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# DEVELOPMENT AGREEMENT

BETWEEN

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OWNERS : SRI MANISH PATITUNDA & ANOTHER

AND

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DEVELOPER : M/S. DREAMPARADISE PROPERTIES PVT. LTD.

DRAFTED BY :

Mr. Kalipada Charan,  
Advocate,  
Bar Association, Sealdah Court Complex,  
Second Floor, Room No. 201, Kolkata - 700 014.

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12/15 I-22265/15  
भारतीय गैर न्यायिक

पचास  
रुपये

FIFTY  
RUPEES

रु.50

Rs.50



INDIA

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

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Handwritten notes and signatures in the left margin.

Certified that the document is entitled to registration. The Signature Sheet and Acknowledgement Slips Attached to the document are the part of the document.

Additional District Sub-Registrar  
Canning, West Bengal, 74-Pop. (2011)

18 DEC 2015

**DEVELOPMENT AGREEMENT**

THIS DEVELOPMENT AGREEMENT is made on this 17<sup>th</sup> day of December, Two Thousand Fifteen (2015).

**BETWEEN**

24018

Krishna Charn  
Masgane  
Saidah Corner Complex  
Bldg Association, 2nd Floor  
Bldg No-201, Kalya-200 014

No. 10  
Kolkata Chamber of  
11, Hotel Cactus Bldg.  
Kolkata-1  
Date: 10 DEC 2015  
Kalya No. 1, 2  
Licensed Survey  
Vardh.

Uma Khan.

10 DEC 2015



6268. 12/15

DREAM PARADISE PROPERTIES PVT. LTD

Uma Khan.  
Director



6269 20

Kavish Pattidar



6270 20

Shyamal Mallik

Debari Das -  
Law Clerk  
9/1st Floor, Hanide Chandra Das.  
51/B, A. P. C. Road  
2.0 - Garden Street  
2.2 - Baitolla  
Kolkata - 700 606



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SRI MANISH PATTUNDA (having Pan AGMPT0460F), son of Sri Nrisishkesh Pattunda, by faith - Hindu, by nationality - Indian, by occupation - Business, residing at Premises No. 3, Khalishakota Pally, Post Office - Birati, Police Station - Dum Dum, Kolkata - 700 051, District - North 24 Parganas and (2) SRI RIYAMAL MALLICK (having Pan AJKPM3305P), son of Late Lalshmi Kanta Mallick, by faith - Hindu, by nationality - Indian, by occupation - Business, residing at Premises No. 3, Khalishakota Pally, Post Office - Birati, Police Station - Dum Dum, Kolkata - 700 051, District - North 24 Parganas, hereinafter jointly called and referred to as the "OWNERS" (which term or expression shall unless otherwise excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, executors, administrators, representatives and assigns) of the ONE PART

A. R. E.

M/S. DREAMPARADISE PROPERTIES PVT. LTD. (having Pan AAFCD0790C), a Company incorporated under the Companies Act, 1956, having its office at Premises No. 2/5/1, Anantadeb Mukherjee Lane, Post Office & Police Station - Shibpur, District - Howrah, Pin - 711 102 and branch office at Premises No. 81, Gola Ghata Road, Post Office - Sreebhumi, Police Station - Lake Town, Kolkata - 700 048, District-North 24 Parganas, being represented by its Director namely SMT. UMA KHAN (having Pan BHRPK6795D), daughter of Sri Prasad Chandra Khan, by faith - Hindu, by nationality - Indian, by occupation - Business, residing at Premises No. 2/5/1, Anantadeb Mukherjee Lane, Post Office & Police Station - Shibpur, District - Howrah, Pin - 711 102, hereinafter called and referred to as the "DEVELOPER" (which term or expression shall unless otherwise excluded by or repugnant to the subject or context be deemed to mean and include its successors-in-office and assigns) of the OTHER PART.

WHEREAS one Karim Box Mondal, Fahim Box Mondal and Rehat Box Mondal, all sons of Badaa Mondal were the recorded Owners according to R.S. record of rights vide R.S. Khatian Nos. 627 & 766 in respect of the land in R.S. Dag Nos. 1891 & 1890 respectively and they had been absolutely seized and possessed of the same peacefully free from all encumbrances by paying rents and taxes regularly before the concerned authority from time to time.

AND WHEREAS while being in peaceful joint possession over the aforesaid Property the said Karim Box Mondal, Fahim Box Mondal and Rehat Box Mondal jointly sold, transferred, conveyed, assigned and assured for the consideration therein mentioned ALL THAT piece or parcel of a plot of land containing by estimation an area of 40



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Cachibora Dum-Dum 26, Post 18

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... be the same a little more or less out of 53 Decimals comprised in R.S. Dag  
1891 under Sabek Khatian No. 625 corresponding to R.S. Khatian No. 627 and ALL  
THAT piece or parcel of a plot of land containing by estimation an area of 10 Decimals  
be the same a little more or less comprised in R.S. Dag No. 1890 under Sabek Khatian  
No. 757 Ka corresponding to R.S. Khatian No. 766 i.e. in total land measuring 50  
Decimals lying situate at Mouza - Sultanpur, J.L. No. 10, R.S. No. 148, Touz No. 173,  
Pargana - Kalkata under the Police Station of Dum Dum unto and in favour of the  
Khalishakata People Co-Operative Urban Multipurpose Society Limited by virtue of a  
Deed of Sale duly registered on 16.05.1961 at the office of the Sub-Registrar at  
Cossipore Dum Dum in Book No. 1, Volume No. 27, Pages 230 to 233, Being No. 3995  
for the year 1961 and deliver the peaceful possession over the same.

