



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
4	Mr RISHAD RAMCHANDANI 5B, HEYSHAM ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:- South 24-Parganas, West Bengal, India, PIN - 700020	Represent ative of Developer [MASTER PROPER TIES PVT LTD]		7167 	<i>R. Ramchandani</i> 21-11-15
SI No.	Name and Address of identifier	Identifier of		Signature with date	
1	Mr RAM PRASAD PAL Son of Late RATNESWAR PAL 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O:- B GARDEN, P.S:- Shibpur, District:-Howrah, West Bengal, India, PIN - 711103	INDRANIL GHOSH, Smt AMRITA DOUGLAS, Smt ROSHNI SURANA, Mr RISHAD RAMCHANDANI		<i>Ram Prasad Pal</i> 21/11/15	

(Sujan Kumar Maity)

ADDITIONAL REGISTRAR
OF ASSURANCE
OFFICE OF THE A.R.A. - I
KOLKATA
Kolkata, West Bengal

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

GRN: 19-201516-002414056-1

Payment Mode Online Payment

GRN Date: 21/11/2015 13:16:48

Bank: United Bank

BRN : 3832456

BRN Date: 21/11/2015 13:19:43

DEPOSITOR'S DETAILS

Id No. : 19011000341959/3/2015

[Query No./Query Year]

Name : Khaitan and Co LLP

Contact No. :

Mobile No. : +91 9830085021

E-mail :

Address : 1B Old Post Office Street Kolkata - 01

Applicant Name : Mr KHAITAN AND CO LLP

Office Name :

Office Address :

Status of Depositor : Solicitor firm

Purpose of payment / Remarks : Sale, Development Agreement or Construction agreement
Payment No 3

PAYMENT DETAILS

Sl. No.	Identification No.	Head of A/C Description	Head of A/C	Amount[₹]
1	19011000341959/3/2015	Property Registration- Registration Fees	0030-03-104-001-16	101
2	19011000341959/3/2015	Property Registration- Stamp duty	0030-02-103-003-02	75020
Total				75121
In Words :	Rupees, Seventy Five Thousand One Hundred Twenty One only			

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

INDRANIL GHOSH
SHANKAR GHOSH
27/05/1964
Permanent Account Number
AYGPG7174H

Indranil Ghosh
Signature



Indranil Ghosh

In case this card is lost / found, kindly inform / return to :-
Income Tax PAN Services Unit, UTHITSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/वापस करें :
आपका इमेल होना चाहिए - UTHITSL
प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर
नवी मुंबई-400 614.





UTI Infrastructure
Technology And
Services Limited

PAN Application Status

Application / Coupon Number	000000000/562041687
Applicant Name	AMRITA DOUGLAS
Status	CARD DESPATCHED
PAN NUMBER	CHCPD7616L
Dispatch Date	02-SEP-15

Back

NDK

NP/A-246/14
भारत गणराज्य
REPUBLIC OF INDIA

इसके द्वारा, भारत गणराज्य के राष्ट्रपति के नाम पर, उन सभी से विनम्र
प्रार्थना की जाती है, अनुचित एवं अवैधता की भांति है, कि वे भारत को बिना किसी
वैध-दस्तावेज के स्वतंत्र रूप से जाने-जाने दें, और उसे हर तरह की ऐसी सहायता
और सुरक्षा प्रदान करें जिसकी उसे आवश्यकता हो।

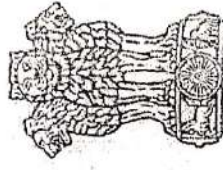
THESE ARE TO REQUEST AND REQUESTS IN THE NAME OF
THE PRESIDENT OF THE REPUBLIC OF INDIA ALL THOSE WITHOM
IT MAY CONCERN TO ALLOW THE BEARER TO PASS FREELY
WITHOUT LET OR HINDERANCE AND TO AFFORD HIM OR HER,
EVERY ASSISTANCE AND PROTECTION OF WHICH HE OR SHE
MAY STAND IN NEED.

भारत गणराज्य के राष्ट्रपति के आदेश से
BY ORDER OF THE PRESIDENT
OF THE REPUBLIC OF INDIA



Kailash Prasad
Kailash Prasad
Assistant Consular Officer
Consulate General of India
New York

पासपोर्ट
PASSPORT



भारत गणराज्य
REPUBLIC OF INDIA

ACD/2

পিতার নাম / Name of Father / Legal Guardian

SHANKAR GHOSH

মাতার নাম / Name of Mother

UTTARA GHOSH

পিতার বাসস্থান / Home of Spouse

ঠিকানা / Address

16 EAST 96TH STREET 6B

NEW YORK NY 10128

USA

পাসপোর্ট নং / Old Passport No. with Date and Place of Issue

Z2433398

15/02/2013

NEW YORK

পাসপোর্ট নং / Old No.

