

6226/2020

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पश्चिमबंगाल पश्चिम बंगाल WEST BENGAL
 GRN :- 19-202021-011243338-2

249192
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Certified that the Document is admitted to registration The encorsement sheet attached with this document are the Part of this document

Ref:- Query No. 2001325231/2020

DEVELOPMENT OR CONSTRUCTION AGREEMENT

THIS DEVELOPMENT OR CONSTRUCTION AGREEMENT is made on this the 16th day of October 2020 BY & BETWEEN :-

MR. AJAY CHATTERJEE (PAN ASJPC5058M) (2) MR. SANJOY CHATTERJEE (PAN ANQPC1348A) both son of Late Kali Narayan Chatterjee (3) MRS. KALPANA CHAKRABORTY (PAN AUJPC8261C) daughter of Late Kali Narayan Chatterjee all are by faith Hindu, Nationality- Indian, resident of No.1 & 2

04 NOV 2020
 Pragati Granthagar Road Ismile, P.O. Asansol, Police Station- Hirapur, Dist- Paschim Bardhaman (W.B), Pin 713301 No. 3 resident of No. 2 Mohishila Colony Khudiram Park, P.O. Ushagram, Police Station- Asansol(South), Dist- Paschim Bardhaman (W.B), Pin 713303 hereinafter called and described as the "FIRST PARTY/ LAND OWNERS" (which expression shall unless excluded by or repugnant to the context include all their heirs, successors, legal representatives and assigns) of the ONE PART;

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 18/10/2020

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 Addl. District Sub-Registrar
 Asansol, Dist. Paschim Bardhaman

Handwritten notes:
 Kalpana Chakraborty
 Sanjoy Chatterjee

ক্রমিক নং ৬৪৬/ তারিখ ২০.১০.২০
মূল্য ১০০০
ক্ষেত্র আবাসনিক
স্টাম্প ডেভেলপার শ্রী বিদ্যুৎ পী এ ডি এস আর অফিস
আসানসোল লাইসেন্স নং ১১০/২০ তারিখ
আসানসোল ট্রেজারী হইতে হইবে।
Prity il

Amy Chatterji

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Amy Chatterji

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Sourjoy Chatterjee

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-Kalpana Chakraborty



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Addl District Sub-Registrar
Asansol, Dist. - Paschim Bardhamar

2241

16 OCT 2020

ASSISTANT DISTRICT SUB-REGISTRAR
CONSULTANT FOR S.T.A.
Hanyanman

Kann Ban

AND

MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD., (PAN AADCM6408N) being a company incorporated under the Indian Companies Act 1956, represented by one of its Managing Director, Mr. Hari Narayan Misra, (PAN AEZPM1426P) son of Late Gouri Shankar Misra, by faith Hindu, citizenship- Indian, by occupation Business, resident of 186/1, G.T. Road, Ushagram, Asansol, P.S. Asansol (South), Dist. Paschim Bardhaman, having its registered office at 186/1, G. T. Road (East), Ushagram, P.O. Ushagram, P.S. Asansol (South), Dist-Paschim Bardhaman, Pin 713303 hereinafter called and described as 'SECOND PARTY/DEVELOPER' (which expression shall include its legal heirs, successors, and legal representatives, nominee/nominees) of the OTHER PART;

WHEREAS Mrs. Panchanani Debya wife of late Dhajadhari Bhattacharjee being lawful owner sold and transferred the land having area 7(Seven) cottahs equivalent 0.12(zero point one two) acres on R.S. Plot No. 525, corresponding to L.R. Plot No. 882 under R.S. Kh No. 356, within J.L.No.22, Mouza Ismile, P.S. Hirapur to Smt Shanti Lata Devi wife of late Kali Narayan Chattopadhyay vide registered deed of sale being no. 3187 of 1961, at Sub Registrar office at Asansol, thereafter she recorded her name in L.R. Record of Right being L.R. Kh No. 5180.

AND WHEREAS Mrs. Uma Shasi Debi wife of late Gouri Shankar Chattopadhyay being lawful owner sold and transferred the land having area 6.67(six point six seven) cottahs equivalent to 0.11(zero point one one) acres on R.S. Plot No. 524, corresponding to L.R. Plot No. 871 having area of land 0.01(zero point zero one) acres, L.R. Plot No. 882 having area of land 0.084(zero point zero eight four) acres and L.R. Plot No. 883 having area of land 0.016(zero point zero one six) acres i.e total 0.11(zero point one one) acres within J.L.No.22, Mouza Ismile, P.S. Hirapur to Smt Shanti Lata Devi wife of late Kali Narayan Chattopadhyay vide registered deed of sale being no. 833 of 1957, at Sub Registrar office at Asansol, thereafter she recorded her name in L.R. Record of Right being L.R. Kh No. 5180.

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Kapana Charra berly

Sanjay Chatterjee

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SHANTI LATA DEVI, DECEASED
CONSULTANT PVT. LTD.
Shanti Lata Devi
Member of Director

AND WHEREAS after that aforesaid Smt Shanti Lata Devi while owing and possessing her share in the property died leaving behind two sons namely Mr. Ajay Chatterjee and Mr. Sanjoy Chatterjee (here in after first party/ land owners No. 1 & 2) and one daughters namely Mrs. Kalpana Chakraborty (herein after first party land owners No. 3) being her only surviving legal heirs and successors to inherit the property which was left by Smt Shanti Lata Devi according to Hindu Succession Act 1956, thereafter they recorded their name being L.R. Kh Nos. 6364 to 6366.

Ajay Chatterjee

AND WHEREAS in the circumstances, the first party is the owner- and in possessor of the said property which more fully mentioned in the schedule "A" given below thereon as details mentioned in the schedule below.

