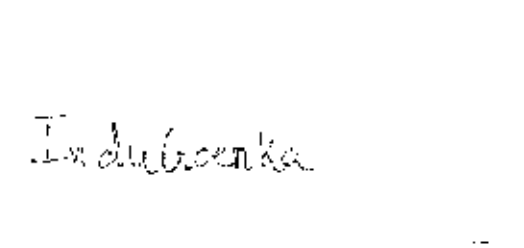


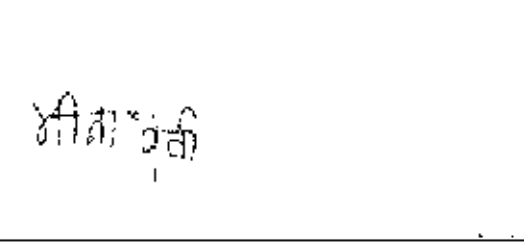
### Major Information of the Deed

Deed No :	IV-1903-02305/2018	Date of Registration	16/04/2018
Query No / Year	1903-1000052415/2018	Office where deed is registered	
Query Date	19/02/2018 12:14:54 PM	A.R.A. - III KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	U C Gayen 15/1, Sadhana Ausadhalaya Road, Thana : Lake Town, District : North 24-Parganas, WEST BENGAL, PIN - 700048, Mobile No. : 9865223585, Status : Advocate		
Transaction	Additional Transaction		
[4002] Power of Attorney, General Power of Attorney			
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			
	Name	Photo	Fingerprint	Signature
1	<b>Mrs Anju Khetan</b> Daugther of Late Shyam Sundar Khaitan Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office	 <small>19/02/2018</small>	 <small>LTI 19/02/2018</small>	 <small>19/02/2018</small>
689, Lake Town, P.O:- Lake Town, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: ALIPK4924E, Status :Individual, Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office				
2	<b>Mrs Suman Saraf, (Alias: Mrs Suman Goenka)</b> Wife of Mr Nirmal Saraf Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office	 <small>19/02/2018</small>	 <small>LTI 19/02/2018</small>	 <small>19/02/2018</small>
347, Hanapara, Krishna Apartment, P.O:- Krishnapur, P.S:- Baguiati, District:-North 24-Parganas, West Bengal, India, PIN - 700102 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.: AZXPS1426J, Status :Individual, Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office				


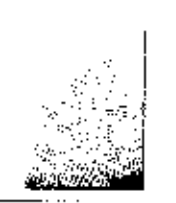
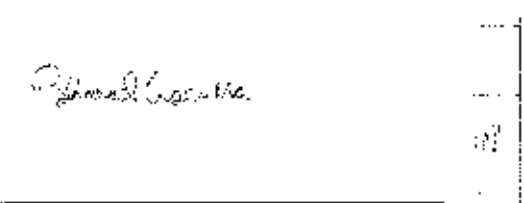

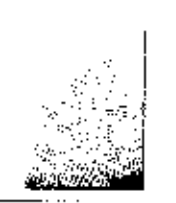
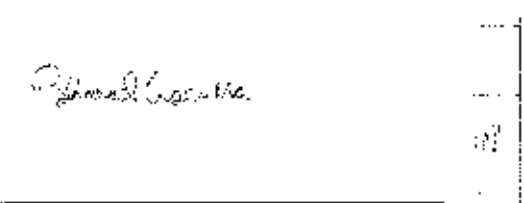

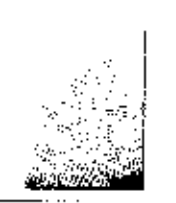
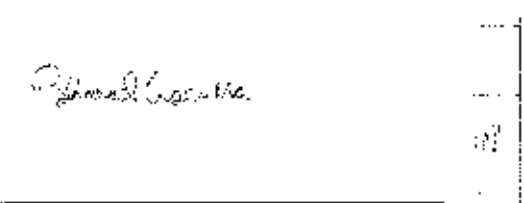
Major Information of the Deed :- IV-1903-02305/2018-16/04/2018