AND WHEREAS while being in peaceful possession over the aforesaid purchase  
Property the said Khalishakata People Co-Operative Urban Multipurpose Society  
Limited divided the aforesaid total Property into several small Plots of land for  
distribution amongst their Members and accordingly the said Society sold, transferred,  
conveyed, assigned and assured for the consideration therein mentioned ALL THAT  
piece or parcel of a plot of land containing by estimation an area of 05 Cottaha 02  
Chittacks 32 Sq.ft. be the same a little more or less out of 40 Decimals out of 50  
Decimals comprised in R.S. Dag No. 1891 under Sabek Khatian No. 625 corresponding  
to R.S. Khatian No. 627 and 01 Cottah 09 Chittacks be the same a little more or less  
out of 10 Decimals comprised in R.S. Dag No. 1890 under Sabek Khatian No. 757 Ka  
corresponding to R.S. Khatian No. 766 i.e. in total land measuring 06 Cottaha 11  
Chittacks 32 Sq.ft. be the same a little more or less lying situated at Mouza -  
Sultanpur, J.L. 10, R.S. No. 148, Touz No. 173, Pargana - Kalkata under the Police  
Station of Dum Dum in the District of North 24-Parganas in favour of Sri Subodh  
Dasgupta alias Subodh Kumar Dasgupta by virtue of a Deed of Sale duly registered on  
27.06.1961 in the office of the Sub-Registrar at Cossipore Dum Dum in Book No. 1,  
Volume No. 1, Pages 121 to 124, Being No. 5359 for the year 1961 and delivered the  
peaceful possession over the same.

AND WHEREAS while being in peaceful possession over the aforesaid Property the said  
Sri Subodh Dasgupta alias Subodh Kumar Dasgupta died intestate on 21.09.1984  
leaving behind his wife Smt. Gouri Dasgupta, two sons namely Sri Amit Kumar  
Dasgupta & Sri Sumit Kumar Dasgupta and only married daughter Smt. Krishna  
Gupta (Dasgupta) as his only legal heirs and successors and thereafter they jointly  
inherited the aforesaid property to the extent of undivided 1/4<sup>th</sup> share each in



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... in accordance with the Hindu Succession Act, 1956 and jointly seized and possessed of the same as its absolute Owners.

AND WHEREAS the aforesaid legal heirs and successors of Late Subodh Dasgupta alias Subodh Kumar Dasgupta namely Smt. Gouri Dasgupta and others jointly mutated their names in the records of the North Dum Dum Municipality under Ward No. 19 being Holding No. 60 (108) of 3 No. K.K. Pally, Birati, Kolkata - 700 051 under the Police Station of Dum Dum in respect of the aforesaid land containing by estimation an area of 06 Cottahs 11 Chittacks 32 Sq.ft. more or less and absolutely seized and possessed the same as its absolute Owners by paying rents and taxes regularly before the concerned authority from time to time.

AND WHEREAS while being in peaceful joint possession over the aforesaid Property the said Gouri Dasgupta died intestate on 28.01.2001 leaving behind her two sons and only married daughter namely the said Sri Amit Kumar Dasgupta, Sri Sumit Kumar Dasgupta and Smt. Krishna Gupta (Dasgupta) as her only legal heirs and successors and thereafter they jointly inherited the aforesaid undivided 1/4<sup>th</sup> share left by her out of the aforesaid property in accordance with the Hindu Succession Act, 1956 and jointly seized and possessed the same.

AND WHEREAS by virtue of inheritance from their parents the said Sri Amit Kumar Dasgupta, Sri Sumit Kumar Dasgupta and Smt. Krishna Gupta (Dasgupta) became the joint Owners of the aforesaid total property i.e. All THAT piece or parcel of land containing by estimation an area of 05 Cottahs 02 Chittacks 32 Sq.ft. be the same a little more or less out of 40 Decimals out of 53 Decimals comprised in R.S. Dag No. 1891 under Sabek Khatian No. 625 corresponding to R.S. Khatian No. 627 and 01 Cottah 09 Chittacks be the same a little more or less out of 10 Decimals comprised in R.S. Dag No. 1890 under Sabek Khatian No. 757.Ka corresponding to R.S. Khatian No. 766 i.e. in total land measuring 06 Cottahs 11 Chittacks 32 Sq.ft. be the same a little more or less lying situate at Mouza - Baitanpur, J.L. 10, R.S. No. 148, Touzi No. 173, Pargana - Kolkata under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Holding No. 60 (108) of 3 No. K.K. Pally, Birati, Kolkata - 700 051 in the District of North 24-Parganas and each of them became the Owner of undivided 1/3<sup>rd</sup> share out of the aforesaid Property.

AND WHEREAS while being in peaceful joint possession over the aforesaid Property the said Amit Kumar Dasgupta died intestate on 21.04.2012 leaving behind his surviving





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Smt. Surama Dasgupta, only married daughter Smt. Nandini Sarker (Dasgupta) as only legal heirs and successors and thereafter they jointly inherited the aforesaid 1/3<sup>rd</sup> share left by him out of the aforesaid property in accordance with the Hindu Succession Act, 1956 and jointly seized and possessed of the same.

**AND WHEREAS** the said Sri Sumit Kumar Dasgupta being the Owner of undivided 1/3<sup>rd</sup> share out of the aforesaid total property gifted the same in favour of his sister namely Smt. Krishna Gupta (Dasgupta) by virtue of a Deed of Gift dated 25.09.2013 duly registered in the office of the Additional District Sub-Registrar at Cossipore Dum Dum in Book No. 1, C.D. Volume No. 27, Pages 6239 to 6253, Being No. 11260 for the year 2013 and delivered the peaceful possession over the same.

**AND WHEREAS** by virtue of the aforesaid inheritance from her parents and also by virtue of aforesaid Gift Deed, the said Smt. Krishna Gupta (Dasgupta) became the sole and absolute Owner of undivided 2/3<sup>rd</sup> share out of the said total land measuring 06 Cottahs 11 Chittacks 32 Sq.ft. be the same a little more or less lying situate at Mouza - Sultanpur, J.L. 10, R.S. No. 148, Touzi No. 173, Pargana - Kolkata comprised in R.S. Dag Nos. 1891 & 1890 under Sabek Khatian Nos. 625 & 757 Ka corresponding to R.S. Khatian Nos. 627 & 766 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Holding No. 60 (108) of 3 No. K.K. Pally, Birati, Kolkata - 700 051 in the District of North 24-Parganas and since then had been enjoying the same.

**AND WHEREAS** according to the aforesaid inheritance the said Smt. Surama Dasgupta and Smt. Nandini Sarker (Dasgupta) became the joint absolute owners of undivided 1/3<sup>rd</sup> share out of the said total land measuring 06 Cottahs 11 Chittacks 32 Sq.ft. be the same a little more or less lying situate at Mouza - Sultanpur, J.L. 10, R.S. No. 148, Touzi No. 173, Pargana - Kolkata comprised in R.S. Dag Nos. 1891 & 1890 under Sabek Khatian Nos. 625 & 757 Ka corresponding to R.S. Khatian Nos. 627 & 766 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Holding No. 60 (108) of 3 No. K.K. Pally, Birati, Kolkata - 700 051 in the District of North 24-Parganas and since then had been enjoying the same.

