

8087/19

2-7401/19



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Z 738035

Development of the document is authorized  
in relation. The signature sheet/s and  
the documents sheets attached with this  
document are the part of this document

Advt. Dir. Sub-Registrar  
District Court, Paschim

23 DEC 2019

DEVELOPMENT POWER OF ATTORNEY

THIS DEVELOPMENT POWER OF ATTORNEY is made on this the 23<sup>rd</sup> day of  
December, 2019

BY Us viz.

- (1) **SRI NARAYAN CHANDRA GHOSH** (PAN : AGXPG8064F,  
AADHAR NO.5881-8052-0690) son of Late Haran Chandra Ghosh , (2) **SMT  
TAPASHI GHOSH** (PAN :AGWPG7267K, AADHAR NO.3556-4021-7746)  
wife of Sri Narayan Chandra Ghosh ,(3) **SRI SUBHAJIT GHOSH**

Cont... P/g=2

Handwritten notes on the left margin: 23.12.19, 13.40, 1605/19, 268945/19

PAN:BNYPG7448F  
and (A)

Sl. NO. 24550 DATE 23/12/19  
NAME T.N. ASSOCIATE  
ADDRESS 1901 Mukundapur - K01 - 75

RS. 50/-

TANMOY KAR PURKAYASTHA  
(STAMP VENDOR)  
ALIPORE POLICE COURT  
KOLKATA-27

*[Faint, illegible text]*



Addl. Dist. Sub-Registrar  
Kolkata  
23 DEC 2019  
South 24 Parganas  
Kolkata-700027

Joy Chakraborty  
S/o Late Suresh Chakraborty  
Kashpa Pepsu Buzen  
1401 13 Pt Sonar  
(Business)



(PAN :BNYPG7448E, AADHAR NO.4773-1518-8209) son of Sri Narayan Chandra Ghosh, and (4) SRI ARIJIT GHOSH (PAN :BUFPG5096L, AADHAR NO.3316-7405-4066) son of Sri Narayan Chandra Ghosh, all by Nationality – Indian, by faith – Hindu, by occupation No.(1) and (2) Business, No.(3) Service and (4) – Student, all are residing at 1901, Mukundapur , E-20, Sammilani Park , P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700 075 , hereinafter referred to as the “OWNERS” / ONE PART / PRINCIPAL HEREBY SEND GREETINGS in favour of T.N.ASSOCIATE (PAN : AADFT8733E) a partnership firm having its office at 1901, Mukundapur , E-20, Sammilani Park, P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075 , represented by its partners (1) SRI NARAYAN CHANDRA GHOSH (PAN : AGXPG8064F, AADHAR NO.5881-8052-0690) son of Late Haran Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park, P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075 and (2) SMT TAPASHI GHOSH (PAN :AGWPG7267K, AADHAR NO.3556-4021-7746) wife of Sri Narayan Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park , P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075, hereinafter called the ATTORNEY HOLDERS .

In this Power of Attorney the following additional expressions shall unless repugnant to the context shall have the meaning assigned thereto:

1. “The Attorney” means T.N. ASSOCIATE a partnership firm having its office at 1901, Mukundapur , E-20, Sammilani Park, P.O. Santoshpur, P.S.:- Survey Park,

Cont.....P/g=3

Kolkata-700075 , represented by its partners (1) **SRI NARAYAN CHANDRA GHOSH** (PAN : AGXPG8064F, AADHAR NO.5881-8052-0690) son of Late Haran Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park, P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075 and (2) **SMT TAPASHI GHOSH** (PAN :AGWPG7267K, AADHAR NO.3556-4021-7746) wife of Sri Narayan Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park , P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075.

II. **“Building Plan”** means the plan for construction of the buildings and other structures on the said Land as may be sanctioned by the appropriate authority.

III. **“Customers” or “Purchasers”** means the persons who shall book and / or enter into agreements for purchasing and acquiring the Units and / or Parkings in the Project Complex.

