

2196/15

I 2227/15



S 711745

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Certify that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

Add. District Sub-Registrar
Bidhannagar, (Salt Lake City)

26 NOV 2015

DEVELOPMENT POWER OF ATTORNEY AFTER REGISTERED

DEVELOPMENT AGREEMENT

KNOW ALL TO WHOM THESE PRESENTS shall come I, SRI GOPAL PRASAD GUPTA son of Late Dwarka Lal Gupta, by Nationality: Indian, by faith Hindu, residing at Dwarka Vedmani, AD-169, Salt Lake City, Sector-1, P.O.: Bidhannagar, P.S.: Bidhannagar North, Kolkata-700064, being the representing common Director of (1) M/S. KANYAKUMARI PROPERTIES PVT. LTD. (PAN: AACCK4077G), (2) M/S. ENERGY ENCLAVE PVT. LTD. (PAN: AACCE1130G) & (3) M/S. ESTEEM NIRMAN PVT LTD. (PAN: AACCE1128N), all above companies are registered under the Indian Companies Act, 1956 having both of its principal place of business at AB-9, Salt Lake City, Sector-1, Post Office: Bidhannagar, Police Station Bidhannagar North, Kolkata - 700 064, all abovenamed companies are registered under the Companies Act, 1956 and all are jointly and or collectively hereinafter called and referred to as the "PRINCIPALS" hereby SEND GREETINGS THAT:

1/340917/15
22/11/15
S-388

V/C
508/15

3062

19-01-15

100/-

BHABENDRA KRISHNA ROY
ADVOCATE
COURT CALCUTTA

ক্রেতার নাম _____
 নাম _____
 ঠিকানা _____
 বিধান নগর (সেন্ট্রাল কোর্ট সিটি) এ ছি এম কোর্ট এ
 মাটি স্ট্যাম্প করা তাই _____
 মালিক নাম _____
 টেক্সট বাবাকপুর জেতার মিতা দস্ত
 24 DEC 2014
 998000

Sripal Banerjee



N.C.T.I
1353

Sripal Banerjee



N.C.T.I
1354



Addl. District Sub-Registrar
(Salt Lake City)

24 NOV 2015

Identified by me
 Arpan Chatterjee's signature
 5/0, Sri Tapom Chatterjee
 L.N Pally, H.R.B Road,
 PO + P.S - Nimta, Kol-700019.
 Occupation - Service

WHEREAS the Principals are the joint owners of a piece or parcel of land measuring 20 (Twenty) cottahs be the same a little more or less lying and situate in Part of R.S. Dag No. 148 at Mouza Mahispathan, J.L. No. 18, Police Station Salt Lake (East), at present severally recorded in the names of the First Parties herein under L.R. Kh. Nos: 1264, 1265 & 1266 with B.L. & L.R.O. Rajarhat and D.L.& L.R.O., North 24-Parganas, Ward No.01, within the limits of Bidhan Nagar Municipality, Sector -V, Sub-Registration Office – Addl. District Sub-Registrar, Bidhannagar, Salt Lake City, District: North 24-Parganas, morefully described in the Schedule hereunder written and hereinafter for the sake of brevity referred to as the “SAID DEMISED LAND” / “SAID PROPERTIES”.

WHEREAS we the Principals being the absolute Owners of the “SAID LAND”/“SAID PROPERTY” under the Schedule hereto, having our marketable right, title, interest and physical possession thereof, by a Development Agreement executed by us as the LAND OWNERS/PARTY OF THE FIRST PART and M/S. ASTDURGA CONSTRUCTION PVT. LTD. a Company incorporated under Indian Companies Act, 1956 having its registered office at Dwarka Vedmani, AD-169, Sector-1, Salt Lake City, Post Office Bidhannagar, Police Station Bidhannagar North, being represented by one of its Directors SRI SANJAY GUPTA, son of Sri Gopal Prasad Gupta, by faith Hindu, by occupation Business, by Nationality: Indian, residing at Dwarka Vedmani, AD-169, Sector-1, Salt Lake City, Post Office Bidhannagar, Police Station Bidhannagar North, Kolkata 700 064, as the DEVELOPER/BUILDER/PARTY OF THE SECOND PART therein on 3rd day of November 2015, we have jointly and severally agreed to develop our said property through the said DEVELOPER/BUILDER on terms and conditions contained in the said Development or otherwise Joint Venture Agreement executed by and between us, i.e. the Executants/Land Owners in First Part and the said Developer/Builder on the Second Part.