**AND WHEREAS** by virtue of a Deed of Conveyance dated 25<sup>th</sup> day of April, 2014 duly registered in the office of the District Sub-Registrar - 1, North 24-Parganas at Barasat in Book No. 1, CD Volume No. 17, Pages 1555 to 1574, Being No. 03111 for the year 2014, the said Smt. Krishna Gupta (Dasgupta), Smt. Surama Dasgupta and Smt.



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... and Barik (Designate) indefeasibly sold, transferred, conveyed, assigned and assured for the consideration therein mentioned ALL THAT piece or parcel of a plot of soil land at present basis containing by estimation an area of 01 Cottah 09 Chittacks be the same a little more or less together with R.T. shed structure thereon out of 10 Decimals including all easement rights and appurtenances thereto comprised in R.S. Dag No. 1890 under Babek Khatian No. 757 Ka corresponding to R.S. Khatian No. 766 lying situats at Mouza - Sultanpur, J.L. 10, R.S. No. 148, Touzi No. 173, Pargana - Kolkata under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Holding No. 60 (108) of 3 No. K.K. Pally, Birati, Kolkata - 700 051 in the District of North 24-Parganas particularly mentioned and described in the Schedule thereunder written through their constituted Attorney Sri Samiran Ghosh, son of Late Dilip Kumar Ghosh empowered and authorized by virtue of a General Power of Attorney dated 14.03.2014 duly registered in the office of the District Sub-Registrar, North 24 Parganas at Barasat in Book No.IV, C.D. Volume No.1, Pages 2981 to 2998, Being No.00252 for the year 2014 unto and in favour of the Owner No. 1 herein Sri Manish Patitunda free from all encumbrances whatsoever.

AND WHEREAS by virtue of an another Deed of Kobals dated 15<sup>th</sup> May, 2014 corresponding to 31<sup>st</sup> Balask, 1421 B.S. duly registered in the office of the District Sub-Registrar-1, North 24-Parganas at Barasat in Book No. I, CD Volume No. 19, Pages 2492 to 2504, Being No. 03534 for the year 2014, one Sri Sunil Kumar Saha, son of Late Sarat Chandra Saha indefeasibly sold, transferred, conveyed, assigned and assured for the consideration therein mentioned ALL THAT piece or parcel of a plot of soil land containing by estimation an area of 02 Cottahs 09 Chittacks be the same a little more or less being the Northern portion of his purchased land measuring 04 Cottahs 11 Chittacks including all easement rights and appurtenances thereto lying situats at Mouza - Sultanpur, J.L. 10, R.S. No. 148, Touzi No. 173, Pargana - Kolkata comprised in R.S. Dag No. 1890 under Babek Khatian No. 766 corresponding to R.S. Khatian No. 2225 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being a portion of Holding No. 224, K. K. Pally No. 4, Birati, Kolkata - 700 051 in the District of North 24-Parganas particularly mentioned and described in the Schedule thereunder written and more clearly delineated with Red border line in the Sketch, Map or Plan annexed thereto unto and in favour of the Owners herein Sri Manish Patitunda and Sri Shyamal Mallick free from all encumbrances whatsoever.



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Bangalore District 24 Pige (R)

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WHEREAS by virtue of another Dard of Kohala dated 15<sup>th</sup> May, 2014 corresponding to 31<sup>st</sup> Buzak, 1421 B.S. duly registered in the office of the District Sub-Registrar - I, North 24-Parganas at Baranai in Book No. 1, CD Volume No. 19, Pages 2531 to 2543, Being No. 03537 for the year 2014, the said Sri Bushil Kumar Saha, son of Late Sarat Chandra Saha indefeasibly sold, transferred, conveyed, assigned and assured for the consideration therein mentioned ALL THAT piece or parcel of a plot of soil land containing by estimation an area of 02 Cottaha 02 Chittacks be the same a little more or less being the Southern portion of his purchased land measuring 04 Cottaha 11 Chittacks including all easement rights and appurtenances thereto lying situate at Mouza - Sultanpur, J.L. 10, K.S. No. 148, Touzi No. 173, Pargana - Kolikata comprised in R.S. Dag No. 1890 under Sabek Khatian No. 766 corresponding to R.S. Khatian Nos. 2225 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being the rest portion of the said Holding No. 224, K. K. Pally No. 4, Birati, Kolikata - 700 051 in the District of North 24-Parganas particularly mentioned and described in the Schedule thereunder written and more clearly delineated with Red border line in the Sketch Map or Plan annexed thereto unto and in favour of the Owners herein the said Sri Manish Patitunda and Sri Shyamal Mallick free from all encumbrances whatsoever.

AND WHEREAS thus by virtue of the said three separate Deeds the Owners herein became the absolute Owners to the extent of undivided respective share each and jointly seized and possessed of and / or otherwise well and sufficiently entitled to ALL THAT piece or parcel of the said land hereditaments and premises containing by estimation a total area of 06 Cottaha 04 Chittacks be the same a little more or less together with structure thereon including all easement rights and appurtenances thereto lying situate at Mouza - Sultanpur, J.L. 10, K.S. No. 148, Touzi No. 173, Pargana - Kolikata comprised in R.S. Dag Nos. 1890 under Sabek Khatian Nos. 757 Ka & 766 corresponding to R.S. Khatian Nos. 766 & 2225 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Holding Nos. 60 (106) of 3 No. K. K. Pally and 224, K. K. Pally No. 4, Birati, Kolikata - 700 051 in the District of North 24-Parganas particularly mentioned and described in the First Schedule hereunder written and hereinafter referred to as the "SAID PROPERTY" free from all encumbrances whatsoever and after purchase of the said land the Owners herein mutated their names in respect thereof in the records of the North Dum Dum Municipality being Municipal Holding Nos. 60/1, K.K. Pally No.3, 224/7, K.K. Pally No.4 & 224/8, K.K. Pally No.4 under I.D. Nos. 71522, 71520 & 71521 respectively.