IV. **“Development Agreement”** means the agreement dated 23rd December, 2019 entered into by and between the Owners of the one part and the Developer of the other part and registered in the office of the ADSR, Alipore, 24 Parganas (South) in Book No - 1....., Volume No...1605.....Pages from .....to .....Being 7399.....for the year 2019 whereby and whereunder the Owners granted exclusive right of development of the said Land to the Developer for constructing the Project Complex on the said Land at its own costs and expenses in consideration of the Developer’s Allocation and on the terms and conditions stated therein.

*Narayan Chandra Ghosh,  
Tapashi Ghosh.*

- V. **"Developer's Allocation"** means proportionate Gross Revenue Receipts of the Developer which shall be 50% .
- VI. **"GRR"** or **"Gross Revenue Receipts"** means the amounts that shall be received and / or generated upon booking or sale or transfer or marketing of the Units and Parkings comprised in the Project Complex but does not include the maintenance deposit or maintenance charges Project Taxes, stamp duty , registration charges etc. which may be received or receivable by the Developer from the Customers.
- VII. **"Marketing"** means marketing of the Project Complex .
- VIII. **"Owners' Allocation"** means proportionate Gross Revenue Receipts of the Owner which shall be 50% .
- IX. **"Project"** means a housing project with commercial spaces if any, to be constructed and developed on the said land by the Developer in terms of the Agreement.
- X. **"Project Complex"** means the said Land together with the buildings and other structures as shall be constructed or developed thereon by the Developer in pursuance of the Development Agreement.
- XI. **"The said Land"** means ALL THAT duly demarcated piece and parcel of bastu land at Premises No.39/1, Madhya Para, Assessee No. 31-112-11-0515-2 , Ward No.112 under Kolkata Municipal Corporation, P.O. & P.S. Bansdroni, Kolkata-700070, Mouza - Roynagar, Dag No.201, Khatian No.428, J.L. No.47 measuring 1 Bigha 00 (zero) Cottah 04 (four ) Chittaks 37 (thirty seven) Sq.Ft. be the same or a little more or less along with a Tin roofed with cemented floor semi pucca building having an area of 720 sq.ft. more or less and 2(two) outside toilets



having an area of 104 sq.ft. more or less about 12 years old , more fully described in the First Schedule hereunder.

XII. "Units" means the residential flats or commercial spaces if any, comprised in the Project Complex and intended to be sold to the Customers.

All other expressions used herein and defined in the Development Agreement shall have the same meaning as ascribed thereto in the Development Agreement.

#### **WHEREAS**

A. The Owners are the lawful owners and / or raiyats of the said land.

B. By the Development Agreement the Owners granted exclusive right of development of the said Land to the Developer for construction of the Project Complex on the said Land at its own costs and expenses and in consideration of the Developer's Allocation and on the terms and conditions stated therein.

C. Under the Development Agreement the Owners are obliged to execute a power of attorney in favour of the Developer for execution and construction of the Project Complex and for marketing the same in the name and on behalf of the Owners with a stipulation that the Developer shall be at liberty to perform all such acts and deeds through its such partner as the partnership firm of the Developer may from time to time appoint in this regard.

**NOW THIS POWER OF ATTORNEY WITNESSETH** that the Owners do and each of them doth hereby nominate , constitute and appoint the Developer being **T.N. ASSOCIATE** a partnership firm having its office at 1901, Mukundapur , E-20, Sammilani Park, P.O.

Cont.....P/g=6

Santoshpur, P.S.:- Survey Park, Kolkata-700075 , represented by its partners (1) **SRI NARAYAN CHANDRA GHOSH** (PAN : AGXPG8064F, AADHAR NO.5881-8052-0690) son of Late Haran Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park, P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075 and (2) **SMT TAPASHI GHOSH** (PAN :AGWPG7267K, AADHAR NO.3556-4021-7746) wife of Sri Narayan Chandra Ghosh , by Nationality – Indian, by faith - Hindu, by occupation - Business, residing at 1901, Mukundapur , E-20, Sammilani Park , P.O. Santoshpur, P.S.:- Survey Park, Kolkata-700075 as its true and lawful attorney to do all acts , deeds and things in the name and on behalf of the Owners for development of the said Land by constructing the Project Complex and also to market the Project the same and for this purpose to do all acts, deeds and things in their names and on their behalf in consonance with the Development Agreement including the followings acts, deeds and things , that is to say-

