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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL
 1940/11/63271/19 A.R.A. IV

AB 548290

Certified that the Document is admitted to Registration. The Stamp and the endorsement thereon are the part of the Document.

Additional Registrar
 of Assurances-IV, Kolkata.

Visit Case No. 00637 dt 15/02/19
 J(1)- 250
 J(2)- 250
 Total 500
 Realised on

18 MAR 2019

A.R.A.-IV
 Kolkata

Additional Registrar of
 Assurances-IV, Kolkata

GENERAL POWER OF ATTORNEY

TO ALL WHOM THESE PRESENTS SHALL COME that I, **GOLDMOON EXPORTS PRIVATE LIMITED**, having PAN: **AABCG0605K**, a company registered under the provision of the Companies Act, 1956, having its registered office at 8/1, Lal Bazar Street, 3rd floor, Room No.1, P.O. - Lal Bazar, P.S. - Hare Street, Kolkata-700001, duly represented by its director **Sri Harendra Kumar Agarwal**, son of Sri Gouri Shankar Agarwal, by nationality- Indian, by religion- Hinduism, by occupation- business, having PAN: **ACWPA2601D**, residing at AA15, Salt Lake City, Sector-I, Kolkata-700064, P.O. Bidhan Nagar, P.S. East - Bidhan Nagar, hereinafter referred to as the executant, **SEND GREETINGS :**

30036

22 FEB 2019

No.....Rs.-**100/-**- Date.....

Name:.....*Arjun Das, Ekora Garden Lhp.*

Address:.....*12 H.T. Ch. Minh Saran*

Vendor:.....

Kol-71.
Alipur Collectorate, 24 Pgs. (S)

SUBHANKAR DAS

STAMP VENDOR

Alipur Police Court, Kol-27

Aspan Mitra
15/3/19



[Signature]
**ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA**
05 MAR 2019



Government of West Bengal

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

OFFICE OF THE A.R.A. - IV KOLKATA, District Name :Kolkata

Signature / LTI Sheet of Query No/Year 19041000063271/2019

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 Harendra Kumar Agarwal AA 15 Salt Lake City, Block/Sector: I, P.O:- Bidhan Nagar, P.S:- East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700064	Representative of Principal [Goldmoon Exports Private Limited]		1651 	Harendra Kumar Agarwal 15/3/19
2	Mr Arpan Mitra 231 Rash Behari Avenue, P.O:- Jamir Lane, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019	Representative of Attorney [Arsuday Evera Garden LLP]		1649 	Arpan Mitra 15/3/19.
3	Mr Manish Jhunjhunwala 1st Floor Rajbari Rear Block 19 Dover Lane, P.O:- Ballygunge, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019	Representative of Attorney [Arsuday Evera Garden LLP]		1650 	Manish Jhunjhunwala 15/3/19




[Signature]
ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA
05 MAR 2019

Sl No.	Name and Address of Identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr Aravind Kumar Son of Mr S N Kumar 7/1, P C Das Road, P.O:- Kadamtala, P.S:- Bantra, Howrah, District- Howrah, West Bengal, India, PIN - 711101	Mr Harendra Kumar Agarwal, Mr Arpan Mitra, Mr Manish Jhunjunwala		1652 	Aravind Kumar 15/03/2019

(Tridip Misra)

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





ADDITIONAL REGISTRAR
OF ASSURANCES-IV, KOLKATA
11 5 MAR 2019

WHEREAS :