संशोधन निदेशिका  
संशोधन निदेशिका 21 पृष्ठ (2)

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AND WHEREAS the Developer has requested the Owners to allow it to develop the said Property particularly mentioned and described in the First Schedule hereunder written and the Owners herein jointly have agreed to the said proposal to develop the said Property through the said Developer by constructing a (G+4) storied building on and upon the said Property consisting of dwelling flats, units, shops, car parking spaces and other areas on ownership basis in accordance with the plan as may be sanctioned by the North Dum Dum Municipality on the terms and conditions hereinafter appearing.

AND WHEREAS on relying upon the representations of the Owners, the Developer has satisfied itself about the right, title and interest of the Owners in the said Property and the technical feasibility of the construction of the proposed said building on ownership basis and all other related matters

NOW IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS :

1. The Owners do and each of them doth hereby entrust, handover and give licence to the Developer to enter into the said Property, develop and construct the said building thereon containing dwelling flats, units, shops, car parking spaces and other areas in accordance with the plan to be sanctioned by the North Dum Dum Municipality and as per specifications morefully mentioned in the Fourth Schedule hereunder written and for any sort of deviation to the sanctioned building plan in raising construction of the said proposed building the Developer will be solely responsible for any action if taken by the Municipal Authority for deviation in the building plan.
2. The Developer hereby agrees to develop and / or cease to be developed the said Property by constructing of the said proposed building containing dwelling flats, units, shops, car parking spaces and other areas in accordance with the plan and specifications, rules and regulations in relation thereto with the approval and / or sanction of the concerned authorities and at its own costs, expenses and arranging its own finance and at its own risk and responsibility and the building plan will also be prepared and approved and / or sanctioned plan will be obtained by the Developer at its own costs and expenses.





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This Agreement will commence or will be deemed to have commenced on and with effect from the date of execution of these presents.

4. In consideration of the Owners having agreed to entrust, giving license to the Developer to enter and to develop the said Property and to construct the said proposed building thereon having dwelling flats, units, shops, car parking spaces and other areas at its own costs and conferring on it the rights, powers, privileges and benefits mentioned herein, the Developer doth hereby agree to allocate the Owners ALL THAT piece or parcel of an area of 5800 sq. ft. more or less inclusive of 30% super built up area plus other amenities of the proposed building out of which two self contained residential Flats will be allocated to the Owners on the First Floor of the said building together with the undivided impartible proportionate share of land including all other common service areas, amenities and facilities to be appended thereto the said proposed building particularly mentioned and described in the Second Schedule hereunder written.
5. The Owners do and each of them doth hereby agree to sell the undivided share of the said land in proportionate to the Developer's Allocation to the Developer and / or its nominee or nominees in proportionate to the super built up area to be purchased by the Developer and / or its nominee or nominees as may be required by the Developer.
6. The Developer will be entitled to keep in possession the original Title Deed or Deeds or Documents of the said Property and will be entitled to take delivery of the same in original on accountable receipt till the completion of the proposed building and / or selling its allocation to its nominee or nominees and it is mentioned herewith that the said original Title Deed or Deeds or Documents in respect of the said Property will be handed over unto and in favour of the Owner's Association after its formation.
7. The Owners are seized and possessed of and / or otherwise well and sufficiently entitled to ALL THAT piece or parcel of the said Property mentioned and described in the First Schedule hereunder written free from all encumbrances and the Owners declare that they have not agreed, committed to or contracted or entered into any Agreement for Sale, Lease or otherwise of the said Property or any other part thereof to any person other than the Developer.



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and would keep the said Property free from all encumbrances during subsistence of this Agreement.

8. The Owners further declare that they have not done any act, thing, deed or matter whereby or by reason whereof the development of the said Property and / or construction of the said building thereon may be affected or prevented in any manner whatsoever and that they undertake to remove all impediment to the implementation of these presents.
9. The Owners declare that they do not have any knowledge whatsoever of receiving notices from the Government, Local Authorities, Municipal Authority or any other authorities affecting the said Property or imposing any restriction on the development of the said Property in the manner proposed herein.
10. The Owners do and each of them doth hereby agree, covenant and undertake not to cause any interference by themselves or through others in the development of the said Property or in the construction of the said building on the said Property by the Developer or through its agents or do anything, deed or act preventing the Developer from disposing of, selling of, assigning or transferring of any portion of the Developer's Allocation of the said building or to deal with the said Developer's Allocation in any manner whatsoever.
11. The Owners do and each of them doth hereby give licence and permission to the Developer to enter upon the said Property with full right and authority with men and materials to commence, carry on and complete the development and construction thereon of the said building in accordance with the permission herein mentioned.
12. The owners will hand over the said Property particularly mentioned and described in the First Schedule hereunder written unto and in favour of the Developer herein immediately after sanctioning of the building plan from the North Dum Dum Municipality and the Developer after the demolition of the existing building will be entitled to appropriate the rubbish and debris thereof, if any.
13. The Owners shall however on request by the Developer sign and execute from time to time the applications, plan and other documents necessary in relation to



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the said development and construction and the costs and expenses thereof would be borne by the Developer.

14. The development of the said Property by constructing of the said building containing dwelling flats, units, shops, car parking spaces and other areas shall commence forthwith with all earnestness in accordance with the specifications, plans, schemes and approvals of the competent authorities, rules, regulations and bye laws of the authorities applicable at the costs, risk and responsibility of the Developer, the Owners shall have no responsibility in respect thereof in any manner whatsoever.
15. In constructing the said building and providing dwelling flats, units, shops, car parking spaces and other areas the Developer will install in the said building at its own costs pump-operated deep tube well, water storage tank, overhead reservoir, electrical installations including electric service line, electrical wirings, water pipes and all other facilities and amenities attendant to dwelling flats, units, shops, car parking spaces and other areas as required to be provided in such building to make the dwelling flats, units, shops, car parking spaces and other areas for comfortable habitation.
16. The Developer will be entitled to carry out at its own costs, charges and expenses in all respects all or any items of work for development of the said Property including laying of drainages, cables, water pipes and other connections and lightening of roads and other items as per the terms and conditions imposed by the North Dum Dum Municipality while sanctioning the layout scheme and the said plan and also other items of works as may be required to carry out for the purpose of developing the said Property fit for construction of building and structure therein and all finances for completion of the said items of work shall be provided and borne and paid by the Developer alone and the Owners do and each of them doth hereby agree to render all assistance and co-operation that may be required by the Developer from time to time to carry out the development work in respect of the said Property and construction and completion of building and structure thereon in accordance with the terms and conditions as may be stipulated by the concerned authorities and in respect of any other matters relating to or arising therefrom provided that the Owners will not be liable to incur any financial obligations in that behalf.