AND WHEREAS the owners have seized and possessed of a piece of land measuring 0.23(zero point two three) acres within Asansol Municipal Corporation then constructed a two storied building on the plot said deed and same has been assessed by AMC being Holding No. 01. 202 Ward no. 09/84 at Ismile R.K Roy Road, Asansol more fully described in the schedule 'A' below.

Kalpana Chakraborty

AND WHEREAS the First Party/Land Owners are desirous to developing their property with specific demarcation and boundaries measuring area 0.23(zero point two three) acres, on above noted plot, which is morefully mentioned in the schedule 'A' given below and more specifically shown in a sketch Map hereto annexed thereon shown in RED border line which shall form a part of this Deed, said land to be develop by plotting, construction or develop by erecting residential-cum-commercial complex having several multi-storied building/s, independent self contained building/ buildings, duplex, row-houses, parking space, garage, shop, office rooms etc, possess independently on ownership basis.

Sanjoy Chatterjee

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AND WHEREAS the Developer having necessary experience expertise and infrastructure in the development of real estates approached the First Party/Land Owners with an offer for development of the said property as residential-cum-commercial which the First Party/Land Owners accepted and voluntarily agreed on the terms and conditions mutually agreed upon by and between them.

The parties hereto have agreed to develop the said land by several plotting, constructing several multi-storied building/s, independent self-contained building/buildings, duplex, Row houses, parking space, garage, shops, office rooms, etc. thereon with the object of exploiting the same for commercially for residential-cum commercial purpose in accordance with building plan/s which are to be sanctioned in the name of the First Party/Land Owners, at the cost and expenses of the Second Party/developer.

NOW THIS DEED OF WITNESSETH AS FOLLOWS:-

ARTICLE 'I' DEFINITION

THE OWNERS :- (1) MR. AJAY GHATTERJEE (2) MR. SANJOY CHATTERJEE both son of Late Kali Narayan Chatterjee (3) MRS. KALPANA CHAKRABORTY daughter of Late Kali Narayan Chatterjee, by faith Hindu, citizenship Indian, resident of No.1 & 2 Pragati Granthagar Road Ismile, P.O. Asansol, Police Station- Hirapur, Dist- Paschim Bardhaman (W.B), Pin 713301 No. 3 resident of No. 2 Mohishila Colony Khudiram Park, P.O. Ushagram, Police Station- Asansol(South), Dist- Paschim Bardhaman (W.B), Pin 713303

THE DEVELOPER:-MISRA ASSOCIATES DEVELOPEMNT CONSULTANT PVT. LTD., a Company incorporated under the companies Act 1956, having its registered office at 186/1, G.T. Road, Ushagram, P.O. Ushagram, P.S. Asansol (South), Dist. Paschim Bardhaman, Pin 713301.

MISRA ASSOCIATES DEVELOPEMNT CONSULTANT PVT. LTD.
Mumbai
Mumbai Dist.

Ajay Chatterjee

Kalpana Chakraborty

Sanjoy Chatterjee

Sanjoy Chatterjee

THE PROPERTY:- The property shall mean lands measuring total area 0.23(zero point two three) acres, with building which is morefully described in the schedule 'A' hereunder written.

THE BUILDING:- The building shall mean the buildings to be constructed on the said land.

THE ARCHITECT:- The Architect shall mean such person , firm or company as may be appointed by the developer for designing and planning of the building.

BUILDING PLAN:- Building plan/s would mean such plan or plans to be prepared by the Architect / Engincer and to be sanctioned from A.M.C. for the construction of the building/ buildings and/or any other plans addition or revised to be sanctioned by the Asansol Municipal Corporation at the cost of the Second Party/developer in the name of the First party for the construction of the propose building/s.

TRANSFER:- Transfer with its grammatical variation shall include a transfer by delivery of possession and by other means adopted for affecting a transfer of space under the law.

TRANSFeree:-Transferee shall mean a person or persons to whom any portions of the portion of the propose building/Apartment can be transferred.

ARTICLE 'II', OWNER'S REPRESANTATION

1. That the owners are absolutely seized and possessed of land otherwise well and sufficiently entitled to the said lands morefully mentioned in the schedule 'A' below.
2. That none other than owners have any right, title, interest claim and/ or demand whatever and in respect of the said lands and/ or any portion thereof.
3. The said land is free from all mortgages, encumbrances, charges, liens, lispends, attachments, trusts and acquisitions whatsoever.

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Asansol Municipal Corporation
Development & Planning
Department
Asansol, West Bengal
Date: _____
Signature: _____
Name: _____

Ajay Chatterjee

Kalpana Chatterjee

Saonjoy Chatterjee

Signature

4. That with the execution of this agreement the First Party/land owners handing over vacant possession of the 'A' schedule mentioned land in favour of the Second Party/ developer.
5. The owners hereby gives license and permission to the developer to enter upon the land with full right and authority with men and material to commence carry on and complete development and construction thereon of the multi - storied building in accordance with sanction building plan and or plotting the entire land or part of the land for selling to intending purchaser/s.
6. The owners agrees to sign and execute from time to time modification of plans, applications for lay-outs, sub-division, construction of the building and other applications necessary to be submitted to the authorities concerned at the request of and at the cost of the developer, as and when required.
7. The owners /first party do hereby agrees to answer all reasonable requisitions on title to be made by the second party and shall hand over original copy of all papers and documents which are related to under mentioned schedule A property unto the second party.