3	<b>Name</b> <b>Mrs Indu Goenka</b> Wife of Late Mukesh Kumar Goenka Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office	<b>Photo</b> 	<b>Fingerprint</b> 	<b>Signature</b> 
	19/02/2018	LTI	19/02/2018	
39, Bangur Avenue, P.O:- Bangur Avenue, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700055 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AHJPG5930F, Status :Individual, Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office				
4	<b>Name</b> <b>Mrs Meena Devi, (Alias: Mrs Munni Goenka)</b> Wife of Mr R K Chhapan Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office	<b>Photo</b> 	<b>Fingerprint</b> 	<b>Signature</b> 
	19/02/2018	LTI	19/02/2018	
689, Lake Town, P.O:- Lake Town, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: BHEPD9964L, Status :Individual, Executed by: Self, Date of Execution: 19/02/2018 , Admitted by: Self, Date of Admission: 19/02/2018 ,Place : Office				
5	<b>SHREESHAKTI DEALCOM PRIVATE LIMITED</b> 377, MARSHALL HOUSE 25, STAND RD, P.O:- G P O. P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001 , PAN No.:: AAKCS7872H, Status :Organization, Executed by: Representative, Executed by: Representative			

**Attorney Details :**



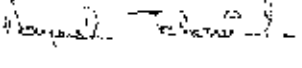
SI No	Name,Address,Photo,Finger print and Signature
1	<b>SHREE KRISHNA INFRA DEVELOPRES</b> P-253, LAKE TOWN, P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700089 , PAN No.:: ACNFS1258D, Status :Organization, Executed by: Representative

**Representative Details :**

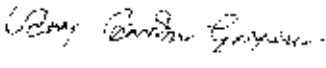
SI No	Name,Address,Photo,Finger print and Signature								
1	<table border="1"> <tr> <td> <b>Name</b>  <b>Mr Bharat Goenka</b>  Son of Mr Shankar Lal Goenka  Date of Execution - 19/02/2018, , Admitted by: Self, Date of Admission: 19/02/2018, Place of Admission of Execution: Office </td> <td> <b>Photo</b>   </td> <td> <b>Finger Print</b>   </td> <td> <b>Signature</b>   </td> </tr> <tr> <td></td> <td>Feb 19 2018 4:26PM</td> <td>LTI</td> <td>19/02/2018</td> </tr> </table>	<b>Name</b> <b>Mr Bharat Goenka</b> Son of Mr Shankar Lal Goenka Date of Execution - 19/02/2018, , Admitted by: Self, Date of Admission: 19/02/2018, Place of Admission of Execution: Office	<b>Photo</b> 	<b>Finger Print</b> 	<b>Signature</b> 		Feb 19 2018 4:26PM	LTI	19/02/2018
<b>Name</b> <b>Mr Bharat Goenka</b> Son of Mr Shankar Lal Goenka Date of Execution - 19/02/2018, , Admitted by: Self, Date of Admission: 19/02/2018, Place of Admission of Execution: Office	<b>Photo</b> 	<b>Finger Print</b> 	<b>Signature</b> 						
	Feb 19 2018 4:26PM	LTI	19/02/2018						

Major Information of the Deed :- IV-1903-02305/2018-16/04/2018

10 Swami Vivekananda Rd, P.O:- Motijheel, P.S:- Dum Dum, District:-North 24-Parganas, West Bengal, India, PIN - 700074, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: BASPG7458R Status : Representative, Representative of : SHREESHAKTI DEALCOM PRIVATE LIMITED (as DIRECTOR)

2	Name	Photo	Finger Print	Signature
	<b>Mr AAYUSH TEKRIWAL</b> (Presentant ) Son of Mr DWARIKA PRASAD TEKRIWAL Date of Execution - 19/02/2018, , Admitted by: Self, Date of Admission: 19/02/2018, Place of Admission of Execution: Office			
	Feb 19 2018 4:24PM	LTI 19/02/2018		19/02/2018
P-227, LAKE TOWN, P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700089, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.: ABXPT9559K Status : Representative, Representative of : SHREE KRISHNA INFRA DEVELOPRES (as PARTNER)				