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17. The Developer declares that it has not made any searches and enquiries relating to the title of the Owners in the said Property but relying only on the representations of the Owners, the Developer has called itself that the said Property is free from all encumbrances or restrictions and that it is suitable for construction of the said building and the laws applicable thereto permit the sale of flats and other areas and to carry out the purposes and object of these presents.
18. The Developer will carry out the work of development of the said Property at its own costs and expenses in skillful manner with all precautionary safety measures without causing any damage, injury or other mischief to any other building or loss of life or limb of the people residing at the locality and the Developer will remain fully liable for all its acts, deeds, things and errors in judgement on that account.
19. The Developer doth hereby undertake to erect, construct and complete the Owners' Allocation in all respects with all amenities and facilities and to make over peaceful possession of the Owners' Allocation to the Owners immediately after the construction of the proposed said building which are to be built and completed at the costs and expenses of the Developer together with the ownership of common areas, facilities and equipments to be provided in the completed building to be enjoyed jointly with the other co-occupiers of the said building including the various easement rights and appurtenants therein fully and particularly described in the Second Schedule hereunder written. The said Owners' Allocation must have to be delivered to the Owners in complete state within 3 (Three) years from the date of execution of this Development Agreement.
20. The Developer will not violate or contravene in any of the provisions or the rules applicable for construction of the said building and not to do any act, deed or thing whereby the Owners are prevented from enjoying, selling, assigning and disposing of the Owners' Allocation in the said building.
21. The Developer will not create any possessory right over the said land on which the said proposed building to be constructed and / or cause to be constructed and transfer the same within the meaning of Transfer of Property Act as the provisions laid down therein and the Developer will not be entitled to use the





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said land for any other purpose save and except the proposed construction of the said building and entitled to sell the same as per Developer's Allocation mentioned hereunder. The Developer will be responsible to the Taxing Authority and other Govt. Authority for the moneys as would be received by the Developer upon disposal of the allotted portion of the Developer in the said building and upon such moneys the Owners shall have no financial liabilities to the aforementioned Authorities.

22. All applications, plans, papers and other documents as may be required by the Developer for the purpose of obtaining necessary sanction from the appropriate authorities shall be prepared and submitted by the Developer on behalf of and in the name of the Owners at its own cost and expenses and the Owners will sign all such applications, plan and other necessary papers as may be required by the Developer.
23. The Developer will abide by all laws, bye-laws, rules and regulations of the Government, Local Bodies and will attend to answer and be responsible for any deviation, violation and / or breach of any of the said laws, bye laws, rules and regulations and will keep the Owners save and harmless in this regard.
24. The Developer will be entitled to advertise in its own name about the said development of the said property and proposed sale of flats, units, shops, car parking spaces and other areas in the said building to be constructed and to put Advertisement Board on the said Property.
25. After sanctioning of the Building Plan from the North Dum Dum Municipality the Developer will be entitled to sell the flats, units, shops, car parking spaces and other areas in the said building to be constructed so far as they related to the Developer's Allocation and to enter into any package or arrangement in relation Garrets at its sole discretion.
26. The Developer will bear all Municipal fees including Architect's fees, charges and expenses required to be paid and deposited for exploitation of the said land provided however that the Developer will also be exclusively entitled to all refunds of any or all payments and / or deposits made by it.
27. The Developer will have the right to deal with its allocation in the said building in the manner contained herein including the right to enter into any agreement



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for sale and / or let out and / or lease or otherwise any space in the said building pertaining to the Developer's Allocation.

28. The Developer will be entitled at its discretion to engage, retain, appoint and employ such masons, architects, engineers contractors, managers, supervisors, darwan and other employees for the purpose of carrying out the work of development of the said Property.
29. The Developer will be entitled from time to time to obtain necessary modification and / or rectification of the plan to be sanctioned from the North Dum Dum Municipality and / or other appropriate Government authorities for the purpose of completion of the development work and / or construction of the said building on and upon the said Property.
30. The Developer will have every right to sell and / or allot the flats, units, shops, car parking spaces and other areas including the proportionate share in all common areas and land underneath the said building to any intending Purchaser or Purchasers save and except the Owners Allocation at such price and on such terms, conditions and provisions as the Developer may think fit with the right to enter into Agreement for Sale or otherwise of its allocation as Developer's Allocation and will have the right to appropriate all the sale proceeds against its cost of construction.
31. The Developer covenants and agrees to complete the development and construction of the said building with all amenities and facilities to be appended therein and thereon within 3 (three) years from the date of execution of this Development Agreement.
32. Notwithstanding anything contained in these presents the Developer doth hereby undertake to keep the Owners harmless and indemnified against all losses, claims, damages, costs, charges and expenses that may be made, incurred or suffered by the Owners in relation to the said Property construction of new building and in relation thereto or for any breach of any contract by the Developer or violation of any permissions, rules, regulations or bye laws or arising out of any accident or otherwise.
33. The Developer doth hereby further undertake to keep the Owners harmless and indemnified against all acts, suits, costs, charges, proceedings and against Third Party claims that may arise out of Developer's Allocation with regard to the



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development of the said Property and / or in the matter of construction of the building and / or for any defect therein and / or any accident or mishap in the course of construction.

34. If any additional floor be constructed in future on the roof of the said proposed (G+4) storied building then the owners will be entitled to get 30% of the constructed area of the said Additional Floor.
35. The Owners will at the cost of and request of the Developer execute a Development Power of Attorney in favour of the Developer and / or its nominee or nominees giving it or them all necessary powers required to carry out the work of development and completion of the project herein and to sell out the Developer's Allocation or any part or parts thereof and to do and perform all other acts, deeds and things in that regard in terms of this Development Agreement.
36. On or before obtaining the Completion Certificate of the new building at the cost of the Developer, the Developer will give notice in writing to the Owners when the Owners shall be at liberty to take possession of the Owners' Allocation and so and from the date mentioned in the notice for taking possession the Owners will be responsible to pay all rates, taxes, service charges and other outgoings in respect of the common facilities in the said building proportionate to the Owners' Allocation, provided that any additional insurance premium, costs or expenses by way of maintenance for any particular use or for any portion within the Owners' Allocation shall be paid by the Owners proportionately.
37. In accordance with the plan as may be sanctioned by the North Dum Dum Municipality the Developer will develop the said Property and will allot to the owners 5800 Sq.ft. more or less inclusive of super built up area plus other amenities of the proposed building save and except the entire First Floor to be completed in all respects together with undivided impartible proportionate share or interest in all common service areas, amenities and facilities to be appended in the said proposed building as Owners' Allocation in lieu of Owners cost of land which is more particularly mentioned and described in the Second Schedule hereunder written.
38. After allotment the said Owners' Allocation, the Owners will be entitled to hold, occupy, possess and enjoy the same as the absolute Owners thereof.