AND WHEREAS to give true effect to the said Development Agreement and for proper implementation to the terms and conditions thereof, it is necessary to give a Power of Attorney to the said DEVELOPER/BUILDER to enable it to get the requisite exemption, permission, sanction etc. from the appropriate and/or competent authorities for smooth execution of the Development work in the “Schedule Property” and also for selling of the units, flats, car parking spaces and other portions in the new buildings proposed to be constructed on the land under the schedule hereto and also for all other practical purposes in terms of the said Development Agreement executed in between us and the said Developer on day of 21st / 03 / 2015 duly registered at the Office of the A.D.S.R. Bidhannagar, North 24-Parganas vide Deed No. 02139..... for the year 2015.

AND ALSO WHEREAS in terms of the said Registered Development Agreement executed by us as being the Land Owners in First Part and said “M/S. ASTDURGA CONSTRUCTION PVT. LTD.” being the Developer on the Second Part, it is condition precedent to authorize the said DEVELOPER/BUILDER i.e. the said



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"M/S. ASTDURGA CONSTRUCTION PVT. LTD" for proper execution of construction work in the Schedule hereunder written and as such we, (1) M/S. KANYAKUMARI PROPERTIES PVT. LTD. (2) M/S. ENERGY ENCLAVE PVT. LTD. (3) M/S. ESTEEM NIRMAN PVT LTD. the PRINCIPALS herein doth hereby jointly and severally nominate, constitute and appoint 1) M/S. ASTDURGA CONSTRUCTION PVT. LTD., a Company incorporated under Indian Companies Act, 1956 having its registered office at Dwarka Vedmani, AD-169, Sector-1, Salt Lake City, Post Office Bidhannagar, Police Station Bidhannagar North, Kolkata 700 064, 2) SRI SANJAY GUPTA, son of Sri Gopal Prasad Gupta, by faith Hindu, by occupation Business, by nationality: Indian, residing at Dwarka Vedmani, AD-169, Sector-1, Salt Lake City, Post Office Bidhannagar, Police Station Bidhannagar North, Kolkata- 700 064, one of the Directors of said M/S. ASTDURGA CONSTRUCTION PVT. LTD." hereinafter be referred to as the Developers/ Builders to be our true and lawful Attorney/s to do, execute and perform jointly or severally all or any of the following acts, deeds, matters and things namely : -

1. To enter into hold and defend possession of the said land and every part thereof also to manage maintain and administer the Said Land/Said Property and every part thereof.
2. To sign, execute and submit all plans documents statements papers undertaking, declarations and plans as may be required for having the plan sanctioned and/or the sanction plans modified and/or altered by the Bidhannagar Municipality and other Authority Concerned.
3. To appear and represent us before all above necessary authorities including Bidhannagar Municipality, Metropolitan Development Authority, N.K.D.A, HIDCO, Fire Brigade, West Bengal Police, the Competent Authority under the Urban Land (Ceiling and regulation) Act, 1976 and Government of West Bengal in connection with the sanction and modification and/or alteration of plans.
4. To pay fees, obtain sanction and such other orders and permissions from the necessary authorities as be expedient for modification and/or alteration of the plans to be sanctioned by the competent authority and also to submit and take delivery of title deeds concerning the said property and also other papers and documents as may be required by the necessary authorities and to appoint Engineers, Architects and other Agents sub-Contractors for the aforesaid purpose as the said Attorney/s shall think fit and proper.
5. To Develop the said property by making construction of such type of building or building thereon as the said Attorney/s may deem fit and proper and for that purpose to take down demolish and/or remove any house building and/or structure of whatsoever nature on the premises.