1. To take all steps as may be required or necessary for getting the land use of the said Land converted (if required) in appropriate Government records and for that purpose to make, sign, file all applications affidavits on behalf of the Owners, to appear and represent the Owners before all Government officers and authorities and to do all acts, deeds and things in connection therewith.
2. To appoint an architect for surveying the said Land and for preparing draft Building Plan.
3. To sign the Building Plan in the name and on behalf of the Owners and submit the same before the Kolkata Municipal Corporation or any other authority and do all

Cont.....P/g=7

acts, deeds and things as may be required or necessary for obtaining sanction of the Building Plan.

4. To Pay application fees and all other fees and expenses for obtaining sanction of the Building Plan.

5. To receive all payments and refunds in connection with the Building Plan and to issue valid and effectual receipts for the same.

6. To appear and represent the Owners before any authority for obtaining sanction of the Building Plan.

7. To file and sign all applications, petitions and to enter into all correspondence in the name and on behalf of the Owners for obtaining sanction of the Building Plan.

8. To produce and submit all original documents of title relating to the said Land before the appropriate authority and also to receive back the same from such authorities.

9. To receive sanctioned Building Plan, all permissions, sanctions, approvals from the Kolkata Municipal Corporation or any other authority on behalf of the Owners.

10. To make changes in the draft Building Plan or in the sanctioned Building Plan and to apply for additions, alterations, variations or amendments of the sanctioned Building Plan and to take all steps for obtaining approval of such addition, alterations, variations, amendments of the sanctioned Building Plan from Kolkata Municipal Corporation.

Cont.....P/g=8



11. To appear and represent the Owners before the Kolkata Municipal Corporation, Land Reforms authorities including BL & LRO, DL & LRO, competent authorities under the Fire Brigade, Local Police, the competent authority under the Urban Land (Ceiling and Regulation) Act, 1976 or any other authority in connection with the sanction, modification and / or alteration of the sanctioned plans or for obtaining no objection certificate or any approval or permission.
12. To pay fees, obtain sanction and such other orders and permissions from the necessary authorities as may be expedient for sanction of the plans and / or modification and / or alteration of the sanctioned plans and also to submit and take delivery of title deeds concerning the said Land and other papers and documents as be required by the requisite authorities.
13. To pay land revenue, rates and taxes and house tax and / or other levies and charges to the competent authority and to make / raise objections against enhancement of taxes in respect of the said land and / or the Project Complex.
14. To supervise, manage, control and look after the Project Complex and take all steps for protection and preservation of the said land and / or Project Complex.
15. To take all steps for construction of the Project Complex on the said Land.
16. To apply for water, sewerage, electricity, telephone, multimedia, cable internet, telex and gas connections and other necessary connections and to do all other acts and deeds which are required for making the Project Complex habitable.
17. To obtain necessary completion or occupancy certificates whether partial or complete of the Project Complex from the Kolkata Municipal Corporation and to make the Project Complex habitable.

Cont.....P/g=9

18. To take all steps for marketing of the Project Complex and for that purpose to engage and appoint brokers, marketing agents, advertising agents, sales representatives, or any other agent or personnel.
19. To negotiate, make bookings and enter into all agreements for sale, in respect of the saleable areas in the Project Complex and to sell and transfer the same.
20. To make , sign , execute all agreements for sale, sale deeds, or transfer documents in respect of the saleable areas comprised in the Project Complex in favour of the customers or purchasers or their transferees or assigns as the case may be.
21. To receive and collect the Gross Revenue Receipts from the customers and / or purchasers of the Units and Parkings in the Project Complex and to issue valid and proper receipts for the same.
22. To deposit the Gross Revenue Receipts in the Sale Consideration Account and / or collection account in the name of, T.N, Associate.
23. To lay down or frame rules and regulations for enjoyment of the Units in the Building Complex by the customers and / or purchasers thereof.
24. To charge or encumber or mortgage only the Developers Allocation in the Project Complex in favour of any Bank or financial institution for obtaining loan or finance for execution of the Project Complex.
25. To appear and represent the Owners before the Stamp Authorities, registration authorities or any other authorities for all or any of the aforesaid purposes.
26. To initiate, conduct and defend all legal proceedings relating to the said Land or the Project Complex.