- A. By virtue of two Deeds of Conveyance both dated 19.10.2011 registered at the office of Sub-Registrar Bolpur, and recorded in Book No.I, Volume No.23, pages: 3029- 3049 being No.07976 for the year 2011 and registered at the office of Sub-Registrar Bolpur, and recorded in Book No.I, Volume No.23, pages: 2938-2953 being No.07970 for the year 2011 the said GOLDMOON EXPORTS PRIVATE LIMITED became absolute Owner and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to in fee simple in possession of **ALL THAT** a land measuring area **83 decimals** (i.e. 50 Cottahs 03 Chittacks 20 sq.ft.) more or less recorded in the record of B.L.& L.R.O. Bolpur as R.S. Plot" No. 1453 corresponding to new L.R. Plot No. 3514, in R.S. Khatian No. 195, 1082, L.R. Khatian No. 7600, 7601, 7602, 7603, 788, 3507, 4539, 4540 4541, 455, 282 & 194, and **ALL THAT** piece and parcel of land measuring an area of **06.65 decimals**, (i.e.4 Cottahs 18 sq.ft.) more or less comprised in R.S. Dag No.1451 corresponding to the **L.R. Dag No.3506**, under L.R. Khatian No. 2836, both lying situated in Mouza- Bandhgora, J.L No. 100, Sub-Division, P.S. and Additional District Sub-Registration Office- Bolpur, District Birbhum, collectively measuring **89.65 Decimal** (i.e. **54 Cottahs 03 Chittacks 38 sq.ft.**) more or less, morefully and particularly stated in the **FIRST SCHEDULE** hereunder, hereinafter collectively called as the **said premises**;
- B. The Owner, the Executant herein,for the purpose of development of the said premises entered into a Joint Venture Agreement dated 18th November, 2011 with Arsuday Builders Private Limited whereby and whereunder Arsuday Builders Private Limited was entrusted the right to develop the said premises as per the terms and conditions mentioned therein. hereinafter referred to as the **"said J V Agreement"**;
- E. In pursuance of the said J V Agreement Arsuday Builders Private Limited commenced the development work after obtaining Plan duly sanctioned by Bolpur Municipality being




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sanction Plan No.BM/BP/S/169 dated 27th June, 2012, hereinafter referred to as the said building plan ;

- F. Arsuday Builders Private Limited has started the land Development alongwith the boundary wall and also started the construction of one block as per the said building plan.
- G. The said building plan was duly revised and the revised sanction plan is having no. BM/BP/REV-S/50 dated 17th December, 2018 ;
- H. The said building plan as modified is valid till 26th June, 2022;
- I. In course of carrying on development work Arsuday Builders Private Limited was facing certain problems due to present market condition as such has approached the Owner, the Executant herein to renegotiate the sharing of their ratio of revenue sharing, and also for its permission to allow them to take a partner to enable them to complete the development work without any delay;
- J. The Owner has agreed and allowed Arsuday Builders Private Limited to take a partner of its choice on the terms and conditions as Arsuday Builders Private Limited would think suitable for them and also agreed to cancel the **said JV Agreement** and enter into new Joint Development Agreement.
- K. Upon confirmation the Executant herein had cancelled the said Joint Venture Agreement and entered into a new registered Joint Venture Agreement dated 23.02.2019 with **ARSUDAY EVERA GARDEN LLP**, having **PAN: ABOFA2569F** a limited liability Partnership firm incorporated under the provisions of the Limited Liability Partnership Act, 2008 and having its registered office at 12, Ho-Chi-Minh Sarani, Kolkata-700071, P.O Middleton Street & P.S Shakespear represented by its authorized representatives **(1) Arsuday Builders Private Limited** represented by its authorized representative **Shri Arpan Mitra**, son of Shri B. C. Mitra, by faith- Hindu, by nationality- Indian, having **PAN: ADSPM8827A** residing at 231, Rash Behari Avenue, P.O. Ballygunge, P.S. Gariahat, Kolkata -






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700019, and **(2) Evera Constructions LLP** represented by its authorized representative **Sri Manish Jhunjunwala**, son of Late Viswanath Jhunjunwala, by faith- Hindu, by occupation- Business, by nationality: Indian, having **PAN: ACQPJ3454M** residing at 19, Dover Lane, Rajbari, Rear Block, 1st Floor, P.S. Gariahat, P.O. Ballygunge, Kolkata-700019, as Developer, the new registered Joint Venture Agreement dated 23.02.2019 being registered in the office of the Additional Registrar of Assurances - IV, Kolkata, and the same is recorded as Book No. - I, Volume No. 1904-2019, Pages 99610 to 99649, Being No. 190402174 for the year 2019, with the Attorneys' appointed herein therein referred to as the Developer and Confirming Party as per the terms and conditions mentioned therein.