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6. To appoint and engage on our behalves Surveyors, Pleaders, Advocates or Solicitors wherever and whenever our said Attorney/s shall think fit and proper to do so discharge and/or terminate his or their appointments at their own discretion.
7. To apply for and obtain electricity, gas, water, sewerage, drainage telephone or other connections of any other utility to the said property and/or to make alterations therein and to close down and/or have dis-connected the same and for that purpose to sign execute and submit all papers applications documents and plans to do all other acts, deeds and things as may be deemed fit and proper by the said Attorney.
8. To give undertakings, assurances and indemnities, so may be required for the purposes aforesaid.
9. To apply for and obtain mutation, conversion, amalgamation, separation, updation, correction, modification, alteration or other recording in respect of the Subject Property or any part thereof and from the B. L. & L. R. O., the D. L. & L. R. O., Bidhannagar Municipality, Metropolitan Development Authority, Collector, District Magistrate, including (ADM), Airport Authority of India and any other appropriate authorities as may be deemed fit and proper by the said Attorney/s.
10. To commence prosecute, enforce, defend, answer and oppose all actions and other legal proceedings and demands touching any of the matters concerning said property or any part thereof including relating to acquisition and/or requisition and/or in respect of the said property or any part thereof and if think fit to compromise settle refer to arbitration, abandon, submit to judgment or become non-suited in any such action or proceedings as aforesaid before any Court Civil, Criminal or Revenue, Tribunals including the Hon'ble High Court Kolkata.
11. To receive compensation payable in respect of any acquisition and/or requisition of the said property or any part thereof.
12. To file and defend suits, cases, appeals, applications and whatever nature for and on behalf of or to be instituted preferred by or against any person or persons in respect of the said property and also to present and prosecute writ application in respect thereof.
13. To sign declare and/or affirm any plaint, written statement, petition, affidavit, verification, Vakalatnama, Warrant of Attorney, memo of appeal or any other documents or papers in any proceedings or in any way connected therewith.
14. To deposit and withdraw fees documents and moneys in and from any court or courts and/or other person or persons or authority and give valid receipts and discharge therefor.



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15. To negotiate for sale, lease and or transfer of the 'Said Property' and/ or undivided share or specified shares thereof and to enter into an agreements, at any price and with such purchaser/s and/or other persons our said Attorney/s shall deem fit and proper and to receive earnest money and/or part and/or full consideration thereunder and also to fulfill and enforce mutual obligations thereto in respect of developer's allocation.
16. To grant "Consent" and "No Objection Certificate" and permit to Transferees of Units, Parking Spaces and other Transferable Areas to take loans from any Banks or Financial Institutions.
17. To settle the price against suitable terms at our Attorney's sole discretion and to sign and execute any Agreement for Sale, Deed of Mortgage, Deed of Lease for any part or portion of the said properties in favour of any intending purchaser or purchasers, financial institute and/or of lessee or lessees and upon entering into such agreement to receive consideration money partly or fully and to give valid receipt and discharge for the same at the exclusive discretion of our said Attorney/s but only in respect of the flats, units and the portions under the "Developer's Allocations" in the proposed buildings/ within the proposed Housing Enclave togetherwith undivided proportionate share of the Said Land under the Schedule hereto as per terms and conditions of the aforesaid Development Agreement.
18. Upon such receipt of consideration in full to prepare, sign, execute and register all such Conveyance and/or Conveyances, Deed of Transfer, Deed of Lease and/or any such Deeds and Documents in favour of any such purchasers, mortgagees and/or lessees as the case may be and execution and registration of such Deeds to Transfer and convey the rights, title and interest of the Schedule property and /or any portion thereof in respect of developer's allocation.
19. To present any or all such Conveyances, Deed of Transfers, and to rectify by Deed of Rectifications and / or any other Deeds or Documents in respect of the Said Properties before the Registrar of Assurances, Kolkata, concerning Sub-Registrar, District Registrar, Additional District Sub-Registrar for registration, to admit and execution and upon receipt of consideration to sign and execute such Deed or Deeds and have the said Conveyances and/or said Deeds and Documents registered and to do all such acts Deeds, things and matters which our said attorneys shall consider proper and necessary for conveying our said properties or any portion thereof in respect of developer's allocation.
20. To raise necessary finances including finance from any financial institution or any other authority or authorities or Financial Institution/s and/or Banks and to create mortgage or any other lien over the land or developed properties by executing registered Deed of Mortgage and/or keeping the title documents of land as security in favour of the Lender.



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21. For any of the purposes hereinbefore stated to appear and represent us before all authorities having jurisdiction and to sign, execute and submit papers and documents jointly or severally.

AND GENERALLY to acts as our Sole Attorney or Agent in relation to all matters touching our said land and proposed building/s and on our behalf to do and execute all, instruments, acts, matters, deeds and things as fully and effectually as we would do if personally present; AND we the abovenamed Principals Companies being the absolute owners of the "SAID LAND/SAID PROPERTIES" under the SCHEDULE hereto doth hereby ratify and confirm and agreed to ratify and confirm all and whatsoever our said Attorney/s shall lawfully do or cause to be done in or about the "SAID PROPERTY" described in the Schedule hereunder.