27. To engage, retain and appoint advocates, lawyers or any other professional agent and to revoke and / or cancel such appointment from time to time as the said Attorney shall think proper.

28. To make sign, execute, affirm and verify plaints, written statement, memo of appeals, revisions, application, petitions, affidavits, declarations, vakalatnama, and other papers and documents as may from time to time be required.

29. To withdraw money deposited in any Court, Land Acquisition office , rent Controller and / or from any other authority.

AND GENERALLY to do , execute and perform all or any other act, deed, matters or things whatsoever which ought to be done executed or performed for all or any of the aforesaid purposes as the said Attorney shall deem fit and proper.

AND the Owners do and each of them hereby ratify and confirm and agree to ratify and confirm all and whatever the said Attorney shall do or cause to be done lawfully by virtue of this Power of Attorney to the end and intent the owners themselves could do if personally present.

AND the Owners hereby direct that the Attorney shall be at liberty to exercise all powers under this **POWER OF ATTORNEY** through its such Partner as the Partnership Firm of the attorney may from time to time appoint in this regard.

Cont.....P/g=11



**THE FIRST SCHEDULE HEREINABOVE REFERRED TO  
(Description of the said Land)**

All that duly demarcated piece and parcel of **BASTU** land upon mutation by Kolkata Municipal Corporation in the names of the Owner is known as **Premises No.39/1, Madhya Para**, Assessee No. 31-112-11-0515-2 , Ward No.112 under Kolkata Municipal Corporation, P.O. & P.S. Bansdrani, Kolkata- 700070, Mouza - Roynagar, Dag No.201, Khatian No.428, J.L. No.47, measuring **1 Bigha 00 (zero) Cottah 04 (four) Chittaks 37 (thirty seven) Sq.Ft.** be the same or a little more or less along with a Tin roofed with cemented floor semi pucca building having an area of 720 sq.ft. more or less and 2(two) outside toilets having an area of 104 sq.ft. more or less about 12 years old .

The said land is butted and bounded as follows:-

By the North :- Bank Gardens

By the South:- 19 ft wide KMC Road and Balance Property of the Vendors

By the East:- 234, Postal Park and Balance Property of the Vendors

By the West :- 236 , Postal Park and 237, Postal Park, Roynagar.

Cont.....P/g=12

IN WITNESS WHEREOF the Owners have executed this POWER OF ATTORNEY on the day month and year first above written.

SIGNED, SEALED AND DELIVERED by the

At Kolkata in the presence of:

WITNESSES:-

1. Joy Chakraborty  
Keshu peribayan  
K01-153  
P.S. Navanagar

1. Narayan Chandra Ghose

2. Tapashi Ghosh.

3. Subhojit Ghosh

4. Arijit Ghosh

SIGNATURE OF THE PRINCIPALS

Accepted the power and undertake to act accordingly

Part. ASSOCIATE

Narayan Chandra Ghose

Partner

Part. ASSOCIATE

Tapashi Ghosh.

Partner

SIGNATURE OF THE ATTORNEYS

Drafted by:

Tapas Chakraborty

Advocate:

Regd no WB/2691/99  
Alipore police court

Typed by me:

Alok Kumar Dutta



Hand

	Thumb	1 <sup>st</sup> finger	Middle finger	Ring finger	Small finger
Left Hand					
Right Hand					

Name : ..NARAYAN CHANDRA GHOSH

Signature *Narayan Chandra Ghosh*



Hand

	Thumb	1 <sup>st</sup> finger	Middle finger	Ring finger	Small finger
Left Hand					
Right Hand					

Name : ..TAPASHI GHOSH.