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39. After allotting the Owners' Allocation to the Owners, the Developer will be entitled to remaining constructed area comprising of the flats and / or units, shops, car parking spaces and other areas in the said building as to be constructed including undivided proportionate share or interest in the land or ground underneath and roof and all the common service areas, amenities and facilities to be attached to the said proposed building in and upon the said land at the said Property against its cost of construction.
40. The Developer will have every right to hold, occupy, possess and enjoy the said Developer's Allocation as the absolute Owners thereof having full right to deal with and / or dispose of the same in any manner to any intending Purchaser or Purchasers or any other person or persons with a right to appropriate the entire amount of consideration arising out thereof without raising any objection, obstruction, interruption and claim and demand in that regard on behalf of the Owners.
41. All agreements, Deeds of Conveyance as may be required for sale of flats, units, shops, car parking spaces and other areas comprised within the Developer's Allocation will be prepared by the Developer's Advocate and the fees of such Advocate will be attributable and payable by each of the prospective Purchasers of the said building pertaining to the Developer's Allocation.
42. The Developer have every right to amalgamate the said Property to any other adjoining property for construction of the Housing Complex thereon at its sole discretion, if necessary.
43. This Agreement will not be treated as a Partnership between the Owners and the Developer or an Agreement for Sale of the said Property or any part thereof by the Owners to the Developer. The Developer is given the right only to develop the said property as aforesaid.
44. It is declared and agreed that these presents will not be constructed as a conveyance or demise or transfer or any right or title or interest in the said property to the Developer excepting the right to develop and / or construct building on and upon the said property at its own costs and expenses and on completion of the same to sell the allocation particularly mentioned in the Third Schedule hereunder written to the intending Purchaser or Purchasers and these





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presents will be treated only as a licence in favour of the Developer to do all acts, deeds and things expressly provided herein and contained in the Development Power of Attorney.

45. The Owners and the Developer, their respective assignees or nominees will not be entitled to claim partition by metes and bounds on any future date relating to their respective allocation.
46. A scheme will be framed by the Parties herein for the management and administration of the new building including the portions in common use and sharing the expenses of management, administration and maintenance of amenities in the said building including the user thereof and such scheme and any rules and regulations framed under the scheme will be binding on the occupiers of the new building.
47. This Agreement and the clauses herein are subject to force majeure which mean and include earth quake, flood, riot, water, storm, tempest, civil commotion, war, strike or any other act beyond the control of the Parties herein at the duration whereof the obligations of the Parties herein shall remain suspended.
48. That the Developer hereby authorized and empowered to get respective Mutation Certificate from the North Dum Dum Municipality and concerned B.L. & L.R. Office in the name of the Owners herein at its own costs and expenses.
49. It is agreed by and between the Parties that all disputes and differences arising out of this Agreement or touching the development, construction of new building and in relation thereto shall be referred to the sole Arbitrator to be appointed jointly by the Parties within the meaning of the Arbitration and Conciliation Act, 1996 and whose decision will be final and binding upon the Parties herein.
50. Either of the Parties herein committing any breach of these presents or any of the terms hereof or unduly delays performance of their obligations herein shall be liable to pay compensation to the Party aggrieved.

**THE FIRST SCHEDULE ABOVE REFERRED TO**  
**(THE SAID PROPERTY)**

**ALL THAT** piece or parcel of a plot of soil at present beata land hereditaments and premises containing by estimation an area of 06 Cottaha 04 Chittarka be the same a little more or less together with the shed structure thereon measuring 1000 Sq.ft.



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including all easement rights and appurtenances thereto lying situate at Mouza - Sultanpur, J.L. 10, R.S. No. 148, Town No. 173, Pargana - Kolkata comprised in R.S. Dag Nos. 1890 under Sabek Khatian Nos. 757 Ka & 756 corresponding to R.S. Khatian Nos. 766 & 2225 under the Police Station of Dum Dum within the limits of North Dum Dum Municipality in Ward No. 19, being Municipal Holding Nos. 60/1, K.K. Pally No. 3, 224/7, K.K. Pally No. 4 & 224/8, K.K. Pally No. 4, Birati, Kolkata - 700 051, Additional District Sub-Registration office at Coopers Dum Dum in the District of North 24 Parganas and butted and bounded in the manner as follows :

- ON THE NORTH** : By the existing building of Sushil Kumar Saha;
- ON THE SOUTH** : By the land of Chitta Ranjan Kundu;
- ON THE EAST** : Partly by 10' ft. wide Municipal Road and partly by the land of Ramaprasad Sharma;
- ON THE WEST** : By others land.

**THE SECOND SCHEDULE ABOVE REFERRED TO  
(THE OWNERS' ALLOCATION)**

ALL THAT piece or parcel of an area of 5600 Sq.ft. more or less inclusive of 30% super built up area plus other amenities of the proposed building out of which two self contained residential Flats will be allocated to the Owners on the First Floor of the said building togetherwith the undivided impartible proportionate share of land including all other common service areas, amenities and facilities to be appended thereto the said proposed building.

**THE THIRD SCHEDULE ABOVE REFERRED TO  
(THE DEVELOPER'S ALLOCATION)**

ALL THAT piece or parcel of the remaining areas save and except the Owners' Allocation mentioned in the Second Schedule hereinabove written together with undivided impartible proportionate share or interest in the land including all other common service areas, amenities and facilities to be appended thereto the said proposed building.

**THE FOURTH SCHEDULE ABOVE REFERRED TO  
(THE SPECIFICATION OF THE BUILDING)**

**CONCRETE :**

R.C.C. works of Beams, Slabs, Lintels, Chajjas etc. will be done in (1:1 / 2:3), Water

Uma Khan



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proofing and roof treatment will be provided at the time of finish.