We hereby declare that the powers and authorities hereby granted are valid and enforceable till the entire "SAID PROPERTY" is fully and properly developed as per terms and conditions contained in the said Development Agreement by the Developers/Builders and that the transfer and/or conveyance of the flats, car parking spaces, shops and others together with undivided proportionate share of the land under the Developer's Allocations are conveyed to the purchasers and Association of Apartment Owners is registered and starts functioning. This Power of Attorney is executed and presented for registration after registration of the Development Agreement executed by us on this day.

Be it mentioned hereto that this General Power of attorney in relation to the aforesaid registered Development agreement executed by us and the said Developers/Builders on this day, shall be read and interpreted analogously considering both the documents a single document and transaction for its legal interpretation.

THE SCHEDULE ABOVE REFERRED TO:
(THE SAID DEMISED LAND/SAID PROPERTIES)

ALL THAT PIECE AND PARCEL OF BASTU LAND containing or admeasuring area of 20 (Twenty) cottahs be the same a little more or less comprised in Part of R.S. Dag No. 148, lying and situated at Mouza: Mahishathan, J.L. No. 18, Mahishathan Polerait Road, Police Station: Salt Lake (East) (formerly Rajarhat P.S.), under L.R. Khatian Nos. 709, 710 & 711, at present severally recorded in the names of the First Parties herein under L.R. Kh. Nos. 1264, 1265 & 1266 with B.L. & L.R.O. Rajarhat and D.L. & L.R.O., North 24-Parganas, Ward No.01, within the limits of Bidhan Nagar Municipality, Sector -V, Sub-Registration Office – Addl. District Sub-Registrar, Bidhannagar, Salt Lake City, District: North 24-Parganas.



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Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

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IN WITNESSES WHEREOF we the abovenamed PRINCIPALS in participation of the abovenamed ATTORNEY have executed these presents on this the 24th day of November... in the year Two Thousand Fifteen.

WITNESSES:-

1. *Arpan Chakraborty*
S/o. Sri Tapan Chakraborty
by Nationality - Indian,
M. B. Road, L. N. Pally,
Post Office: Nimta, P. S.: Nimta,
Pin - 700 049.

2. Nil Kumar Halder
s/o Niranjan Halder
Fardpur Colony,
Natura, Burdwan.

[Signature]
As a Common Director
KANYAKUMARI PROPERTIES PVT. LTD.
ESTEEM NIRMAL PVT. LTD.
ENERGY ENCLAVE PVT. LTD.

PRINCIPALS

ASTDURGA CONSTRUCTION PVT. LTD.

[Signature]
Director
ATTORNEY

Drafted by:
Rabendra Prakash Roy
Advocate
High Court, Calcutta
P - 563/547/89.



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Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)

24 NOV 2015

SPECIMEN FORM FOR TEN FINGER PRINTS

Sl. No.	Signature of the Executants/Presentants	L E F T H A N D									
		Little	Ring	Middle	Fore	Thumb	Little	Ring	Middle	Fore	Thumb
Sl. No.	Signature of the Executants/Presentants	R I G H T H A N D									
		Thumb	Fore	Middle	Ring	Little	Thumb	Fore	Middle	Ring	Little
Sl. No.	Signature of the Executants/Presentants	L E F T H A N D									
		Little	Ring	Middle	Fore	Thumb	Little	Ring	Middle	Fore	Thumb
Sl. No.	Signature of the Executants/Presentants	R I G H T H A N D									
		Thumb	Fore	Middle	Ring	Little	Thumb	Fore	Middle	Ring	Little



Addl. District Sub-Registrar
Bidhanagar, (Salt Lake City)

24 NOV 2015



I 2227/15

Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
OFFICE OF THE A.D.S.R. BIDHAN NAGAR, District Name : North 24-Parganas

