

Transferees), in such part or parts as shall be required by the Second Party and shall execute such number of deeds of conveyance, as necessary for the same.

- 11.4 Cost of Transfer : The costs of such conveyances including stamp duty and registration expenses and all other expenses incidental or related thereto shall be borne and paid by the Transferees.

12. Municipal Taxes and Outgoings :

- 12.1 Relating to Period Prior to Possession : All rates, taxes and outgoings in respect of the premises relating to the period prior to the First Party delivering possession of the premises to the Second Party shall be borne, paid and discharged by the First Party. It is made specifically clear that all outstanding dues upto the date of giving possession of the premises as per this Agreement shall remain the liability of the First Party.
- 12.2 Relating to Period After Possession ; As from the date of making over possession of the Premises to the Second Party, the Second Party shall be liable for rates and taxes as also other outgoings in respect of the premises, till such time the possession of the First Party's Allocation is given to the First Party. From the date of making over possession of the First Party's Allocation to the First Party, the First Party shall become liable and responsible for rates and taxes and other outgoings with regard to the First Party's Allocation and the Second Party and/or its Transferees shall become liable and responsible for rates and taxes and other outgoings with regard to the Second Party's Allocation. After the possession of First Party's Allocation to the First Party, both the Second Party and the First Party shall be

10.8 No obstruction : The First Party shall not do any act, deed or thing whereby the Second party is obstructed or prevented from construction and completion of the New Building.

11. Dealings with Units in the New Buildings ;

11.1 First Party's Allocation : The First Party shall be entitled to transfer or otherwise deal with the First Party's Allocation in any manner the First Party deems appropriate. However, any transfer of any part of the First Party's Allocation shall be subject to the provisions of this Agreement.

11.2 Second Party's Allocation : Without prejudice to the provisions of Clause 5.5.2 (e) , after handing over the physical possession of the First Party's Allocation as aforesaid , the Second Party shall be exclusively entitled to the Second Party's Allocation with exclusive right to transfer or otherwise deal with the same without any right, claim or interest therein whatsoever of the First Party and the First Party shall not in any way interfere with or disturb the quiet and peaceful possession of the Second Party's Allocation. It is however, understood that the dealings of the Second Party with regard to the Second Party's Allocation shall be entirely at the risk and responsibility of the Second Party and shall not in any manner fasten or create any financial liabilities and/or any other responsibilities upon the First Party .

11.3 Transfer of Second Party's Allocation : In consideration of the Second Party constructing and handing over the First Party's Allocation to the First Party , the First Party shall sell and transfer the undivided proportionate share in the Land and the benefit of the concerned portion of the Plans in favour of the prospective purchasers of the Second Party's Allocation (collectively

- 10.3 Construction Time : The Second Party shall construct , complete and finish the new building within a period of 24 (twenty four) months from the date of obtaining sanction of the Plans or from the date of obtaining vacant possession of the Premises from the First Party by the Second Party which ever is later subject to force majeure as defined in Clause 21.1 below. Time of construction shall be the essence of the contract.
- 10.4 Utilities : The Second Party shall , at its own costs, install and erect in the new building , pump , water storage tank , overhead reservoir , elevator , temporary electric connection until permanent electric connection is obtained and water and sewage connection. The second Party shall bear and pay all the costs for bringing permanent electric connection to the New Building.
- 10.5 Building Materials : The Second Party shall be authorized in the name of the First Party to apply for and obtain quotas , entitlements and other allocation for cement , steel , bricks and other building materials and inputs and facilities allocable to the First Party and required for the construction of the New Building but in no circumstances the First Party shall be responsible for their price/value , storage and quality.
- 10.6 Temporary Connections : The Second Party shall be authorized in the name of the First Party to apply for and obtain temporary connection of water, electricity , drainage and sewerage.
- 10.7 Modification : Any amendment or modification to the Plans may be made or caused to be made by the Second Party within the permissible limits of the KMC Rules provided however no alteration or modification shall be made in the First Party's Allocation without the consent of the First Party in writing .

execute as and when necessary, all papers, documents, plans etc. for the purpose of development of the premises.

9.3 Indemnity by Second Party : The Second Party agrees to indemnify and keep the First Party saved, harmless and indemnified in respect of exercise of all or any of the powers and authorities contained in the said General Power of Attorney.