USAN21922014



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

ROSHNI SUBANA
SHANKAR GHOSH

10705/1959
Permanent Account Number

DBBPS9528A

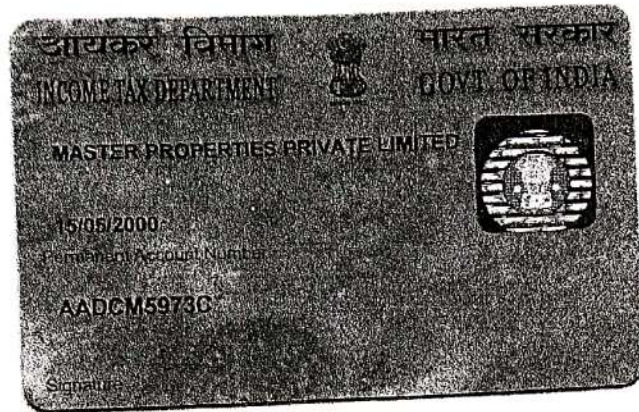

Signature





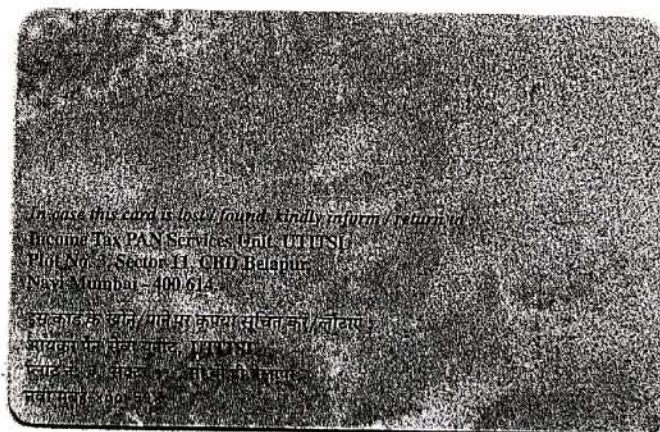
In case this card is lost / found, kindly inform / return to
Income Tax PAN Services Unit, IITSI,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित करें / लौटाएं
आयकर पैन सेवा यूनिट, IITSI,
प्लॉट नं. 3, सेक्टर 11, CBD बेलपुर,
नवी मुंबई - 400 614



Master Properties Pvt. Ltd.

R. Ramchandani
Director



पंजीयन के लिए जारी किया गया है। यह पंजीयन केवल भारत के अंदर ही मान्य रहेगा।

पंजीयन

यह पंजीयन केवल भारत की सीमा के अंदर ही मान्य रहेगा। इस पंजीयन के बिना किसी भी प्रकार के अंतर्राष्ट्रीय या अंतरराष्ट्रीय यात्रा के लिए यह पंजीयन मान्य नहीं रहेगा।

REGISTRATION

THIS PASSPORT SHOULD BE REGISTERED AT THE INDIAN MISSION/POST.

CAUTION

REGISTRATION OF THIS PASSPORT SHOULD BE COMPLETED WITHIN 15 DAYS OF ARRIVAL IN INDIA. FAILURE TO DO SO MAY RESULT IN THE PASSPORT BEING DEEMED INVALID.

Name of Father / Legal Guardian
SHANKAR GHOSH

Name of Mother
UTTARA GHOSH

Name of Spouse
GILES FABIAN RUSSELL

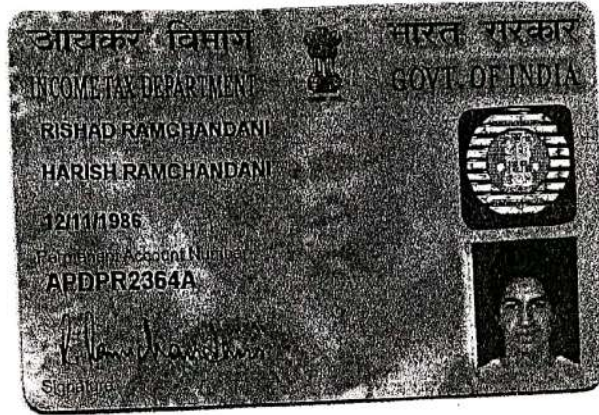
Address
56, QUEENSWOOD COURT
KINGS AVENUE
LONDON SW4 8EB

Old Passport No. with Date and Place of Issue
A8985199 12/03/2001 LONDON

File No.
GBRLP0129211

CANCELLED AND RETURNED WHICH HOLD VALID VISAS

Rishi Kumar



R. Ramchandani



जस्यकार विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

RAM PRASAD PAL
RATNESWAR PAL
28/05/1972
Permanent Account Number
MMP2416N



Signature

Ram Prasad Pal

In case this card is lost / found, kindly inform / return to :-
Income Tax PAN Services Unit, UTIISL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित करें/सीटार :-
आयकर पैन सेवा यूनिट, UTIISL
प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई - 400 614.