ARTICLE 'III', DEVELOPER'S REPRESENTATION

1. The land owners/first party hereby grants exclusive right to the developer to plotting, to be build upon and exploit commercially the said land by constructing several multi-storied building/s, independent self-contained building/buildings, duplex, Row houses, parking space, garage, shops, office rooms, etc. According to the terms and conditions and considerations herein contained as a residential-cum-commercial complex.
2. The Developer/Second party shall be at liberty to prepare site plan/s, floor plan, elevation showing road, boundary walls entry to buildings gate along with elevation and perspective views of land according to its convenience as permissible under law relevant there from.

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Sanjoy Chatterjee
Sanjoy Chatterjee
Sanjoy Chatterjee

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Kalpna Chakraborty

Sanjoy Chatterjee

Sanjoy Chatterjee

3. That it is covenant by the parties herein that the Second Party shall have right to receive loan from any Govt, Semi Govt, Financial Institution, Bank Invest Company, Public Limited Company etc, and also to mortgage said land and building as security only and to sign, execute any deed of mortgage on behalf of the First Parties, also if and when require any signature of the first party, they must be sing in said documents.

Aty Chatterjee

4. The developer shall be entitled to make advertisement, hung up advertisement boards upon the said property and do such other things as might be required for the purpose of sale of the lands, flats in the said premises to be constructed without in any way prejudicing the interest of the owners.

5. The developer shall be at liberty to sell land, and or allot flats/garage/shop/ space etc or units on the said building to be constructed on the said land at its own choice and to enter into agreements with the prospective buyers or allottees individually or collectively on such terms and conditions as developer might think fit and proper.

6. It will be the sole responsibility of the developer to deal with the authorities concerned and to comply with the rules and regulations of the said multi-storied building and transfer thereof to the intending purchaser/s of the flats at its own costs and expenses.

7. The developer will be at liberty to enter into separate contracts in its name with a building contractor, architect and others including the prospective purchaser/s.

8. That after handover the possession, the developer shall paid and discharge all taxes, outgoings, rates, cess and all other levies by the Municipality or Public Body or any authority in relation.

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Kalpana Chakraborty

Sanjoy Chatterjee

Aty Chatterjee

INDIAN ASSOCIATES PRIVATE LIMITED
CONSULTANTS LTD.
Mumbai, India

9. In accordance with law and as required by the authorities concerned including the Municipal Corporation the developer shall bear all costs, charges and expenses, carry out the work of development of the said property and construction and completion to the said multi- storied building, including the drainage system, laying of cables, water pipes and obtaining connections for electricity as might be necessary and required under the plans, sanctions, permissions of the authorities concerned and would make the said property for occupation and use.
10. That all electricity charges of existing electric meter shall be borne by the second party during the said construction and development work.
11. That the terms and conditions of this agreement shall always remain same in case of execution of Development Power of attorney or any such deeds of document.

Arjun Chugh

ARTICLE- 'IV'- CONSIDERATION

In terms of agreement the First Party/ land owners having agreed to grant to the Developer an exclusive right to commercially develop and exploit the said land as provided in schedule 'A' herein and the owners in-lieu of consideration will get Rs. 1,00,00,000(One Crore) out which Rs. 2,00,000/-(Rupees Two lakh) only, vide cheque no. 000856 dated 01.02.2020, Rs. 2,00,000/-(Rupees Two lakh) only, vide cheque no. 000857 dated 01.02.2020, paid Rs. 15,00,000/-(Rupees Fifteen lakh) only, vide cheque no. 001194 dated 27.11.2020 and Rs. 15,00,000/-(Rupees Fifteen lakh) only, vide Cheque No. 001195 dated 27.11.2020 Rs. all in B.O.B Asansol total Rs. 34,00,000/-(Rupees Thirty four lakh) and remaining balance Rs. 66,00,000/-(Rupees Sixty six lakh) only will get in six equal instalment each having Rs 11,00,000/- (Rupees Eleven lakh) only, and they distributed said amount as their own discretion, it will be effected from the day of registration of development agreement, as future share of expected profit and owners no. 1 & 2 shall get two nos of flat in the top of propose building having super built up area 1200(one thousand two hundred) sft each of said proposed building in lieu of their land details mention in schedule 'B' given below as owners allocation.

Kalpana Chakraborty

Sanjoy Chatterjee

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It has been further covenanted between the parties that if the constructions of the said residential flats as owner's allocation exceeds the super built up area mentioned above, in that case the first party will be paid such amount for such excess area at that time market rate and if decrease the area of flats mentioned above, second party will paid extra amount at that time market rate.

ARTICLE- 'V', COMMENCEMENT

1. The agreement shall be deemed to have commenced on and from 15th day of October 2020.
2. The developer shall bear all expenses whatsoever to obtain sanction, permission and/ or clearance of the building plan/s including the cost of preparation of the same, sanction fees and all other expenses as may be necessary with the right to get refund, if any and the owner shall /is no way be liable for the same.
3. The first party/land owners shall render to the developer all reasonable assistance and cooperation necessary to apply for and/ or clearances and hereby agrees and assures the developer to sign and execute such plans, applications and other papers as may be required by the developer from time to time but the first party/ land owners shall have no financial obligation whatsoever for the said purpose.

ARTICLE- 'VI', BUILDING

1. The developer shall develop the land at its own costs and to be construct/erect and complete in all respect several plotting, multi-storied building/s, independent self-contained building/ buildings, duplex, row houses, parking space, garage, shops, office rooms, etc, to be sanctioned and/ or approved by the A.M.C. on the said land.
2. The design and the nature of the buildings to be used shall be according to the specifications to be specified by the Architect/ Engineer to be appointed by the Developer.