10. Sanction and Construction :

10.1 Sanction : The Second Party shall, at its own costs, in consultation with the First Party, appoint an Architect on behalf of the First Party (Architect) . Within 90 (ninety) days from the date hereof, the Second Party, at its own costs and expenses and through the Architect, shall have the Plans prepared, with the consent from the First party and submitted to the KMC for sanction . The Second Party, at its own costs and expenses, shall have the Plans for the New Building sanctioned by the KMC.

10.2 Construction of The New Building : The Second Party shall, at its own costs and without creating any financial or other liability on the First Party, construct, erect and complete the New Building in accordance with the sanctioned plans as per the agreed specifications, mentioned in the 3rd Schedule below and as may be recommended by the Architect from time to time. Subject to the aforesaid, the decision of the Architect regarding the quality of materials shall be final and binding on the Parties. It is clarified that the materials used for construction of the New Building will be new and first class and the workmanship will be first class. Any major defects of the new building within 18 months from the date of possession will be rectified by the second party. All costs, charges and expenses including Architect's Fees shall be discharged and paid by the Second Party and the First Party shall bear no responsibility in this context .

8. Possession , Shifting and Demolition :

8.1 Possession : within 01 (one) month from the date of sanction of the Plans , the Second Party , at his own costs and expenses , shall arrange and provide Alternative Accommodation within a radius of 03 Km. to the First Party and simultaneously therewith , the First Party shall induct the Second Party into possession of the Premises as license of the First Party , for the purpose of implementing this Agreement.

8.2 Shifting to Alternative Accommodation : After sanction of the Plans within 07 (seven) days from the date of service of such notice of sanction by the Second Party , the First Party shall , at the costs, expenses and responsibility of the Second Party shift from the premises to the Alternative Accommodation , for the duration of construction and completion of the New Building and till the First Party's Allocation is delivered to the First Party.

8.3 Demolition : The Second Party shall be responsible for demolition of the Existing Building within 60 (Sixty) days from the date of commencement of demolition.

9. Power and Authorities :

9.1 General Power of Attorney : The First Party shall grant to the Second Party and/or its nominees a General Power of Attorney for the purpose of obtaining sanction of the Plans and all necessary permissions from different authorities in connection with the construction of the New Building as also for booking and sale of the Second Party's Allocation .

9.2 Further Acts : Notwithstanding grant of the aforesaid General Power of Attorney , the First Party hereby undertakes that they will

6.2 Common Portions : It is clarified that the First Party's Allocation also includes undivided proportionate share in the common areas , amenities and facilities made available in the new building which are more fully described in the 2nd Schedule below (collectively Common Portions) .

7. Second Party's Consideration :

7.1 Second Party's Allocation : After setting apart the First Party's Allocation , the Second Party shall be entitled to a commercially sanctioned (if sanctioned) in the Ground Floor together with the entire 3rd Floor and entire 4th Floor of the new building consisting of habitable Flats complete in all respect along with the entire remaining open/covered Car Parking spaces with covered spaces in the Ground Floor and undivided , impartible and singly non transferable proportionate share in the land contained in the premises and similar undivided proportionate share in the common portions (collectively Second Party's Allocation). The Second Party's Allocation shall be constructed and finished by the Second Party at its own cost and expense , for and on behalf of itself and/or its constituents and/or nominees . The undivided , impartible and singly non transferable proportionate share in the Land contained in the Premises shall be conveyed by the First Party to the Second Party and/or its constituents and/or nominees in Second Party's Allocation.

7.2 Common Portions : It is clarified that the Second Party's Allocation also includes undivided proportionate share in the common areas , amenities and facilities made available in the new building which are more fully described in the 2nd Schedule below (collectively Common Portions) .

- (e) Commercial Exploitation ; Deal with the Second Party's Allocation at its free will , for making some commercial gain for which the First Party shall have no connection whatsoever in respect of any commercial interest , liability etc.
- (f) Advocate :- unless changed by the Developer , shall mean Sri Subir Kumar Dutta , Advocate of Alipore Civil and Criminal Court and of No. 18 , Manick Bandopadhyay Sarani , Calcutta – 700 040 , appointed by the Developer for preparation of necessary agreements and instruments for transfer of the Units in the building and arranging for execution and registration thereof and for formation of the Association and its taking charges of the acts relating to the common purposes

5.6 Commencement and Tenure : This Agreement has come into force as from the date hereof and shall continue till completion of the entirety of the scope of work mentioned in Clause 5.5.2 above , unless terminated earlier.