Signature *Tapashi Ghosh*

	Thumb	1 <sup>st</sup> finger	Middle finger	Ring finger	Small finger
Left Hand					
Right Hand					

Name : .....

Signature.....



Thumb      1<sup>st</sup> finger      Middle finger      Ring finger      Small finger



Left Hand					
Right Hand					

Name :.....SUBHAJIT GHOSH

Signature.....Subhajit Ghosh

Thumb      1<sup>st</sup> finger      Middle finger      Ring finger      Small finger



Left Hand					
Right Hand					

Name :.....ARIJIT GHOSH

Signature.....Arijit Ghosh

Thumb      1<sup>st</sup> finger      Middle finger      Ring finger      Small finger

Left Hand					
Right Hand					

Name :.....

Signature.....



T.N. ASSOCIATE  
*Tapashi Ghosh*  
Partner

T.N. ASSOCIATE  
*Narayan Chandra Ghosh*  
Partner

आयकर विभाग

INCOME TAX DEPARTMENT

NARAYAN CHANDRA GHOSH

HARAN CHANDRA GHOSH

07/07/1955

Permanent Account Number

AGXPG8064F

*Narayan Chandra Ghosh*

Signature



भारत सरकार  
GOVT. OF INDIA



10000008

*Narayan Chandra Ghosh.*





भारत सरकार  
GOVERNMENT OF INDIA



Narayan Chandra Ghosh  
Year of Birth : 1955  
Male



5881 8052 0690

आधार - आम आदमी का अधिकार

*Narayan Chandra Ghosh*



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address:  
S/O Haran Chandra Ghosh, PREMISES  
NO-1901, MUKUNDAPUR, E-20,  
SAMMILANI PARK, P.S.-SURVEY PARK,  
Santoshpur S.O, Kolkata, West Bengal,  
700075

1947  
1820 199 1047

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,  
Bangalore-560 001

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

TAPASHI GHOSH

ANIL CHANDRA GHOSH

29/04/1969

Permanent Account Number

AGWPG7267K

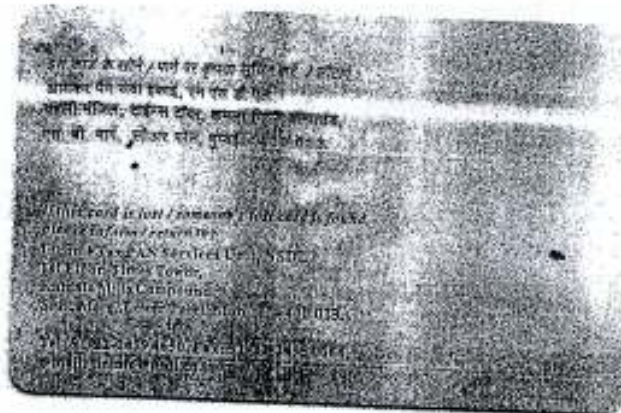
*Tapashi Ghosh*

Signature



31/12/2008

*Tapashi Ghosh*



भारत सरकार  
GOVERNMENT OF INDIA



Tapashi Ghosh  
Year of Birth : 1969  
Female



3556 4021 7746

आधार - आम आदमी का अधिकार

Tapashi Ghosh.

आधार  
आधार

भारतीय पहचान प्राधिकरण  
INDIAN IDENTIFICATION AUTHORITY OF INDIA

Address:  
W/O Narayan Chandra Ghosh, 1901  
MUKUNDAPUR, E-20, SAMMILANI PARK  
P.S.-SURVEY PARK, Santoshpur S.O,  
Kolkata, West Bengal, 700075

1947  
1900 180 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No.1947,  
Kolkata-700 001



आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

स्थायी विवरण कार्ड  
Permanent Account Number Card

BNYPG7448E

भारत सरकार

नाम  
NARAYAN CHANDIA GHOSH

09/07/1997



*Subhajit Ghosh*



भारत-सरकार  
GOVERNMENT OF INDIA



Subhajit Ghosh  
Year of Birth : 1997  
Male



4773 1518 8209

आधार – आम आदमी का अधिकार

*Subhajit Ghosh*



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address:

S/O Narayan Chandra Ghosh, 1901,  
MUKUNDAPUR E-20 SAMMILANI PARK,  
P.S- SURVEY PARK, Santoshpur S.O,  
Kolkata, West Bengal, 700075

2347  
1600 180 1847

1600 180 1847

www.uidai.gov.in

P.O. Box No. 1947,  
Bengaluru-560 001

*Subhajit Ghosh*

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

BUFG5096L



नाम / Name  
ARIJIT GHOSH

पिता का नाम / Father's Name  
NARAYAN CHANDRA GHOSH

जन्म तिथि / Date of Birth  
09/09/1999

*Arijit Ghosh*  
हस्ताक्षर / Signature



31012018

*Arijit Ghosh*





भारत सरकार  
GOVERNMENT OF INDIA



Arijit Ghosh  
Year of Birth : 1999  
Male



3316 7405 4066

आधार - आम आदमी का अधिकार

*Arijit Ghosh*



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address:  
S/O Narayan Chandra Ghosh, 1901,  
MUKUNDAPUR E-20 SAMMILANJ PARK,  
P.S- SURVEY PARK, Santoshpur S.O,  
Kolkata, West Bengal, 700075

1947  
1100 199 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947  
Bengaluru-500 001

### Major information of the Deed

No / Year	I-1605-07401/2019	Date of Registration	23/12/2019
Registry Date	1605-1000268945/2019	Office where deed is registered	A.D.S.R. ALIPORE, District: South 24-Parganas
Applicant Name, Address & Other Details	Joy Chakraborty Alipore, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027, Mobile No. : 9836307797, Status :Others		
Transaction	[0138] Sale, Development Power of Attorney after Registered		
Development Agreement	Additional Transaction		
Set Forth value	Rs. 2/-		
Stampduty Paid(SD)	Rs. 50/- (Article:48(g))		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160507392/2019 Received Rs. 50/- ( FIFTY only ) from the applicant for issuing the assement slip.(Urban area)		

#### and Details :

istrict: South 24-Parganas, P.S:- Bansdrani, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Madhya  
 ara, Premises No: 39/1, Ward No: 112 Pin Code : 700070

Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
		Bastu	1 Bigha 4 Chatak 37 Sq Ft	1/-	1,70,09,246/-	Width of Approach Road: 19 Ft.,
<b>Grand Total :</b>				<b>1/-</b>	<b>170,09,246/-</b>	

#### Structure Details :

Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
On Land L1	824 Sq Ft.	1/-	6,18,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 824 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete				
<b>Total :</b>	<b>824 sq ft</b>	<b>1/-</b>	<b>6,18,000/-</b>	



alls :

Address, Photo, Finger print and Signature

Name	Photo	Finger Print	Signature
<b>Mr NARAYAN CHANDRA GHOSH (Presentant )</b> Son of Late HARAN CHANDRA GHOSH Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office	 23/12/2019	 LTI 23/12/2019	 23/12/2019

E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700075 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AGXPG7267K, Aadhaar No: 58xxxxxxxx0690, Status :Individual, Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office


Name	Photo	Finger Print	Signature
<b>Smt TAPASHI GHOSH</b> Wife of Mr NARAYAN CHANDRA GHOSH Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office	 23/12/2019	 LTI 23/12/2019	 23/12/2019

E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700075 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: AGWPG7267K, Aadhaar No: 35xxxxxxxx7746, Status :Individual, Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office

Name	Photo	Finger Print	Signature
<b>Mr SUBHAJIT GHOSH</b> Son of Mr NARAYAN CHANDRA GHOSH Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office	 23/12/2019	 LTI 23/12/2019	 23/12/2019

E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700075 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No.: BNYPG7448E, Aadhaar No: 47xxxxxxxx8209, Status :Individual, Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office