WISUDA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD.
Managing Director

Amy Chitra

Kalpana Chakraborty

Sanjay Chatterjee

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3. The Developer shall also at its own cost install and provide such facilities that may be required to be provided according to the statutory bye laws and regulations of the A.M.C. and / or appropriate authorities.

4. The Developer shall be authorised and empowered by the first party/land owners to apply for and to obtain temporary and/ or permanent water connections, electric connections, Telephone, Gas connections and/or other input facilities as may be necessary for such construction.

5. All costs, charges and expenses for construction of the buildings including architects fees, Engineer's fees, Sanction fees etc, Shall be paid and discharged by the developer and the first party/land owners shall have no responsibility whatsoever in this respect.

ARTICLE- 'VII', ALLOCATION

1. The Second Party/developer shall be entitled to sell, transfer, lease, exchange, mortgage, and/ or otherwise deal with or dispose of the schedule mentioned land or part thereof either by constructing several multi-storied building/s, flats, self-contained building/ buildings, duplex, Row houses, parking space, garage, shops, office rooms, etc. or vacant land as developer may deem fit and proper as developer allocation mentioned in schedule 'C' and the second party/developer shall exclusive right to enjoy the sale proceeds, in which the first party/land owners shall have no right to claim any share or amount accrued from such sale.

2. That the Second Party/developer shall have full right to enter into any or all agreement with any third party or parties for selling and transferring the schedule mentioned land or part thereof either vacant land or by constructing several multi-storied building/s, Flats, self-contained building/ buildings, duplex, Row houses, parking space, garage, shops, office rooms, etc. as mentioned earlier shall have every right to receive the entire advance money from the intending transferees and the consideration amount received from such sale as developer's allocation mentioned in schedule 'C'.

ASSOCIATES
CONSULTANTS PVT LTD
Ajay Chaturvedi

Kalpana Chakraborty

Sanjay Chatterjee

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ARTICLE- 'VIII', OWNER'S OBLIGATIONS

1. The First Party/land owners hereby agreed and covenants with the second party/developer not to cause any interference or hindrance in the construction of the building/s at the said land by the developer if the terms of the agreement are strictly complied with by the developer.

2. The first party/land owners hereby agrees and covenants with the second party/developer not to do any of deed or things whereby the developer may be prevented from selling, assigning and/ or disposing the schedule mentioned land or part thereof either vacant or by constructing several multi-storied building/s, Flats, self-contained building/ buildings, duplex, Row houses, parking space, garage, shops, office rooms, etc from developer own allocation.

SCHEDULE 'A' OF THE PROPERTY' (ABOVE REFERRED TO) :-

Within District of Burdwan, Police Station- Hirapur, Post. Office Asansol, Chowki & Addl. Dist. Sub. Registry Office- Asansol, Holding No. 01. 202 of Ward No. 9/84 under Asansol Municipal Corporation, within Mouza- Ismile, J.L. No. 22, under R.S Khatian No. 94(Ninety four) & 356(Three hundred fifty six) corresponding to L.R Khatian No. 6364 to 6366 appertaining to:-

SL NO	R.S.PLOT	L.R.PLOT	AREA (in acres)
01.	524	871	0.01(zero point zero one)
02	524	883	0.016(zero point one six)
03	524	882	0.084(zero point zero eight four)
04	525	882	0.12(zero point one two)

total land measuring an area 0.23(zero point two three) acres with twenty years old two storied building Ground Floor building cover area 400(Four hundred) sft and First Floor cover area 300(Three hundred) sft total cover area 700(Seven hundred) sft

Kalpana Chakraborty
Sanjoy Chatterjee

BKS











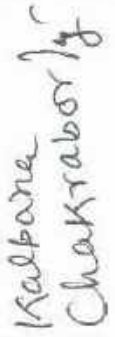
Government of West Bengal

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







OFFICE OF THE A.D.S.R. ASANSOL, District Name :Burdwan

Signature / LTI Sheet of Query No/Year 02052001325231/2020

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

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Mr AJAY CHATTERJEE 2 Pragati Granthagar Road Ismile, P.O:- ASANSOL, P.S:- Hirapur, Asansol, District:-Burdwan, West Bengal, India, PIN - 713301	Land Lord			
2	Mr SANJOY CHATTERJEE 2 Pragati Granthagar Road Ismile, P.O:- ASANSOL, P.S:- Hirapur, Asansol, District:-Burdwan, West Bengal, India, PIN - 713301	Land Lord			
3	Mrs KALPANA CHAKRABORTY No. 2 Mohishila Colony Khudiram Park, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303	Land Lord			

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

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr HARI NARAYAN MISRA 186/1, G.T. Road (East), Ushagram, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303	Representative of Developer [MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD]			
Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr KANU BOSE Son of Late ASIT BOSE 186/1, G.T. Road (East), Ushagram,, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:- Burdwan, West Bengal, India, PIN - 713303	Mr AJAY CHATTERJEE, Mr SANJOY CHATTERJEE, Mrs KALPANA CHAKRABORTY, Mr HARI NARAYAN MISRA			 15/10/2020

(Hillol Ghosh)
 ADDITIONAL DISTRICT
 SUB-REGISTRAR
 OFFICE OF THE A.D.S.R.
 ASANSOL
 Burdwan, West Bengal

Govt. of West Bengal
Directorate of Registration & Stamp Revenue
e-Challan

19-202021-011243338-2

Payment Mode

Counter Payment

Date: 12/10/2020 09:00:55

Bank : State Bank of India

90064970

BRN Date: 12/10/2020 00:00:00

DEPOSITOR'S DETAILS

Id No. : 2001325231/2/2020

[Query No./Query Year]