- L. As per the terms of the aforesaid Joint Venture Agreement dated 23.02.2019 the Executant herein therein referred to as the Owner is giving this Power of Attorney.
- M. The Executant, do hereby nominate, constitute and appoint **ARSUDAY EVERA GARDEN LLP**, having **PAN: ABOFA2569F** a limited liability Partnership firm incorporated under the provisions of the Limited Liability Partnership Act, 2008 and having its registered office at 12, Ho-Chi-Minh Sarani, Kolkata-700071, P.O Middleton Street & P.S Shakespear and/or its partner/authorized representatives **(1) Arsuday Builders Private Limited**, having **PAN: AAICA5696B**, a company incorporated under the Companies Act 1956, having its registered office at 12, Ho-Chi-Minh Sarani, Kolkata - 7000 71 represented by its authorised representative/signatory and/or **Sri Arpan Mitra**, son of Sri B.C. Mitra, by faith- Hindu, by occupation- Business, by nationality: Indian, having **PAN:ADSPM8827A** residing at 231, Rash Behari Avenue, Kolkata - 7000 19 and **(2) Evera Constructions LLP**, having **PAN: AAGFE6523Q**, a limited liability Partnership firm incorporated under the provisions of the Limited Liability Partnership Act, 2008 and having its registered office at 23, Circus Avenue, 8th Floor, P.O. & P.S. Beniapur, Kolkata-700017 and duly represented by its Designated Partner/Authorised Representative **Sri Manish Jhunjunwala**,




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R 5 MAR 2019

son of Late Viswanath Jhunjhunwala, by faith- Hindu, by occupation- Business, by nationality: Indian, having **PAN: ACQPJ3454M** residing at 19, Dover Lane, Rajbari, Rear Block, 1st Floor, P.S. Gariahat, P.O. Ballygunge, Kolkata-700019, as his true and lawful attorney to do all acts, deeds and things in respect of the said premises jointly or severally.

NOW KNOW YE AND THESE PRESENTS WITNESSES THAT the executants do hereby nominate, constitute and appoint **ARSUDAY EVERA GARDEN LLP**, having **PAN: ABOFA2569F**, a limited liability Partnership firm incorporated under the provisions of the Limited Liability Partnership Act, 2008 and having its registered office at 12, Ho-Chi-Minh Sarani, Kolkata-700071, P.O Middleton Street & P.S Shakespear, and/or its partner/authorized representatives **(1) Arsuday Builders Private Limited**, having **PAN: AAICA5696B**, a company incorporated under the Companies Act 1956, having its registered office at 12, Ho-Chi-Minh Sarani, Kolkata - 7000 71 represented by its authorised representative/signatory and/or **Sri Arpan Mitra**, son of Sri B.C. Mitra, by faith- Hindu, by occupation- Business, by nationality: Indian, having **PAN:ADSPM8827A** residing at 231, Rash Behari Avenue, Kolkata - 7000 19 and **(2) Evera Constructions LLP**, having **PAN: AAGFE6523Q**, a limited liability Partnership firm incorporated under the provisions of the Limited Liability Partnership Act, 2008 and having its registered office at 23, Circus Avenue, 8th Floor, P.O. & P.S. Beniapukur, Kolkata-700017 and duly represented by its Designated Partner/Authorised Representative **Sri Manish Jhunjhunwala**, son of Late Viswanath Jhunjhunwala, by faith- Hindu, by occupation- Business, by nationality: Indian, having **PAN: ACQPJ3454M** residing at 19, Dover Lane, Rajbari, Rear Block, 1st Floor, P.S. Gariahat, P.O. Ballygunge, Kolkata-700019, as his true and lawful attorney to do all acts, deeds and things in respect of the said premises jointly.

1. To hold, defend and protect possession and manage and maintain the said premises including the building to be constructed therein.
2. To sign, execute and submit all, plans, papers, applications, documents, statements, undertakings and declarations as may



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ADDITIONAL REGISTRAR
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15 MAR 2019

be required for mutation, conversion etc. of the said premises in BL & LRO Bolpur, Bolpur Municipality and/or any other appropriate authority or authorities.

3. To appoint Engineer/Engineers, Architect/Architects, Surveyor /surveyors, Caretakers, Sub-Contractors and to have survey and soil test of the said premises as may be necessary and for that to make all correspondence with them and to do all other acts, deeds and things as the said Attorney shall deem, fit and proper.
4. To sign, execute and submit all, plans, papers, applications, documents, statements, undertakings and declarations as may be required for having the plan or plans sanctioned for construction of the building at the said premises from the Bolpur Municipality and/or any other appropriate authority or authorities.
5. To sign and execute any map or plan in connection with the variations and/or modifications and/or alterations of the said sanctioned building plan and to submit the same with the Bolpur Municipality and other authority or authorities from time to time and apply for, obtain sanction of the same.
6. To pay fees, obtain sanction and such other order or orders and permissions from the necessary authority or authorities as be expedient for modifications, variations and alterations of the building plan and other papers and documents as may be required by the necessary authorities.
7. To sign for and on behalf of the executant all papers, documents and writings, to appear, represent and to act for and on his behalf before the necessary appropriate authority or authorities including the in BL & LRO Bolpur, Bolpur Municipality, the Competent Authority under the Urban Land (Ceiling & Regulation) Act, 1976 and any other necessary Government Authorities and appropriate authority or authorities in connection with the getting and obtaining all types of clearances and permissions and sanction, modification, variation and alteration of the building plan.