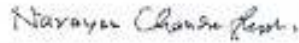


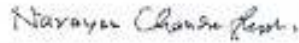


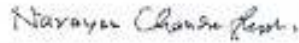


Name	Photo	Finger Print	Signature
<b>ARJIT GHOSH</b> Mr NARAYAN CHANDRA GHOSH Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office	 <small>23/12/2019</small>	 <small>LTI 23/12/2019</small>	 <small>23/12/2019</small>
E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata, District:-South 24- Parganas, West Bengal, India, PIN - 700075 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, PAN No.:: BUFGP5096L, Aadhaar No: 33xxxxxxxx4066, Status :Individual, Executed by: Self, Date of Execution: 23/12/2019 , Admitted by: Self, Date of Admission: 23/12/2019 ,Place : Office			



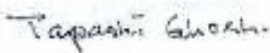
**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>T N ASSOCIATE</b> E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700075 , PAN No.:: AADFT8733E,Aadhaar No Not Provided, Status :Organization, Executed by: Representative

**Representative Details :**

Sl No	Name,Address,Photo,Finger print and Signature								
1	<table border="1"> <thead> <tr> <th>Name</th> <th>Photo</th> <th>Finger Print</th> <th>Signature</th> </tr> </thead> <tbody> <tr> <td> <b>Mr NARAYAN CHANDRA GHOSH</b>            Son of Late HARAN CHANDRA GHOSH            Date of Execution -            23/12/2019, , Admitted by:            Self, Date of Admission:            23/12/2019, Place of            Admission of Execution: Office         </td> <td>   <small>Date: 23 2019 4:27PM</small> </td> <td>   <small>LTI 23/12/2019</small> </td> <td>   <small>23/12/2019</small> </td> </tr> </tbody> </table> <p>1901, MUKUNDAPUR, E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata,            District:-South 24-Parganas, West Bengal, India, PIN - 700075, Sex: Male, By Caste: Hindu,            Occupation: Business, Citizen of: India, , PAN No.:: AGXPG8064F, Aadhaar No: 58xxxxxxxx0690            Status : Representative, Representative of : T N ASSOCIATE (as PARTNER)</p>	Name	Photo	Finger Print	Signature	<b>Mr NARAYAN CHANDRA GHOSH</b> Son of Late HARAN CHANDRA GHOSH Date of Execution - 23/12/2019, , Admitted by: Self, Date of Admission: 23/12/2019, Place of Admission of Execution: Office	 <small>Date: 23 2019 4:27PM</small>	 <small>LTI 23/12/2019</small>	 <small>23/12/2019</small>
Name	Photo	Finger Print	Signature						
<b>Mr NARAYAN CHANDRA GHOSH</b> Son of Late HARAN CHANDRA GHOSH Date of Execution - 23/12/2019, , Admitted by: Self, Date of Admission: 23/12/2019, Place of Admission of Execution: Office	 <small>Date: 23 2019 4:27PM</small>	 <small>LTI 23/12/2019</small>	 <small>23/12/2019</small>						



Name	Photo	Finger Print	Signature
<b>TAPASHI GHOSH</b> Son of Mr NARAYAN CHANDRA GHOSH Date of Execution - 23/12/2019, Admitted by: Self, Date of Admission: 23/12/2019, Place of Admission of Execution: Office	 <small>Dec 23 2019 4:29PM</small>	 <small>L1 23/12/2019</small>	 <small>23/12/2019</small>
1901, MUKUNDAPUR, E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700075, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AGWPG7267K, Aadhaar No: 35xxxxxxx7746 Status : Representative, Representative of : T N ASSOCIATE (as PARTNER)			

**Identifier Details :**

Name	Photo	Finger Print	Signature
<b>Mr Joy Chakraborty</b> Son of Late S Chakraborty 435, Laskar Road, P.O:- Laskarpur, P.S:- Sonarpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700153	 <small>23/12/2019</small>	 <small>23/12/2019</small>	 <small>23/12/2019</small>
Identifier Of Mr NARAYAN CHANDRA GHOSH, Smt TAPASHI GHOSH, Mr SUBHAJIT GHOSH, Mr ARIJIT GHOSH, Mr NARAYAN CHANDRA GHOSH, Smt TAPASHI GHOSH			