Name : HN Misra

Contact No. :

Mobile No. : +91 9563383488

E-mail :

Address : ASANSOL

Applicant Name : Mr PALAS SAHA

Office Name :

Office Address :

Status of Depositor : Solicitor firm

Purpose of payment / Remarks : Sale, Development Agreement or Construction agreement

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	2001325231/2/2020	Property Registration- Stamp duty	0030-02-103-003-02	19011
2	2001325231/2/2020	Property Registration- Registration Fees	0030-03-104-001-16	100014

In Words : Rupees One Lakh Nireleen Thousand Twenty Five only

Total

119025

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

HARI NARAYAN MISRA

GOURI SHANKAR MISRA

04/10/1958

Permanent Account Number

AEZPM1426P

[Handwritten Signature]

Signature



In case this card is lost/ found, kindly inform / return to

Income Tax PAN Services Unit, ITNSDL

Plot No. 3, Sector 11, CBD Belapur,

Navi Mumbai - 400 614.

यदि कार्ड खो जाये, कृपया सूचना दें/ वापस करें

आयकर पैन सेवा यूनिट, ITNSDL

प्लॉट नं. 3, सेक्टर 11, एन सी डी बेलपुर,

नवी मुंबई - 400 614.

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

MISRA ASSOCIATES DEVELOPMENT
CONSULTANTS PRIVATE LIMITED

07/07/1988

Permanent Account Number

AADCM649BN

198072011

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ASJPC5058M





नाम / Name
AJAY CHATTERJEE

पिता का नाम / Father's Name
KALI NARAYAN CHATTERJEE

जन्म की तारीख / Date of Birth
05/01/1958

Ajay Chatterjee
हस्ताक्षर / Signature



In case this card is lost/ found, kindly inform / inform to

Income Tax PAN Services Unit, UTTI/ST
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने / पाए जाने की सूचना देनी चाहिए।
आयकर सेवा सेवा इकाई, ए.टी.टी.एस/एस
प्लॉट नंबर 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई - 400 614.

Aaykar Sampark Kendras
For Income Tax Related
Queries Call Toll Free No.
1961
or
18001861961

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

SANJOY CHATTERJEE

KALI NARAYAN CHATTERJEE

21/04/1961

Permanent Account Number

ANQPC1348A

Sanjoy Chatterjee
Signature



In case this card is lost / found, kindly inform / return to :

Income Tax PAN Services Unit, UTITSE

Plot No. 308, I.T. Cell Building,
Sector 10, Connaught Place, New Delhi - 110028

इस कार्ड को खोने/पाने या कृपया सूचित करें/वापस करें।

आयकर पैन सेवा यूनिट, यूटीआईसी

प्लॉट नं. 3, सेक्टर 10, सी.टी.सी. भवन

नवी दिल्ली-110028

आयकर विभाग
INCOME TAX DEPARTMENT
KALPANA CHAKRABORTY



भारत सरकार
GOVT. OF INDIA

KALI NARAYAN CHATTERJEE

20/12/1951

Permanent Account Number

AUJPC8261C

Kalpana Chakraborty

Signature



20009212

Kalpana Chakraborty

इस कार्ड को खोने व फर्से पर कृपया सूचित करे / लोडर
आयकर पैन सेवा इकाई, इन्फो एस डी एल
थ्रीमरी गजेट, साफायर चेंबर
जॉर्ज टेलिफोन एक्सचेंज, बंगलूर
बंगलूर, पुना - 411 045

If this card is lost / someone's loss card is found,
please inform / return to
Income Tax PAN Services Unit - NSDI,
3rd Floor, Sapphire Chambers,
Near Dhanu Telephone Exchange,
Bangl. Pune - 411 045

Tel: 91-20-2538000/2538001/2538002/2538003
e-mail: unit@nsdi.gov.in

ETCH PLAN SHOWING THE POSITION OF LAND WITH STRUCTURE, ON R. S.

PLOT NO - 524, 525, R. S. KHATIAN NO - 94, 356, L. R. PLOT NO - 871, 882, 883,

L. R. KHATIAN NO - 6364, 6365, 6366, P. S. HIRAPUR, MOUZA - ISMILE.

LAND OWNER - 1) AJAY CHATTERJEE, S/O LATE KALI NARAYAN CHATTERJEE.

2) SANJOY CHATTERJEE, S/O LATE KALI NARAYAN CHATTERJEE.

3) SMT. KALPANA CHAKRABORTY, D/O LATE KALI NARAYAN CHATTERJEE..

DEVELOPER - MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD.

TOTAL AREA OF LAND - 23 SATAK.

GROUND FLOOR CONSTRUCTED AREA - 400 SFT.

FIRST FLOOR CONSTRUCTED AREA - 300 SFT.



HOUSE OF MALATI GOSWAMI & OTHERS.