Signature / LTI Sheet of Query No/Year 15041000340917/2015



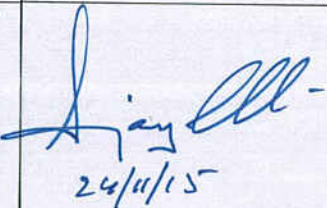
I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1.0	Mr Gopal Prasad Gupta Dwarkan Vedmani, A D- 169, Sec-1, Salt Lake City, P.O.- Bidhannagar, P.S.- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064	Represent ative of Principal [M/s. Energy Enclave Pvt. Ltd.]			<i>Gopal Prasad Gupta</i> 24/11/15
1.1	Mr Gopal Prasad Gupta Dwarkan Vedmani, A D- 169, Sec-1, Salt Lake City, P.O.- Bidhannagar, P.S.- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064	Represent ative of Principal [M/s. Esteem Nirman Pvt.ltd.]			<i>Gopal Prasad Gupta</i> 24/11/15
1.2	Mr Gopal Prasad Gupta Dwarkan Vedmani, A D- 169, Sec-1, Salt Lake City, P.O.- Bidhannagar, P.S.- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064	Represent ative of Principal [M/s. Kanyakum ari Properties Pvt. Ltd.]			<i>Gopal Prasad Gupta</i> 24/11/15





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

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
2	Shri Sanjay Gupta Dwarka Vedmani, A D-169, Sec- I, Salt Lake City, P.O:- Bidhannagar, P.S:- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064	Representative of Attorney [M/s. Asidurga Constructi on Pvt. Ltd.]			 24/11/15
1	Mr Arpan Chakraborty Son of Shri Tapan Chakraborty M B ROAD, L N PALLY, P.O:- Nimta, P.S:- Nimta, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700049		Mr Gopal Prasad Gupta, Shri Sanjay Gupta		Arpan Chakraborty 24/11/2015

(Goutam Sinha Roy)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
BIDHAN NAGAR
North 24-Parganas, West
Bengal





Seller, Buyer and Property Details

A. Principal & Attorney Details

Presentant Details	
SI No	Name and Address of Presentant
1	Mr Gopal Prasad Gupta Dwarka Vedmani, A D-169, Sec- I, Salt Lake City, P. O.: Bidhannagar, P. S:- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064
Principal Details	
SI No	Name, Address, Photo, Finger print and Signature
1	M/s. Kanyakumari Properties Pvt. Ltd. A B-9, Salt Lake City, Sec- I, P. O.: Bidhannagar, P. S:- North Bidhannagar, Kolkata, District:-North 24- Parganas, West Bengal, India, PIN - 700064 PAN No. AACCK4077G.;; Status : Organization
2	M/s. Energy Enclave Pvt. Ltd. A B-9, Salt Lake City, Sec- I, P. O.: Bidhannagar, P. S:- North Bidhannagar, Kolkata, District:-North 24- Parganas, West Bengal, India, PIN - 700064 PAN No. AACCE1130G.;; Status : Organization
3	M/s. Esteem Nirman Pvt.ltd. A B-9, Salt Lake City, Sec- I, P. O.: Bidhannagar, P. S:- North Bidhannagar, Kolkata, District:-North 24- Parganas, West Bengal, India, PIN - 700064 PAN No. AACCE1128N.;; Status : Organization; Represented by their (1-3) representative as given below:-
1 3 (1)	Mr Gopal Prasad Gupta Dwarka Vedmani, A D-169, Sec- I, Salt Lake City, P. O.: Bidhannagar, P. S:- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India.;; Status : Representative; Date of Execution : 24/11/2015;; Date of Admission : 24/11/2015; Place of Admission of Execution : Pvt. Residence



Attorney Details

Name, Address, Photo, Finger print and Signature

Sl No.	Name, Address, Photo, Finger print and Signature
1	M/s. Asidurga Construction Pvt. Ltd. Dwarkanra Vedmani A D-169, Sec- I, Salt Lake City, P.O:- Bidhannagar, P.S:- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064 PAN No. AALCA5946M., Status : Organization: Represented by representative as given below:-
1(1)	Shri Sanjay Gupta Dwarkanra Vedmani A D-169, Sec- I, Salt Lake City, P.O:- Bidhannagar, P.S:- North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India.; Status : Representative; Date of Execution : 24/11/2015; Date of Admission : 24/11/2015; Place of Admission of Execution : Pvt. Residence

B. L'entiffire Details

Identifier Details			Signature
SL No	Identifier Name & Address	Identifier of	
1	Mr Arpan Chakraborty Son of Shri Tapan Chakraborty M B ROAD, L N PALLY, P.O:- Nimta, P S:- Nimta, Kolkata, District:-North 24- Parganas, West Bengal, India, PIN - 700049 Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India,	Mr Gopal Prasad Gupta, Shri Sanjay Gupta	