**PLASTERING :**

- a) 12mm thick inside plaster with sand and cement mortar in (5:1) ratio.
- b) 15mm thick outside plaster with sand and cement mortar in (4:1) ratio.

**FLOORING :**

- a) Vitrified Tiles (2' x 2') with Skirting.
- b) Side wall of Toilet will be finished with glazed tiles 6'-6" R. height and floor thereof will also be finished with Marble slab (2' x 2'), a shower point and two bib cock will be provided in Toilet.
- c) Coloured Glazed Tiles to be fixed on wall of kitchen height upto 3W' R. from cooking slab (Black Stone) and the Floor thereof will also be finished with marble slab (2' x 2') and one Steel sink with a bib cock and other bib cock below the sink will be provided therein.

**STAIRCASE :**

Stair will be finished with Marble.

**WINDOWS :**

Aluminium channel with Grill.

**BRICK WORKS :**

- a) 8" thickness brickwork will be done outside wall.
- b) 3" thick inside partition walls and 5" thick with mortar partition between the Units.

**SANITARY & WATER SUPPLY :**

- a) P.V.C. Pipes for external line.
- b) Overhead reservoir will be R.C.C.
- c) P.V.C. Rain water pipe for water disposal.
- d) Concealed pipe line will be used for Toilet and kitchen, one shower point, two bib cock points at the toilet, two water point at Kitchen, one white basin with bib cock at the Dining.
- e) Porcelain white pan for Toilet.



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**DOOR :**

Door Frames will be of best quality *Karyan/Sal* wood. All doors will be *Flush* type with primer.

**PAINTING :**

Outside walls of the building will be colour weather coat painting and inside walls of all flats will be plaster of paris.

**ELECTRIFICATION:**

- a) Concealed wiring.
- b) 5 (15 Amp) points in each Bed Room and in dining also.
- c) 4 points in Kitchen and 2 point in Bath room.
- d) 1 (One) Calling Bell Point at Main Door.
- e) 1 (one) Light point, one 15 Amp. Plug and One Chimney / Exhaust Fan point at kitchen.
- f) One Light Point and One Exhaust Fan Point in Toilet.
- g) One Light Point in the Balcony plus One 15 Amp. Plug point.

**LIFT :** Lift will be provided of reputed Company (Capacity of 4 persons).





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Coimbatore District-15th Dec 2015

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IN WITNESS WHEREOF the Parties hereto have set and subscribed their respective hands and seals on the day, month and year first above written.

**SIGNED, SEALED AND DELIVERED**  
by the Owners at Kolkata  
in the presence of :-

1. *Kalpada Charan*  
Advocate

*Ranish Pattar*  
*Shyamal Mallick*

2. *Hritvijay Saha*  
599/1, Dakshin Dari Road  
701-48

Signature of the Owners

**SIGNED, SEALED AND DELIVERED**  
by the Developer at Kolkata  
in the presence of :-

1. *Kalpada Charan*  
Advocate

DREAM PARADISE PROPERTIES PVT. LTD

*Uma Khan*  
Director

2. *Hritvijay Saha*

Signature of the Developer

Drafted by :-

*Kalpada Charan*

(Kalpada Charan),  
Advocate,  
Enl. No. WB/881/86,  
Bar Association,  
Sealdah Court Complex,  
Second Floor, Room No. 201,  
Kolkata - 700 014.

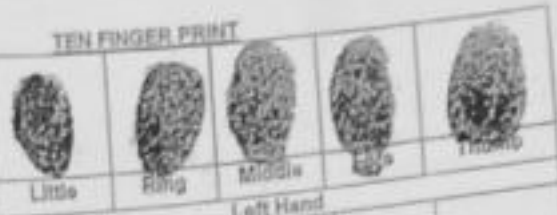


Asst. District Sub- Registrar  
Lokeshwara Dum-Dum 24 Ppt (M)

18 DEC 2015  
17 DEC 2015

TEN FINGER PRINT

*Santhosh*



*Shyam*



*Uma*



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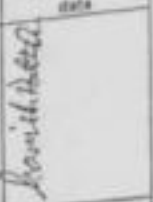


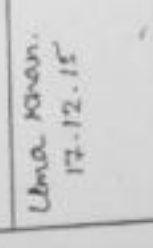
Add. District Sub-Registrar  
Lawrence Road, Bangalore  
18 DEC 2014

18 DEC 2014  
17 DEC 2015



Government of West Bengal  
Department of Finance (Revenue), Directorate of Registration and Stamp Revenue  
OFFICE OF THE A.D.S.R. COSSIPORE DUMDUM, District Name (North 24-Parganas)  
Signature / LTI Sheet of Query No/Year 1506000111598/2015

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

Sl No.	Name of the Executant	Category		Finger Print	Signature with date
1	Shri MANDI PATILINDA 3, Khalshakola Pally, P.O.-Birat, P.S.- Dum Dum, District-North 24-Parganas, West Bengal, India, PIN - 700051	Land Lord			
2	Mr SHYAMAL MALLICK 3, Khalshakola Pally, P.O.-Birat, P.S.- Dum Dum, District-North 24-Parganas, West Bengal, India, PIN - 700051	Land Lord			
3	Smt UMA KHAN 3/5/1, Anantadeb Mukherjee Lane, P.O.-Shibpur, P.S.-Shibpur, District-Howrah, West Bengal, India, PIN - 711102	Representative of Developer (M/S. DREAM PARADISE PROPERTIES PVT. LTD.)			