Seller, Buyer and Property Details

A. Land Lord & Developer Details

Presentant Details	
SL No.	Name and Address of Presentant
1	Mr RISHAD RAMCHANDANI 5B, HEYSHAM ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020

Land Lord Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	INDRANIL GHOSH Son of SHANKAR GHOSH 15C, RAJA SANTOSH ROAD, P.O:- ALIPORE, P.S:- Chetla, District:-South 24-Parganas, West Bengal, India, PIN - 700027 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. AYGPG7174H,; Status : Individual; Date of Execution : 21/11/2015; Date of Admission : 21/11/2015; Place of Admission of Execution : Pvt. Residence
2	Smt AMRITA DOUGLAS Daughter of SHANKAR GHOSH 15C, RAJA SANTOSH ROAD, P.O:- ALIPORE, P.S:- Chetla, District:-South 24-Parganas, West Bengal, India, PIN - 700027 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. CHCPD7616L,; Status : Individual; Date of Execution : 21/11/2015; Date of Admission : 21/11/2015; Place of Admission of Execution : Pvt. Residence
3	Smt ROSHNI SURANA Daughter of SHANKAR GHOSH 15C, RAJA SANTOSH ROAD, P.O:- ALIPORE, P.S:- Chetla, District:-South 24-Parganas, West Bengal, India, PIN - 700027 Sex: Female, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. DBBPS9528A,; Status : Individual; Date of Execution : 21/11/2015; Date of Admission : 21/11/2015; Place of Admission of Execution : Pvt. Residence

Developer Details

SL No.	Name, Address, Photo, Finger print and Signature
1	MASTER PROPERTIES PVT LTD 5B, HEYSHAM ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 PAN No. AADCM5973C,; Status : Organization; Represented by representative as given below:-
1(1)	Mr RISHAD RAMCHANDANI 5B, HEYSHAM ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. APDPR2364A,; Status : Representative; Date of Execution : 21/11/2015; Date of Admission : 21/11/2015; Place of Admission of Execution : Pvt. Residence

B. Identifire Details**Identifier Details**

SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr RAM PRASAD PAL Son of Late RATNESWAR PAL 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O:- B GARDEN, P.S:- Shibpur, District:-Howrah, West Bengal, India, PIN - 711103 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India,	INDRANIL GHOSH, Smt AMRITA DOUGLAS, Smt ROSHNI SURANA, Mr RISHAD RAMCHANDANI	

C. Transacted Property Details**Land Details**

Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Alipore, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Raja Santosh Road, , Premises No. 15C, Ward No: 74		12 Katha 10 Chatak 6 Sq Ft	1/-	10,17,61,492/ -	Proposed Use: Bastu, Property is on Road

Structure Details

Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details

Structure Details					
Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
F0	Gr. Floor	2000 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S1	On Land L1	2000 Sq Ft.	1/-	15,00,000/-	Structure Type: Structure
F0	Gr. Floor	3000 Sq Ft.	0/-		Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
F1	Floor No: 1	3000 Sq Ft.	0/-		Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S2	On Land L1	6000 Sq Ft.	1/-	51,00,000/-	Structure Type: Structure

Transfer of Property from Land Lord to Developer				
Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area in(%)
L1	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	13.8953	66.66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	3.47486	16.67
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	3.47486	16.67

Transfer of Property from Land Lord to Developer				
Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area in(%)
S1	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	1320 Sq Ft	66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	340 Sq Ft	17
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	340 Sq Ft	17
S2	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	3960 Sq Ft	66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	1020 Sq Ft	17
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	1020 Sq Ft	17

D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	KHAITAN AND CO LLP
Address	1 B, OLD POST OFFICE STREET, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001
Applicant's Status	Advocate

Structure Details

Sch No.	Structure Location	Area of Structure	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
F0	Gr. Floor	2000 Sq Ft.	0/-		Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S1	On Land L1	2000 Sq Ft.	1/-	15,00,000/-	Structure Type: Structure
F0	Gr. Floor	3000 Sq Ft.	0/-		Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
F1	Floor No: 1	3000 Sq Ft.	0/-		Residential Use, Mosaic Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete
S2	On Land L1	6000 Sq Ft.	1/-	51,00,000/-	Structure Type: Structure