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ADDITIONAL REGISTRAR
OF ASSAM, KOLKATA
15 MAR 2019

8. To receive the excess amount of fees, if any, paid for the purpose of sanction of the modifications, alterations and/or variations of the sanctioned building plan and/or for any other purposes related thereto from the Bolpur Municipality and/or other appropriate authority or authorities.
9. To develop the said premises by construction of the building thereon as per the sanctioned building plan and for such purpose demolish, remove and/or repair any house building and/or structures of whatsoever nature at the said premises.
10. To apply for and obtain from the appropriate authority or authorities the connection of electricity, water supply, gas, sewerage, drainage, telephone and any other connections or utility at the said premises, either temporary or permanent and/or to make alterations therein and to close down and/or disconnect the same and for that to sign, execute and submit all papers, applications, documents and plan and to do all other acts, deeds and things as may be found deem, fit and proper by the said Attorney.
11. To apply for and obtain all entitlements of steel, cement and other building materials from the concerned authority or authorities for construction of the building at the said premises and to sign all necessary papers, documents and applications as may be found deem, fit and proper by the said Attorney for such purpose.
12. To apply for, obtain and renew all license, permits, permissions and clearances from concerned Government and State Departments and Authorities, as may be necessary and/or required for the purpose of proper construction of the building and/or development of the said premises.
13. To pay all rates, taxes, charges, expenses and other outgoings whatsoever payable for and on account of the said premises or any part thereof and similarly to receive all incoming receivable for and on account of the said premises or any part thereof including the rent from the occupants thereof, if any.




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11 5 MAR 2019

14. To file and submit declarations, statements, affidavits, applications and/or returns to the necessary authorities in connection with the matter herein contained, namely development of the said premises.
15. To deposit and submit and withdraw documents and moneys in and from any Court or Courts and/or any other person or authority and give valid receipts and discharges thereof.
16. To receive compensation and/or award payable in respect of any acquisition and/or requisition and/or vesting of the said premises.
17. To prosecute, sign, verify, declare and/or affirm and file plaints, written statements, petition, applications, affidavit, verification, vakalatnamas, warrant of attorney, objections, cross-objections, counter-claims, application for execution, revision, review, new trial or stay and injunction of whatsoever nature, memorandum of appeal and to do generally all other acts, deeds and things as the Attorney in their discretion think, fit and proper in any proceedings or in any way therewith so as to defend their possession and title during the construction and development of the said premises.
18. To compromise suits, appeals and/or any legal proceedings in any court, any tribunal, any authority whatsoever and sign and verify applications thereof for the purpose of smooth and proper construction and development of the said premises and for the purpose of making the said premises free from all encumbrances.
19. To appoint any lawyers, solicitors, any consultants and experts for and on the behalf of the executant for conducting legal cases and/or any proceedings before any Court, Tribunal and/or any Government Departments and/or Authorities in respect of the said premises.
20. To receive any registered letters or any other documents in respect of the said premises and to grant proper and effectual



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receipts in respect thereof, during construction and development of the said premises.

21. To negotiate for sale and/or transfer of the units/flats/bunglows/carparkings/areas in the proposed building/buildings to be constructed thereon together with the rights appurtenant thereto in terms of the said Joint Venture Agreement and to enter into agreements for sale and to receive advance and/or full consideration and disperse the share of the Owner, the Executant herein, as per the said Joint Development Agreement dated 23.02.2019.
22. To sign and/or execute any agreement for sale, any gift deed, mortgage deed, lease deed or any kind of transfer deed or deeds of conveyances in regard to the units/flats/bunglows/carparkings or spaces allocated as per the joint Development Agreement dated 23.02.2019, on behalf of the executant and present the same for registration before the any Registrar, Sub-Registrar and Registrar of Assurance, Kolkata and to do all things necessary for the due and proper registration of such deeds as aforesaid.
23. For and on the behalf of the Executant the Attorney will sign, execute and register all documents and papers, if necessary, required by the intending Purchasers for sanction of loan in respect of their purchasing units/flats/bunglows/carparkings and other space.
24. To file, appear, commence, prosecute, enforce, defend, answer, to oppose all proceeding in any Court and/or Tribunal in respect of the said premises and in respect of authority touching any of the matters concerning the said premises or any part thereof including acquisition and/or requisition and/or vesting and/or title dispute and/or any agreement and/or anything and if thinks fit to compromise, settle and refer to arbitration such dispute and appear before any Court, Civil or Criminal and/or before any Government Authorities including the Bolpur Municipality and any State and Government Departments and Authorities.