Sl No.	Name and Address of Identifier	Identifier of	Signature with date
1	Sri Debasis Das Son of Late Manick Chandra Das 141B, A. P. C. Road, P.O. Sealdon Street, P.S. Burtola, Kolkata, District-Kolkata, West Bengal, India, Pin - 700008	Sri MANISH PATILINDA, Mr BHAYAMAL MALLICK, Sri UMA KISHAN	<i>Debasis Das</i> 17/12/15

(Sri M. Mahapatray)  
 ADDITIONAL DISTRICT  
 SUB-REGISTRAR  
 OFFICE OF THE A.D.S.R.  
 COSSPORE DUMDUM  
 North 24-Parganas, West  
 Bengal



DATE ENTERED  
BY  
REASON FOR ENTRY  
OFFICER'S NAME  
NO. OF DAYS  
NO. OF HOURS  
NO. OF MINUTES  
NO. OF SECONDS



**Seller, Buyer and Property Details  
and Lord & Developer Details**

Name and Address of Presentant	
Sl. No.	
1	Smt UMA KUMAR 2571, Anantabadi Mukherjee Lane, P.O.- Shibpur, P.S.- Shibpur, District-Hooverah, West Bengal, India, PIN - 711102

Name, Address, Photo, Finger print and Signature	
Sl. No.	
1	Smt MANISH PATTUNDA Son of Smt. Hrishabh Pattunda 3, Khallakota Pally, P.O.- Sivat, P.S.- Dum Dum, District-North 24-Parganas, West Bengal, India, PIN - 700051 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No. AQAP70650P; Status : Individual; Date of Execution : 17/12/2015; Date of Admission : 17/12/2015; Place of Admission of Execution : Pvt. Residence
2	Mr. SHYAMAL MALLICK Son of Late Lakshmi Kanta Mallik 3, Khallakota Pally, P.O.- Sivat, P.S.- Dum Dum, District-North 24-Parganas, West Bengal, India, PIN - 700051 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No. AJKP13305P; Status : Individual; Date of Execution : 17/12/2015; Date of Admission : 17/12/2015; Place of Admission of Execution : Pvt. Residence

No.	Name, Address, Photo, Finger print and Signature
1	M/S. DREAMPARADISE PROPERTIES PVT. LTD. 25/1, Anantadeb Mukherjee Lane, P.O:- Shibpur, P.S:- Shibpur, District-Hooverah, West Bengal, India, PIN - 711102 PAN No. AAFCD0790C; Status : Organizer; Represented by representative as given below:-
1(T)	Smt LMA KHAN 25/1, Anantadeb Mukherjee Lane, P.O:- Shibpur, P.S:- Shibpur, District-Hooverah, West Bengal, India, PIN - 711102 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. BBRPK8796D; Status : Representative; Date of Execution : 17/12/2015; Date of Admission : 17/12/2015; Place of Admission of Execution : PV, Residence

**B. Identifie Details**

Sl No.	Identifier Name & Address	Identifier of	Signature
1	Smt Debasis Das Son of Late Manick Chandra Das 141/B, A. P. C. Road, P.O:- Beadon Street, P.S:- Burdola, Kollata, District-Kolkata, West Bengal, India, PIN - 700008 Sex: Male, By Caste: Hindu, Occupation: Law Clerk, Citizen of India.	Smt MANISH PATITUNDA, Mr SHYAMAL MALLICK, Smt LMA KHAN	

**C. Transacted Property Details**

Slh No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Ra.)	Market Value(In Ra.)	Other Details
L1	District: North 24-Parganas, P.S:- Dum Dum, Municipality: DUM DUM, Road: Khalshe Kota Pally, Mouza: Sutanpur, Ward No: 19	RB Plot No:- 1826 RB Khatian No:- 768	6 Katha 4 Chatak	1/-	62,50,004/-	Proposed Use: Bazu, RCR: Bazu, Width of Approach Road: 10 Ft, Adjacent to Metel Road.

Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
F0	Gr. Floor	1000 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 0 Year, Roof Type: Tiles Shed, Extent of Completion: Complete
S1	On Land L1	1000 Sq Ft.	1/-	3,00,000/-	Structure Type: Structure

Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area In(%)
L1	Mr SHYAMAL MALLICK	M/S. DREAMPARADISE PROPERTIES PVT. LTD.	5.15625	50
	Smt MANISH PATITUNDA	M/S. DREAMPARADISE PROPERTIES PVT. LTD.	5.15625	50

Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area In(%)
S1	Mr SHYAMAL MALLICK	M/S. DREAMPARADISE PROPERTIES PVT. LTD.	500 Sq Ft	50
	Smt MANISH PATITUNDA	M/S. DREAMPARADISE PROPERTIES PVT. LTD.	500 Sq Ft	50

#### D. Applicant Details

Applicant's Name	Kalipada Charan
Address	Sealdah Court, Thana : Entaly, District : South 24-Parganas, WEST BENGAL, PIN - 700014
Applicant's Status	Advocate

Office of the A.D.S.R. COSSIPORE BUMDUM, District: North 24-Parganas

Endorsement For Deed Number : 1 - 150612286 / 2015

Query No/Year	15060001113098/2015	Serial no/Year	1506013246 / 2015
Deed No/Year	1 - 150612286 / 2015		
Transaction	[D110] Sale, Development Agreement or Construction agreement		
Name of Presentant	Smt UMA KHAN	Presented At	Private Residence
Date of Execution	17-12-2015	Date of Presentation	17-12-2015

Remarks

Presented for registration at 16:50 hrs on : 17/12/2015, at the Private residence by Smt UMA KHAN .

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 65,50,004/-

Execution is admitted on 17/12/2015 by

Shri MANISH PATITUNDA, Son of Shri Hrishikesh Patitunda, 3, Khalisahkota Pally, P.O: Brest, Thana: Dum Dum, , North 24-Parganas, WEST BENGAL, India, PIN - 700051, By caste Hindu, By Profession Business  
Indebted by Shri Debasis Das, Son of Late Manick Chandra Das, 141/B, A. P. C. Road, P.O: Beadon Street, Thana: Burtola, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700006, By caste Hindu, By Profession Law Clerk

Execution is admitted on 17/12/2015 by

Mr SHYAMAL MALLICK, Son of Late Lakshmi Kanta Mallick, 3, Khalisahkota Pally, P.O: Brest, Thana: Dum Dum, , North 24-Parganas, WEST BENGAL, India, PIN - 700051, By caste Hindu, By Profession Business  
Indebted by Shri Debasis Das, Son of Late Manick Chandra Das, 141/B, A. P. C. Road, P.O: Beadon Street, Thana: Burtola, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700006, By caste Hindu, By Profession Law Clerk

Execution is admitted on 17/12/2015 by

Smt UMA KHAN  
Indebted by Shri Debasis Das, Son of Late Manick Chandra Das, 141/B, A. P. C. Road, P.O: Beadon Street, Thana: Burtola, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700006, By caste Hindu, By Profession Law Clerk

(Mohd Mukhopadhyay)  
ADDITIONAL DISTRICT SUB-REGISTRAR