Transfer of Property from Land Lord to Developer

Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area in(%)
L1	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	13.8953	66.66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	3.47486	16.67
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	3.47486	16.67

Transfer of Property from Land Lord to Developer

Sch No.	Name of the Land Lord	Name of the Developer	Transferred Area	Transferred Area in(%)
S1	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	1320 Sq Ft	66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	340 Sq Ft	17
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	340 Sq Ft	17
S2	INDRANIL GHOSH	MASTER PROPERTIES PVT LTD	3960 Sq Ft	66
	Smt AMRITA DOUGLAS	MASTER PROPERTIES PVT LTD	1020 Sq Ft	17
	Smt ROSHNI SURANA	MASTER PROPERTIES PVT LTD	1020 Sq Ft	17

D. Applicant Details

Details of the applicant who has submitted the requisition form

Applicant's Name	KHAITAN AND CO LLP
Address	1 B, OLD POST OFICE STREET, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001
Applicant's Status	Advocate

Query No/Year	19011000341959/2015	Serial no/Year	1901008809 / 2015
Deed No/Year	I - 190109135 / 2015		
Transaction	[0110] Sale, Development Agreement or Construction agreement		
Name of Presentant	Mr RISHAD RAMCHANDANI	Presented At	Private Residence
Date of Execution	21-11-2015	Date of Presentation	21-11-2015

Remarks

On 21/11/2015

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

Presented for registration at 14:25 hrs on : 21/11/2015, at the Private residence by Mr RISHAD RAMCHANDANI .

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 10,83,61,492/-

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

Execution is admitted on 21/11/2015 by

INDRANIL GHOSH, Son of SHANKAR GHOSH, 15C, RAJA SANTOSH ROAD, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Service
Indetified by Mr RAM PRASAD PAL, Son of Late RATNESWAR PAL, 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O: B GARDEN, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, By caste Hindu, By Profession Service

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

Execution is admitted on 21/11/2015 by

Smt AMRITA DOUGLAS, Daughter of SHANKAR GHOSH, 15C, RAJA SANTOSH ROAD, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Business
Indetified by Mr RAM PRASAD PAL, Son of Late RATNESWAR PAL, 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O: B GARDEN, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, By caste Hindu, By Profession Service

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

Execution is admitted on 21/11/2015 by

Smt ROSHNI SURANA, Daughter of SHANKAR GHOSH, 15C, RAJA SANTOSH ROAD, P.O: ALIPORE, Thana: Chetla, , South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Service
Indetified by Mr RAM PRASAD PAL, Son of Late RATNESWAR PAL, 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O: B GARDEN, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, By caste Hindu, By Profession Service

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

Execution is admitted on 21/11/2015 by

Mr RISHAD RAMCHANDANI DIRECTOR, MASTER PROPERTIES PVT LTD, 5B, HEYSHAM ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020
Indetified by Mr RAM PRASAD PAL, Son of Late RATNESWAR PAL, 16/3, P K ROY CHOWDHURY 2ND BYE LANE, P.O: B GARDEN, Thana: Shibpur, , Howrah, WEST BENGAL, India, PIN - 711103, By caste Hindu, By Profession Service



(Sujan Kumar Maity)

ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
Kolkata, West Bengal

On 23/11/2015

Payment of Fees


Certified that required Registration Fees payable for this document is Rs 101/- (E = Rs 21/- ,I = Rs 55/- ,M(a) = Rs 21/- ,M(b) = Rs 4/-) and Registration Fees paid by

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
1. Rs. 101/- is paid, by online on 21/11/2015 1:19PM with Govt. Ref. No. 192015160024140561 on 21-11-2015, Bank: United Bank (UTBI00CH175), Ref. No. 3832456 on 21/11/2015, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 75,020/- and Stamp Duty paid by

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
1. Rs. 75,020/- is paid, by online on 21/11/2015 1:19PM with Govt. Ref. No. 192015160024140561 on 21-11-2015, Bank: United Bank (UTBI00CH175), Ref. No. 3832456 on 21/11/2015, Head of Account 0030-02-103-003-02



(Sujan Kumar Maity)

ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
Kolkata, West Bengal

On 24/11/2015

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.



(Sujan Kumar Maity)
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
Kolkata, West Bengal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1901-2015, Page from 163833 to 163900
being No 190109135 for the year 2015.



[Handwritten signature]

Digitally signed by SUJAN KUMAR
MAITY
Date: 2015.11.28 13:57:48 +05:30
Reason: Digital Signing of Deed.

(Sujan Kumar Maity) 28/11/2015 13:57:47
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - I KOLKATA
West Bengal.

(This document is digitally signed.)