6. First Party's Consideration :

6.1 First Party's Allocation : The First Party shall be entitled to ALL THAT Nine self contained habitable flats , each flat measuring approx. 443 Sq. ft. built up area more or less, of which four (4) flats on 1st Floor and four (4) flats on 2nd Floor and rest in Ground Floor, aggregating to a total of Nine Flats of the new proposed building consisting of habitable Flats complete in all respect of the new building and the premises and along with undivided , impartible and singly non-transferable proportionate share in the land contained in the premises (collectively First Party's Allocation) . The First Party's Allocation shall be constructed , finished and delivered to the First Party at the cost and expense of the Second Party. The particular of such allocation is more fully demarcated by RED border in the proposed floor Mar/Plan annexed hereto

5.5.1. Appointment and Acceptance : The First Party appoints and the Second Party accepts the appointments as the Developer of the premises.

5.5.2. Scope of Works : The Second Party , at its own costs and expenses , shall :

- (a) Alternative Accommodation of First Party : During the time of construction the Second Party on his own cost and expenses shall arrange for an alternative accommodations within the radius of 03 Km. during the period of development (Alternative Accommodations) for First Party No. & namely 3.1) Smt. Kalpana Biswas 3.3) Sri Tamal Kanti Biswas 3.6) Sri Tapan Kanti Biswas 3.7) Sri Tapash Kanti Biswas and 3.9) Smt. Samita Biswas only . The Second party shall also be liable and responsible for all to and fro shifting expenses including packing and unpacking of household goods . The First Party shall have no responsibility for the same .
- (b) Sanction of Plans : Have the Plans sanctioned with the maximum available FAR .
- (c) Demolition and Debris : The Second Party shall Demolish the Existing Building and dispose off the debris thereof. The value of the debris shall belong to the Second Party.
- (d) Construction of the New Building : Construct the New Building and after delivering to the First Party vacant possession of the First Party's Allocation (defined below) , deal with the Second Party's Allocation (defined below) in any manner the Second Party decides . The Second Party shall, however , have the right to enter into Agreements for transfer and booking of the Second Party's Allocation (defined below), prior to delivering possession of the First Party's Allocation.

subsequently renamed and known as Municipal Premises No. 20A, K.L. Saigal Sarani, Police Station- New Alipore, Kolkata- 700053 each inheriting undivided share therein.

5.1.15 Mutation of Name : The said persons as aforesaid, applied for and mutated their joint names before the Kolkata Municipal Corporation, Ward No. 081 in respect of their inherited property and were jointly enjoying the same free from all encumbrances paying taxes regularly .

5.1.16 Absolute Owners : In the manner stated above , the said Owners become the absolute joint Owners of the said premises and are in possession of the Premises and the Owners have a marketable title thereto and are not aware of any defect in the title of the Premises and have not entered into any agreement creating any right in the Premises .

5.2 Background of the Second Party : The Second Party is carrying on business of construction and development of real estate and has infrastructure and expertise in this field.

5.3 Reliance on Representations : Relying on the representations of the First Party, the Second Party has offered and agreed to develop and commercially exploit the premises by constructing a new building thereon (new building), after demolishing the Existing building , in accordance with the building plan. Plans to be sanctioned by the Kolkata Municipal Corporation (KMC) .

5.4 Negotiations : Discussions and negotiations for collaborative development of the Premises have taken place between the parties and the terms and conditions agreed upon are recorded hereunder.

5.5 Appointment and Commencement :

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Sandip Kumar Biswas , as his only legal heirs, heiress and successors and no other person or persons as his heirs heiress and successors.