**Transfer of property for L1**

Sl.No	From	To. with area (Name-Area)
1	Mr NARAYAN CHANDRA GHOSH	T N ASSOCIATE-8.37432 Dec
2	Smt TAPASHI GHOSH	T N ASSOCIATE-8.37432 Dec
3	Mr SUBHAJIT GHOSH	T N ASSOCIATE-8.37432 Dec
4	Mr ARIJIT GHOSH	T N ASSOCIATE-8.37432 Dec

**Transfer of property for S1**

Sl.No	From	To. with area (Name-Area)
1	Mr NARAYAN CHANDRA GHOSH	T N ASSOCIATE-206.00000000 Sq Ft
2	Smt TAPASHI GHOSH	T N ASSOCIATE-206.00000000 Sq Ft
3	Mr SUBHAJIT GHOSH	T N ASSOCIATE-206.00000000 Sq Ft
4	Mr ARIJIT GHOSH	T N ASSOCIATE-206.00000000 Sq Ft

**Endorsement For Deed Number : I - 160507401 / 2019**



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

Under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 4  
Indian Stamp Act 1099.

**resentation(Under Section: 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1932)**

Presented for registration at 13:40 hrs on 23-12-2019, at the Office of the A.D.S.R. ALIPORE by Mr NARAYAN CHANDRA GHOSH , one of the Executants.

**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 1,76,27,246/-

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

Execution is admitted on 23/12/2019 by 1. Mr NARAYAN CHANDRA GHOSH, Son of Late HARAN CHANDRA GHOSH, E-20, SAMMILANI PARK, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by Profession Business, 2. Smt TAPASHI GHOSH, Wife of Mr NARAYAN CHANDRA GHOSH, E-20, SAMMILANI PARK, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by Profession Business, 3. Mr SUBHAJIT GHOSH, Son of Mr NARAYAN CHANDRA GHOSH, E-20, SAMMILANI PARK, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by Profession Service, 4. Mr ARIJIT GHOSH, Son of Mr NARAYAN CHANDRA GHOSH, E-20, SAMMILANI PARK, P.O: SANTOSH PUR, Thana: Purba Jadabpur, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700075, by caste Hindu, by Profession Student

Indetified by Mr Joy Chakraborty, , Son of Late S Chakraborty, 435, Laskar Road, P.O: Laskarpur, Thana: Sonarpur, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Business

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

Execution is admitted on 23-12-2019 by Mr NARAYAN CHANDRA GHOSH, PARTNER, T N ASSOCIATE, E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PI - 700075

Indetified by Mr Joy Chakraborty, , Son of Late S Chakraborty, 435, Laskar Road, P.O: Laskarpur, Thana: Sonarpur, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Business

Execution is admitted on 23-12-2019 by Smt TAPASHI GHOSH, PARTNER, T N ASSOCIATE, E-20, SAMMILANI PARK, P.O:- SANTOSH PUR, P.S:- Purba Jadabpur, District:-South 24-Parganas, West Bengal, India, PIN - 700075

Indetified by Mr Joy Chakraborty, , Son of Late S Chakraborty, 435, Laskar Road, P.O: Laskarpur, Thana: Sonarpur, City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700153, by caste Hindu, by profession Business

**Payment of Fees**

Certified that required Registration Fees payable for this document is Rs 7/- ( E = Rs 7/- ) and Registration Fees paid by Cash Rs 7/-

**Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 50/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 24550, Amount: Rs.50/-, Date of Purchase: 23/12/2019, Vendor name: Tanmoy Kar Purkayastha



Sukanya Talukdar  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. ALIPORE  
South 24-Parganas, West Bengal



ificate of Registration under section 60 and Rule 69.  
gistered in Book - i  
olume number 1605-2020, Page from 607 to 636  
being No 160507401 for the year 2019.



*Sukanya Talukdar*

Digitally signed by SUKANYA  
TALUKDAR  
Date: 2020.01.02 18:20:54 +05:30  
Reason: Digital Signing of Deed.

(Sukanya Talukdar) 2020/01/02 06:20:54 PM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. ALIPORE  
West Bengal.

(This document is digitally signed.)