Kalpana Chakraborty

MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD.
Hanuman Prasad
Managing Director

Debabrata Bandyopadhyay
Debabrata Bandyopadhyay
A.M.C., Lic No. - 008 / LBPM

Ajay Chatterjee Sanjoy Chatterjee

Photograph



Left Hand

Thumb



Little finger to Fore finger



Right Hand

Thumb



Fore finger to little finger



Finger prints attested by me: Kalpana Chakraborty

Photograph

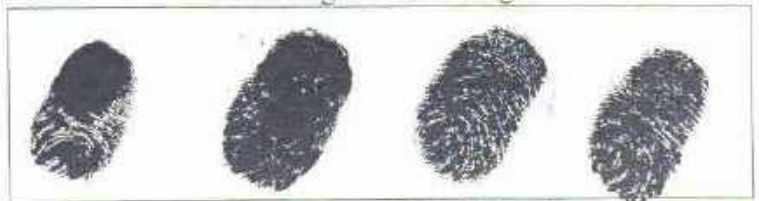


Left Hand

Thumb



Little finger to fore finger



Right Hand

Thumb



Fore finger to little finger



Finger Prints attested by me: Ajay Chatterjee

Photograph



Left Hand

Thumb



Little finger to fore finger



Right Hand

Thumb



Fore finger to little finger



Finger prints attested by me: Sanjoy Chatterjee

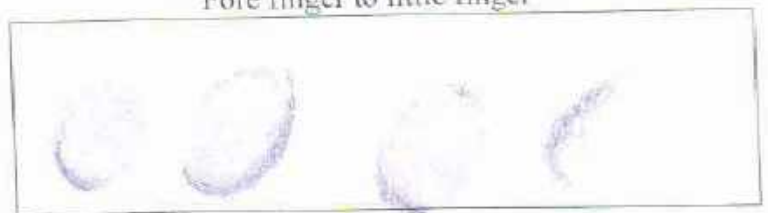
Photograph



Left hand



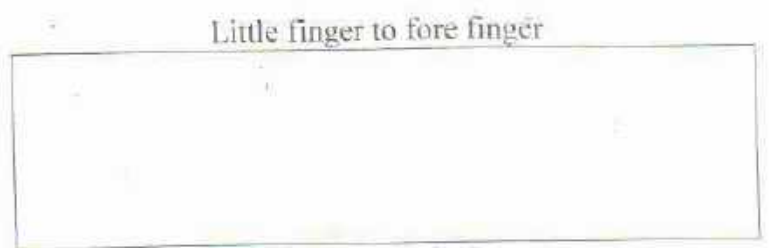
Right hand



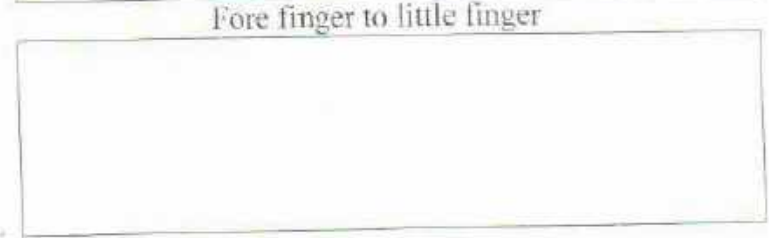
Finger prints attested by me: H. Anjur

Photograph

Left Hand



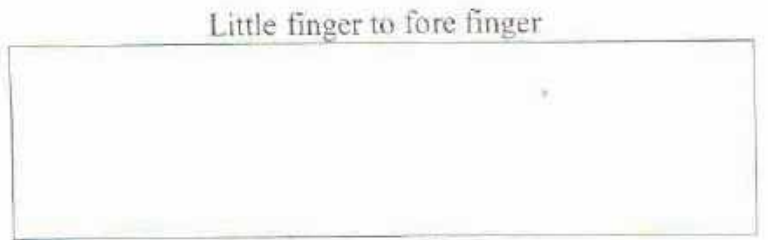
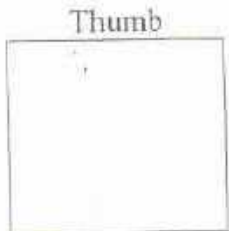
Right Hand



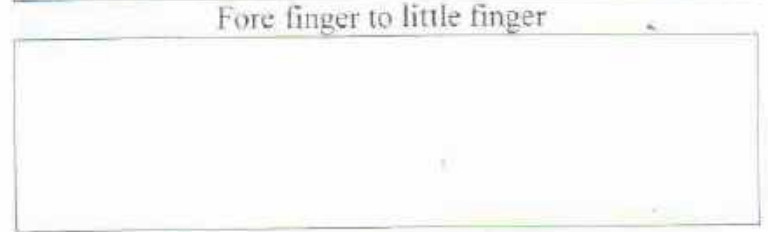
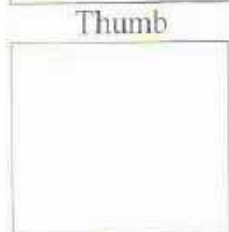
Finger Prints attested by me: _____

Photograph

Left Hand



Right Hand



Finger prints attested by me: _____

The property specifically delineated in the annexed plan, which is part of this deed

ABOVE REFERRED TO "B" SCHEDULE OF THE PROPERTY

(owners allocation in the proposed building)

In the above District, Mouza, P.S. etc owners no. 1 & 2 will get 2(Two) number of residential flat having super built up area 1200(one thousand two hundred) sft on top floor, and all owners will get Rs.1,00,00,000/-(Rupees One crore) only as mentioned earlier, they distributed said amount as their discretion:-

ABOVE REFFRRED TO "C" SCHEDULE

(developer allocation in the proposed building)

In the above. District, Mouza, P.S. etc developer will get entire portion of the building excluding owners allocation, mentioned in schedule 'B'.

IN WITNESS WHEREOF both the parties sign this agreement on the date, month & year written above first.

WITNESSES :-

1. Kanna Bora
S/o Lt. Ashit Kumar Bora
Lishagrem
Asansol

2. Sudipto Chowdhury
S/o Lt Swapan Chowdhury
No. 3 Mohishik Colony
Asansol - 713303

Drafted and prepared by me & typed in
my office as per instruction of the parties.

Palas Saha
Advocate, Asansol Court.

Enrolment No. WB/178/2002

Kalpana Chakraborty
Apur Choudhury
Sanjoy Chatterjee

SIGNATURE OF THE FIRST PARTY

WISMA ASSOCIATED DEVELOPMENT
CONSULTANT PVT. LTD.