- 5.1.10 Will of Mrinal Kanti Biswas : The said Mrinal Kanti Biswas during his lifetime executed a Will dated 10th January, 2011 whereby and whereunder he bequeathed his undivided one-ninth share of the aforesaid property being a three storied residential building at 745 "P" Block, New Alipore, Kolkata- 700053, in favour of his wife Smt. Kalpana Biswas absolutely and forever and thereby also appointed Sri Tapash Kar Roy son of Sri Tarapada Kar Roy and Smt. Rita Das wife of Sri Amitava Das as Executors of the said Will.
- 5.1.11 Demise of Mrinal Kanti Biswas: The said Mrinal Kanti Biswas died on 08/12/2013.
- 5.1.12 Probate of the said Will: After the demise of the said Mrinal Kanti Biswas his Executor Smt. Rita Das duly applied for and obtained Probate from the Ld. 1st Court of Civil Judge (Sr. Division) at Alipore in Act, XXXIX , Case No. 225 of 2014 (Probate) vide Order dated 12th August, 2016 and as per terms of the said Will the said Kalpana Biswas became the absolute owner of ALL THAT the said undivided one-ninth share of the schedule below property.
- 5.1.13 Ownership of Property : In this circumstances referred to above by way of inheritance as per Hindu Succession Act, the aforesaid
- 5.1.14 (1) Smt. Kalpana Biswas, (2) Smt. Debi Chaudhurani Biswas and Dr. Saptarshi Biswas (3) Sri Tamal Kanti Biswas, (4) Smt. Ranu Biswas , Sanjay Kumar Biswas and Sandip Kumar Biswas (5) Sri Tarun Kanti Biswas, (6) Sri Tapan Kanti Biswas, (7) Sri Tapash Kanti Biswas, (8) Sri Manas Kanti Biswas, (9) Smt. Samita Biswas and Smt. Dr. Shreya Biswas thus inherited the land and building comprised in and

only legal heirs, heiress and successors and no other person or persons as her heirs and successors.

- 5.1.6 Demise of Sunil Kanti Biswas : The said Sunil Kanti Biswas who was a Hindu, governed by the Dayabhaga School of Hindu Law died intestate on 08/05/1991, leaving behind surviving him his wife Smt. Debi Chaudhurani Biswas and only son Dr. Saptarshi Biswas, as his only legal heirs, heiress and successors and no other person or persons as his heirs heiress and successors.
- 5.1.7 Demise of Pratap Chandra Biswas: The said Pratap Chandra Biswas who was a Hindu, governed by the Dayabhaga School of Hindu Law died intestate on 16/04/1997, leaving behind surviving him his sons Sri Tarun Kanti Biswas, Sri Tapan Kanti Biswas, Sri Tapash Kanti Biswas, Sri Manas Kanti Biswas, Sri Tamal Kanti Biswas, Sri Mrinal Kanti Biswas, Sri Tushar Kanti Biswas , Sri Santanu Biswas, Debi Chowdhurani Biswas wife of Late Sunil Kanti Biswas and Dr. Saptarshi Biswas son of Late Sunil Kanti Biswas, as his only legal heirs and successors and no other person or persons as his heirs heiress and successors
- 5.1.8 Demise of Santanu Biswas : The said Santanu Biswas who was a Hindu, governed by the Dayabhaga School of Hindu Law died intestate on 02/10/2014, leaving behind surviving him his wife Smt. Samita Biswas and only daughter Smt. Shreya Biswas as his only legal heirs, heiress and successors and no other person or persons as his heirs heiress and successors.
- 5.1.9 Demise of Tushar Kanti Biswas : The said Tushar Kanti Biswas who was a Hindu, governed by the Dayabhaga School of Hindu Law died intestate on 26/06/2015, leaving behind surviving him his wife (1) Smt. Ranu Biswas , two sons namely (2) Sanjay Kumar Biswas and (3)

Being No. 7048 , for the year 1981 the said Smt. Usha Rani Biswas as Donor out of her love and affection transferred and conveyed All That piece and parcel of land measuring 251.37 Sq.Mtr. equivalent to 3 Cottahs 12 Chittacks and 06 Sq. ft. more or less being the demarcated Western portion of the said Premises No. 745, Block No. "P" , New Alipore , Police Station – Alipore , Kolkata - 700 053 in favour of her two sons namely (1) Sri Tarun Kanti Biswas and (2) Sri Manas Kanti Biswas absolutely and forever both jointly mentioned therein as Donees and retained for herself the demarcated Eastern portion of the aforesaid Premises admeasuring 4 Cottahs 12 Chittaks and 41 Sq.ft. more or less with three storied building standing thereon.

5.1.4 Mutation of Names: After such Gift as aforesaid the said 1) Sri Tarun Kanti Biswas and (2) Sri Manas Kanti Biswas, jointly applied for and mutated their joint names in the records of the Calcutta Municipal Corporation subsequently The Kolkata municipal Corporation which was after granting mutation of the said demarcated Western portion was known and numbered as Premises No. 20B, K.L. Saigal Sarani, Police Station - New Alipore , Kolkata- 700 053 and the portion retained by Smt. Usha Rani Biswas being the demarcated Eastern portion of the mother premises was then known and numbered as Premises No. 20A, K.L. Saigal Sarani, Police Station- New Alipore, Kolkata- 700053.