C. Transacted Property Details

Land Details						Other Details
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	
1	District: North 24-Parganas, P.S:- East Bidhannagar, Municipality: BIDIHANNAGAR, Road: Polerati Road/(Mahishbathan), Mouza: Mahishbathan	LR Plot No:- 148 , LR Khatian No:- 709	20 Katha	1/-	3,14,99,985/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 23 Ft., Adjacent to Metal Road,



Structure Details					Other Details
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	
L-0	Gr. Floor	100 Sq Fl.	0/-		Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete

Transfer of Property from Principal to Attorney					
Sch No.	Name of the Principal	Name of the Attorney	Transferred Area	Transferred Area in(%)	
L1	M/s. Energy Enclave Pvt. Ltd.	M/s. Asidurga Construction Pvt. Ltd.	11	33.3333	
	M/s. Esleem Nirman PVLtd.	M/s. Asidurga Construction Pvt. Ltd.	11	33.3333	
	M/s. Kanyakumari Properties Pvt. Ltd.	M/s. Asidurga Construction Pvt. Ltd.	11	33.3333	

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Sudhir Kumar Naskar
Address	Sikharpur, Thana : Rajarhat, District : North 24-Parganas, WEST BENGAL, PIN - 700135
Applicant's Status	Deed Writer



Office of the A.D.S.R. BIDHAN NAGAR, District: North 24-Parganas

Endorsement For Deed Number : I - 150402227 / 2015

Query No/Year 15041000340917/2015 Serial no/Year 1504002196 / 2015
Deed No/Year I - 150402227 / 2015

Transaction [0138] Sale, Development Power of Attorney after Registered Development Agreement

Name of Presentant Mr Gopal Prasad Gupta Presented At Private Residence
Date of Execution 24-11-2015 Date of Presentation 24-11-2015

Remarks

On 20/11/2015

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 3,14,99,985/-

(Goutam Sinha Roy)

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

On 24/11/2015

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

Presented for registration at 17:30 hrs on : 24/11/2015, at the Private residence by Mr Gopal Prasad Gupta .

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

Execution is admitted on 24/11/2015 by

1. Mr Gopal Prasad Gupta DIRECTOR, M/s. Kanyakumari Properties Pvt. Ltd., A B-9, Salt Lake City, Sec-1, P.O.: Bidhannagar, P.S.: North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064
 2. Mr Gopal Prasad Gupta DIRECTOR, M/s. Energy Enclave Pvt. Ltd., A B-9, Salt Lake City, Sec-1, P.O.: Bidhannagar, P.S.: North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064
 3. Mr Gopal Prasad Gupta DIRECTOR, M/s. Esteem Nirman Pvt.Ltd., A B-9, Salt Lake City, Sec-1, P.O.: Bidhannagar, P.S.: North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal, India, PIN - 700064
- Indefied by Mr Arpan Chakraborty, Son of Shri Tapan Chakraborty, M B ROAD, L N PALLY, P.O: Nimta, Thana: Nimta, City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700049, By caste Hindu, By Profession Others

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


Execution is admitted on 24/11/2015 by

Shri Sanjay Gupta DIRECTOR, M/s. Asidurga Construction-Pvt. Ltd., Dwarka Vedmani, A D--169, Sec-1, Salt Lake City, P.O.: Bidhannagar, P.S.: North Bidhannagar, Kolkata, District:-North 24-Parganas, West Bengal,



India, PIN - 700064

Indefied by Mr Arpan Chakraborty, Son of Shri Tapan Chakraborty, M B ROAD, L N PALLY, P.O: Nimta,
Thana: Nimta. . City/Town: KOLKATA, North 24-Parganas, WEST BENGAL, India, PIN - 700049, By caste
Hindu, By Profession Others


(Goutam Sinha Roy)

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

On 26/11/2015

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 21/- (E = Rs 21/-) and Registration
Fees paid by Cash Rs 21/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs
100/-

Description of Stamp

1. Rs. 100/- is paid on Impressed type of Stamp, Serial no 3062, Purchased on 19/01/2015, Vendor named M
DUTTA


(Goutam Sinha Roy)

ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal





Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1504-2015, Page from 33191 to 33208

being No 150402227 for the year 2015.



Digitally signed by GAUTAM SINHA RAY
Date: 2015.11.30 10:55:27 +05:30
Reason: Digital Signing of Deed.

(Goutam Sinha Roy) 30/11/2015 10:55:26 AM

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. BIDHAN NAGAR

West Bengal.

(This document is digitally signed.)