H. Anjan Kumar
Managing Director

SIGNATURE OF THE SECOND PARTY

A separate sheet containing the
finger prints of the parties
is attached herewith.

Major Information of the Deed

Deed No :	I-0205-06194/2020	Date of Registration	04/11/2020
Query No / Year	0205-2001325231/2020	Office where deed is registered	
Query Date	11/10/2020 6:14:59 PM	0205-2001325231/2020	
Applicant Name, Address & Other Details	PALAS SAHA ASANSOL COURT, Thana : Asansol (S), District : Burdwan, WEST BENGAL, Mobile No. : 9563383488, Status : Advocate		
Transaction	Additional Transaction		
[0110] Sale, Development Agreement or Construction agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 1], [4311] Other than Immovable Property, Receipt [Rs : 1,00,00,000/-]		
Set Forth value	Market Value		
Rs. 1,00,009/-	Rs. 1,30,31,092/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 20,011/- (Article:48(g))	Rs. 1,00,014/- (Article:E, E, B)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Burdwan, P.S:- Hirapur, Municipality: ASANSOL MC, Road: R. K. Roy Road, Mouza: Ismile, JI No: 22, Pin Code : 713301

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-871 (RS :-524)	LR-6364	Bastu	Danga	0.003 Acre	1/-	1,63,637/-	Property is on Road
L2	LR-882 (RS :-524)	LR-6364	Bastu	Danga	0.068 Acre	1/-	37,09,094/-	Property is on Road
L3	LR-883 (RS :-524)	LR-6364	Bastu	Danga	0.005 Acre	1/-	2,72,728/-	Property is on Road
L4	LR-871 (RS :-524)	LR-6365	Bastu	Danga	0.004 Acre	1/-	2,18,182/-	Property is on Road
L5	LR-882 (RS :-524)	LR-6365	Bastu	Danga	0.068 Acre	1/-	37,09,094/-	Property is on Road
L6	LR-883 (RS :-524)	LR-6365	Bastu	Danga	0.006 Acre	1/-	3,27,273/-	Property is on Road
L7	LR-871 (RS :-524)	LR-6366	Bastu	Danga	0.003 Acre	1/-	1,63,637/-	Property is on Road
L8	LR-882 (RS :-524)	LR-6366	Bastu	Danga	0.068 Acre	1/-	37,09,094/-	Property is on Road
L9	LR-883 (RS :-524)	LR-6366	Bastu	Danga	0.005 Acre	1/-	2,72,728/-	Property is on Road
		TOTAL :			23Dec	9 /-	125,45,467 /-	
	Grand Total :				23Dec	9 /-	125,45,467 /-	

Structure Details :

Sl No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1, L2, L3, L4, L5, L6, L7, L8, L9	700 Sq Ft.	1,00,000/-	4,85,625/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 400 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 300 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 20 Years, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		700 sq ft	1,00,000 /-	4,85,625 /-	

Land Lord Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>Mr AJAY CHATTERJEE (Presentant) Son of Late Kali Narayan CHATTERJEE 2 Pragati Granthagar Road Ismile, P.O:- ASANSOL, P.S:- Hirapur, Asansol, District:-Burdwan, West Bengal, India, PIN - 713301 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ASxxxxx8M,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence</p>
2	<p>Mr SANJOY CHATTERJEE Son of Late Kali Narayan CHATTERJEE 2 Pragati Granthagar Road Ismile, P.O:- ASANSOL, P.S:- Hirapur, Asansol, District:-Burdwan, West Bengal, India, PIN - 713301 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: ANxxxxx8A,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence</p>
3	<p>Mrs KALPANA CHAKRABORTY Daughter of Late Kali Narayan CHATTERJEE No. 2 Mohishila Colony Khudiram Park, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303 Sex: Female, By Caste: Hindu, Occupation: Others, Citizen of: India, PAN No.:: AUxxxxx1C,Aadhaar No Not Provided by UIDAI, Status :Individual, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 16/10/2020 , Admitted by: Self, Date of Admission: 16/10/2020 ,Place : Pvt. Residence</p>

Developer Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<p>MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD 186/1, G.T. Road (East), Ushagram, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303 , PAN No.:: AAxxxxx8N,Aadhaar No Not Provided by UIDAI, Status :Organization, Executed by: Representative</p>

Representative Details :

Sl. No	Name, Address, Photo, Finger print and Signature
1	Mr HARI NARAYAN MISRA Son of Late Gouri Sankar MISRA 186/1, G.T. Road (East), Ushagram, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AExxxxxx6P, Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD (as MD)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr KANU BOSE Son of Late ASIT BOSE 186/1, G.T. Road (East), Ushagram,, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303			
Identifier Of Mr AJAY CHATTERJEE, Mr SANJOY CHATTERJEE, Mrs KALPANA CHAKRABORTY, Mr HARI NARAYAN MISRA			

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec

Transfer of property for L2

Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec

Transfer of property for L3

Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec

Transfer of property for L4

Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.133333 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.133333 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.133333 Dec

Transfer of property for L5		
Sl.No	From	To. with area (Name-Area)
	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
Transfer of property for L6		
Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.2 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.2 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.2 Dec
Transfer of property for L7		
Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.1 Dec
Transfer of property for L8		
Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-2.26667 Dec
Transfer of property for L9		
Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-0.166667 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	Mr AJAY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-233.33333300 Sq Ft
2	Mr SANJOY CHATTERJEE	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-233.33333300 Sq Ft
3	Mrs KALPANA CHAKRABORTY	MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD-233.33333300 Sq Ft

and Details as per Land Record

District: Burdwan, P.S:- Hirapur, Municipality: ASANSOL MC, Road: R. K. Roy Road, Mouza: Ismile, JI No: 22, Pin Code : 713301