5.1.5 Demise of Usha Rani Biswas : The said Usha Rani Biswas who was a Hindu, governed by the Dayabhaga School of Hindu Law died intestate on 27/06/1988, leaving behind surviving her husband Sri Pratap Chandra Biswas, (1) Sri Tarun Kanti Biswas, (2) Sri Tapan Kanti Biswas, (3) Sri Tapash Kanti Biswas, (4) Sri Manas Kanti Biswas, (5) Sri Tamal Kanti Biswas, (6) Sri Mrinal Kanti Biswas, (7) Sri Sunil Kanti Biswas, (8) Sri Tushar Kanti Biswas and (9) Sri Santunu Biswas as her

5. Background , Representations and Warranties :

5.1 Owners' Representations on Title : The Owners have represented and warranted to the Developer as follows :-

5.1.1 Purchase of First Plot :- By an Indenture of Sale dated 06th December, 1951 registered before the Sub Registrar of Alipore Sadar and recorded in Book No. I , Volume No. 119 , Pages 177 to 183, Being No. 7594 for the Year 1951, The Hindusthan Co-operative Insurance Society Limited mentioned therein as the Society sold, transferred and conveyed all that piece and parcel of land measuring 8.53 Cottahs more or less equivalent to 8 Cottahs 9 Chittaks and 2 Sq.ft. more or less being Plot No. 745, Block No. "P" of New Alipore Development Scheme No. XV , situate lying at and being a portion of Port Commissioner Surplus lands purchased by the Society , Police Station - Alipore , Registration District Alipore , District 24 Parganas in favour of one Smt. Usha Rani Biswas wife of Pratap Chandra Biswas mentioned therein as Purchaser at or for a valuable consideration mentioned there under.

5.1.2 Mutation of Name : After such purchase of the said plot as aforesaid the said Smt. Usha Rani Biswas duly applied for and mutated her name in the records of The then Calcutta Corporation in respect of her purchase property as aforesaid which was then known and numbered as Premises No. 745, Block No. "P" , New Alipore , Police Station - Alipore , Kolkata - 700 053 and was enjoying the same free from all encumbrances paying taxes regularly . The said Premises was subsequently renamed and renumbered as Premises No. 20, K.L. Saigal Sarani by the Kolkata Municipal Corporation

5.1.3 Gift of portion of said Premises : By an Indenture of Gift dated 17th June, 1981 registered before The District Sub Registrar at Alipore and recorded in Book No. I , Volume No. 275, Pages 12 to 15,

3.8 **Sri Manas Kanti Biswas** son of Late Pratap Chandra Biswas ,(PAN-AGWPB7870R), by faith – Hindu , by occupation – Retired, of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.

3.9 **Smt. Samita Biswas** wife of Late Santanu Biswas (PAN- ADUPB5663R), by faith – Hindu , by occupation – Service , of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053. And **Dr. Shreya Biswas** daughter of Late Santanu Biswas , (PAN- ASHPB5346H), by faith – Hindu , by occupation – Service, of Premises No20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.

(Owners , includes successors and assigns

A N D

3.10 **SRI KALYAN SAHA** son of Laxmi Narayan Saha, (PAN AKFPS3303P) , by faith- Hindu, by occupation- Business, residing at Premises No. 148/3Q , Swinhoe Lane, Police Station- Kasba, Kolkata- 700 039 , (Developer , includes successors-in-interests) .

Owners and Developer , collectively Parties .

NOW THIS AGREEMENT WITNESSES, RECORDS, GOVERNS AND BINDS THE PARTIES AS FOLLOWS :-

4. Subject Matter of Agreement :

4.1 Development : Development and commercial exploitation of Municipal Premises No. 20A, K.L. Saigal Sarani, by postal address known as Premises No. 745, Block "P", Police Station - New Alipore , Kolkata - 700 053 described in the 1st Schedule below (Premises).



N 179
3344

Tapan Kanti Biswas.



N 179
3345

Manas Kanti Biswas.



N 179
3346

Biswas
(SAMITA BISWAS)



N 179
3347

Shreya Biswas



Signature.....

12 JUN 2017

ADDL. DIST. SUB-REGISTRAR
ALIPORE, SOUTH 24 PGS.

Pradeep Roy
Sto. Lt. Parimal Roy
Alipore Police Comd.
Ket. 27.