**Identifier Details :**

Name & address
Mr UDAY CHANDRA GAYEN Son of Late BINAY CHANDRA GAYEN H C CAL, P.O:- G P O. P.S.- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001, Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India, , Identifier Of Mrs Anju Khetan, Mrs Suman Saraf, Mrs Indu Goenka, Mrs Meena Devi, Mr Bharat Goenka, Mr AAYUSH TEKRIWAL

19/02/2018

**Endorsement For Deed Number : IV - 190302305 / 2018**

**On 19-02-2018**

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

Presented for registration at 13:10 hrs on 19-02-2018, at the Office of the A.R.A. - III KOLKATA by Mr AAYUSH TEKRIWAL ..

Major Information of the Deed :- IV-1903-02305/2018-16/04/2018



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

Execution is admitted on 19/02/2018 by 1. Mrs Anju Khotan, Daughter of Late Shyam Sundar Khaitan, 689 Lake Town, P.O: Lake Town, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700048, by caste Hindu, by Profession Others. 2 Mrs Suman Saraf, Alias Mrs Suman Goenka, Wife of Mr Nirmal Saraf, 347, Hanapara Krishna Apartment, P.O: Krishnapur, Thana: Baguiati, . North 24-Parganas, WEST BENGAL, India, PIN - 700102, by caste Hindu, by Profession Others. 3. Mrs Indu Goenka, Wife of Late Mukesh Kumar Goenka, 39, Bangur Avenue, P.O: Bangur Avenue, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700055, by caste Hindu, by Profession Others. 4. Mrs Meena Devi, Alias Mrs Munni Goenka, Wife of Mr R K Chhapan, 689, Lake Town P.O: Lake Town, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700048, by caste Hindu, by Profession House wife

Indetified by Mr UDAY CHANDRA GAYEN, , Son of Late BINAY CHANDRA GAYEN, H C CAL, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

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

Execution is admitted on 19-02-2018 by Mr Bharat Goenka, DIRECTOR, SHREESHAKTI DEALCOM PRIVATE LIMITED, 377, MARSHALL HOUSE 25, STAND RD, P.O:- G P O, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001

Indetified by Mr UDAY CHANDRA GAYEN, , Son of Late BINAY CHANDRA GAYEN, H C CAL, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 19-02-2018 by Mr AAYUSH TEKRIWAL, PARTNER, SHREE KRISHNA INFRA DEVELOPRES, P-263, LAKE TOWN, P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700089

Indetified by Mr UDAY CHANDRA GAYEN, , Son of Late BINAY CHANDRA GAYEN, H C CAL, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

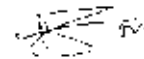
**Payment of Fees**

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 31154, Amount: Rs.100/-, Date of Purchase: 12/12/2017 Vendor name: Mousumi Ghosh

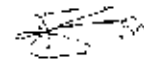


**Malay Kanti Das**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - III KOLKATA**  
**Kolkata, West Bengal**

On 16-04-2018

**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.



**Malay Kanti Das**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - III KOLKATA**  
**Kolkata, West Bengal**

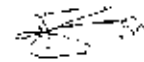
Major Information of the Deed :- IV-1903-02305/2018-16/04/2018

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On 16-04-2018

**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.



**Malay Kanti Das**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - III KOLKATA**  
**Kolkata, West Bengal**

Major Information of the Deed :- IV-1903-02305/2018-16/04/2018

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Certificate of Registration under section 60 and Rule 69.

Registered in Book - IV

Volume number 1903-2018, Page from 67924 to 67972

being No 190302305 for the year 2018.



Digitally signed by MALAY KANTI DAS  
Date: 2018.04.17 12:47:07 +05:30  
Reason: Digital Signing of Deed.

(Malay Kanti Das) 17-Apr-18 12:45:58 PM  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - III KOLKATA  
West Bengal.

(This document is digitally signed.)

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