Sch No	Plot & Khatian Number	Details Of Land	Owner name in English as selected by Applicant
L1	LR Plot No:- 871, LR Khatian No:- 6364	Owner:অজয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00300000 Acre,	Mr AJAY CHATTERJEE
L2	LR Plot No:- 882, LR Khatian No:- 6364	Owner:অজয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.06800000 Acre,	Mr AJAY CHATTERJEE
L3	LR Plot No:- 883, LR Khatian No:- 6364	Owner:অজয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00500000 Acre,	Mr AJAY CHATTERJEE
L4	LR Plot No:- 871, LR Khatian No:- 6365	Owner:সঞ্জয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00400000 Acre,	Mr SANJOY CHATTERJEE
L5	LR Plot No:- 882, LR Khatian No:- 6365	Owner:সঞ্জয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.06800000 Acre,	Mr SANJOY CHATTERJEE
L6	LR Plot No:- 883, LR Khatian No:- 6365	Owner:সঞ্জয় চ্যাটার্জী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00600000 Acre,	Mr SANJOY CHATTERJEE
L7	LR Plot No:- 871, LR Khatian No:- 6366	Owner:কল্পনা চক্রবর্তী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00300000 Acre,	Mrs KALPANA CHAKRABORTY
L8	LR Plot No:- 882, LR Khatian No:- 6366	Owner:কল্পনা চক্রবর্তী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.06800000 Acre,	Mrs KALPANA CHAKRABORTY
L9	LR Plot No:- 883, LR Khatian No:- 6366	Owner:কল্পনা চক্রবর্তী, Gurdian:কাল নারায়, Address:নিজ , Classification:ডাঙ্গা, Area:0.00500000 Acre,	Mrs KALPANA CHAKRABORTY

10-2020

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 1,30,31,092/-



Hillol Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Burdwan, West Bengal

On 16-10-2020

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

Presented for registration at 20:00 hrs on 16-10-2020, at the Private residence by Mr AJAY CHATTERJEE , one of the Executants.

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

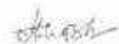
Execution is admitted on 16/10/2020 by 1. Mr AJAY CHATTERJEE, Son of Late Kali Narayan CHATTERJEE, 2 Pragati Granthagar Road Ismile, P.O: ASANSOL, Thana: Hirapur, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713301, by caste Hindu, by Profession Others, 2. Mr SANJOY CHATTERJEE, Son of Late Kali Narayan CHATTERJEE, 2 Pragati Granthagar Road Ismile, P.O: ASANSOL, Thana: Hirapur, , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713301, by caste Hindu, by Profession Others, 3. Mrs KALPANA CHAKRABORTY, Daughter of Late Kali Narayan CHATTERJEE, No. 2 Mohishila Colony Khudiram Park, P.O: USHAGRAM, Thana: Asansol (S), , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713303, by caste Hindu, by Profession Others

Indetified by Mr KANU BOSE, , Son of Late ASIT BOSE, 186/1, G.T. Road (East), Ushagram,, P.O: USHAGRAM, Thana: Asansol (S), , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession Others

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

Execution is admitted on 16-10-2020 by Mr HARI NARAYAN MISRA, MD, MISRA ASSOCIATES DEVELOPMENT CONSULTANT PVT. LTD (Private Limited Company), 186/1, G.T. Road (East), Ushagram, P.O:- USHAGRAM, P.S:- Asansol (S), Asansol, District:-Burdwan, West Bengal, India, PIN - 713303

Indetified by Mr KANU BOSE, , Son of Late ASIT BOSE, 186/1, G.T. Road (East), Ushagram,, P.O: USHAGRAM, Thana: Asansol (S), , City/Town: ASANSOL, Burdwan, WEST BENGAL, India, PIN - 713303, by caste Hindu, by profession Others



Hillol Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Burdwan, West Bengal

On 04-11-2020

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48 (g) of Indian Stamp Act 1899.

Payment of Fees

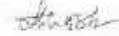
Certified that required Registration Fees payable for this document is Rs 1,00,014/- (B = Rs 1,00,000/- ,E = Rs 14/-)
and Registration Fees paid by Cash Rs 0/-, by online = Rs 1,00,014/-
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 12/10/2020 12:00AM with Govt. Ref. No: 192020210112433382 on 12-10-2020, Amount Rs: 1,00,014/-,
Bank: State Bank of India (SBIN0000001), Ref. No. 90064970 on 12-10-2020, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 20,011/- and Stamp Duty paid by Stamp Rs 1,000/-,
by online = Rs 19,011/-

Description of Stamp

1. Stamp: Type: Impressed, Serial no 648, Amount: Rs.1,000/-, Date of Purchase: 15/10/2020, Vendor name: B Dawn
Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 12/10/2020 12:00AM with Govt. Ref. No: 192020210112433382 on 12-10-2020, Amount Rs: 19,011/-,
Bank: State Bank of India (SBIN0000001), Ref. No. 90064970 on 12-10-2020, Head of Account 0030-02-103-003-02



Hillol Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
Burdwan, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0205-2020, Page from 138445 to 138476
being No 020506194 for the year 2020.



Digitally signed by HILLOL GHOSH
Date: 2020.11.10 13:47:40 +05:30
Reason: Digital Signing of Deed.

Hilol Ghosh

(Hilol Ghosh) 2020/11/10 01:47:40 PM
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ASANSOL
West Bengal.

(This document is digitally signed.)