- 3.3 **Sri Tamal Kanti Biswas** son of Late Pratap Chandra Biswas , (PAN-ADTPB6618B), by faith – Hindu , by occupation – Retired, of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.
- 3.4 **Smt. Ranu Biswas** wife of Late Tushar Kanti Biswas (PAN-AMXPB9725E.), by faith – Hindu , by occupation – Housewife , of Premises No.357, Prince Anwar Shah Road, “Mecon Tower”, Flat-C2, Police Station - Jadavpur, Post Office- Jodhpur Park, Kolkata- 700068 **and Sri Sanjay kumar Biswas** son of Late Tushar Kanti Biswas (PAN-AMXPB9726H.), by faith – Hindu , by occupation – Retired, of Premises No.357, Prince Anwar Shah Road, “Mecon Tower”, Flat-C2, Police Station - Jadavpur, Post Office-Jodhpur Park ,Kolkata- 700068 **and Dr. Sandip Kumar Biswas** son of Late Tushar Kanti Biswas (OCI- A 204709), by faith – Hindu , by occupation – Service, of Premises No.14 RAHWAY ROAD, MILLBURN, NJ 07041, USA, represented by his **Constituted Attorney Smt. Ranu Biswas** wife of Late Tushar Kanti Biswas
- 3.5 **Sri Tarun Kanti Biswas** son of Late Pratap Chandra Biswas ,(PAN-ADRPB2894F), by faith – Hindu , by occupation – Retired , of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.
- 3.6 **Sri Tapan Kanti Biswas** son of Late Pratap Chandra Biswas ,(PAN-AFVPB3789D), by faith – Hindu , by occupation – Retired , of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.
- 3.7 **Sri Tapash Kanti Biswas** son of Late Pratap Chandra Biswas ,(PAN-BGOPB5326B), by faith – Hindu , by occupation – Retired , of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.



NCTG
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Kalpana Biswas.



NCTG
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Seli chandhurami Biswas.



NCTG
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Saplasi Biswas



NCTG
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Tamal Kantti Biswas



NCTG
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Jagan Kantti Biswas



NCTG
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Tapash Kantti Biswas



Signature.....

12 JUN 2017

ADDL. DIST. SUB-REGISTRAR
ALIPORE, SOUTH 24 PGS.

No. 1187 Dt. 21/6/17 cat
Name S. K. Dutta. Adv
Address Alipore
Vendor

L. K. DAS
Licenced Stamp Vendor
Alipore Criminal Court

Saha



v (T) 3337

Order of the Court dated 21.6.17
The signature of the Advocate
is compared with the specimen
signature on file of this Court
and found to be identical.

Saha
(KAIYAN SAHA)



v (T) 3351



Ramu Biswas
For Self and as Constituted Attorney
of Dr. Sandip Kumar Biswas.



v (T) 3350

Biswas
(SANJAY KUMAR BISWAS)

Signature.....
12 JUN 2017
ADDL. DIST. SUB-REGISTRAR
ALIPORE, SOUTH 24 PGS.

भारतीय गैर न्यायिक

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ONE
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INDIA NON JUDICIAL

Certified that the document is admitted
Registration. The signature sheet/s and
the endorsement sheet attached with this
document are the part of this document X 926325

Adtl. Dist. Sub-Registrar
Alipore, South 24 Parganas

DEVELOPMENT AGREEMENT

13 JUN 2017

1. Date : 12th June 2017
2. Place : Kolkata
3. Parties :

3.1 **Smt. Kalpana Biswas** wife of Late Mrinal Kanti Biswas, (PAN-AMPPB0913L), by faith - Hindu , by occupation - Housewife , of Premises No. 20 A K L Saigal Sarani..(745 BL-P, New Alipore) , Police Station - New Alipore , Post Office-. New Alipore, Kolkata- 700053.

3.2 **Smt. Debi Chaudhurani Biswas** wife of Late Sunil Kanti Biswas (PAN-AXUPB9239R), by faith - Hindu , by occupation - Housewife, of Premises No.1/1 Monument Road, Police Station - DumDum , Post Office-.DumDum, Kolkata- 700 028. and **Dr. Saptarsi Biswas** son of Late Sunil Kanti Biswas (PAN- ACWPB6301P), by faith - Hindu , by occupation - Service , of Premises No.1/1 Monument Road, Police Station - DumDum , Post Office-. DumDum, Kolkata- 700 028.

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL
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