ADDITIONAL REGISTRAR
OF ASSAM, GUWAHATI

5 MAR 2019

25. To do such all other acts, deeds and/or things, which may be found necessary and deem fit and proper by the said Attorney for the purpose of development and/or completion of the proposed buildings over the said premises and for the purpose of holding possession and protection of the said premises.

AND GENERALLY to do all acts, deeds and things hereby and herein granted in respect of the said premises which the executant could have done lawfully under his own hands and seals if present personally.


AND GENERALLY the executant do hereby agree and confirm to ratify all and whatsoever act and/or deeds and/or things the said Attorney shall lawfully do execute and/or perform and/or caused to be done, executed and/or performed in connection with the said premises referred to in the Schedule herein and by virtue of this Power.

**THE SCHEDULE ABOVE REFERRED TO
(The Said Premises)**

ALL THAT a land measuring area **83 decimals** (i.e. 50 Cottahs 03 Chittacks 20 sq.ft.) more or less recorded in the record of B.L.& L.R.O. Bolpur as R.S. Plot" No. 1453 corresponding to new L.R. Plot No. 3514, in R.S. Khatian No. 195, 1082, L.R. Khatian No. 7600, 7601, 7602, 7603, 788, 3507, 4539, 4540 4541, 455, 282 & 194, and **ALL THAT** piece and parcel of land measuring an area of **06.65 decimals**, (i.e.4 Cottahs 18 sq.ft.) more or less comprised in R.S. Dag No.1451 corresponding to the **L.R. Dag No.3506**, under L.R. Khatian No. 2836, both lying situated in Mouza- Bandhgora, J.L No. 100, Sub-Division, P.S. and Additional District Sub-Registration Office- Bolpur, District Birbhum, collectively measuring **89.65 Decimal** (i.e. **54 Cottahs 3 Chittacks 38 sq.ft.**) more or less, and butted and bounded as follows:-

ON THE NORTH	70'ft. wide Bye Pass Road, R.S Plot No. 1454, 1458 & 1452 ;
ON THE EAST	NALA & R.S. Plot No. 1456 & 1457;
ON THE SOUTH	NALA & R.S. Plot No. 1455 ;
ON THE WEST	Municipal Road.




ADDITIONAL REGISTRAR
OF ASSURANCES BOLIKATA
N 5 MAR 2019

IN WITNESS WHEREOF the executants has hereunto set and subscribed his hand on this the 15th day of March, 2019.

SIGNED SEALED AND DELIVERED

by the **EXECUTANT** at Kolkata
in the presence of :

1. Kripa Shankar Mahapatra
AA-47, Lax lake
KOL 64.
2. Ditabandh Ghosh
A/11, Anomida Park
KOL - 700093

For GOLDMOON EXPORTS PVT. LTD.
Harendra Kumar Agarwal
Director

EXECUTANT

Accepted by

1. Arsuday Builders Private Limited
Aman Mitra
Authorised Signatory
Partner / Authorised Signatory of
Arsuday Evera Garden LLP
2. Evera Constructions LLP
Kaushik Ghosh
Partner / Authorised Signatory
Partner / Authorised Signatory of
Arsuday Evera Garden LLP

Attorney












Drafted by me

Saswati Sharma
(Saswati Sharma)
Advocate
REG. NO. WB/48/ 1993
Alipore Judges' Court, Alipore.














ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA












5 MAR 2019

	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					

Name.....
 Signature..... *Harendra Kumar Gaurav*

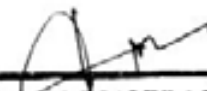
	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					

Name..... *ARPAN MITRA*
 Signature..... *Arpan Mitra*

	Thumb	1st finger	middle finger	ring finger	small finger	
	left hand					
	right hand					

Name..... *MANISH JHONJHOWALA*
 Signature..... *Manish Jhonjhowala*




ADDITIONAL REGISTRAR
OF ASSURANCES, KOLKATA
N 5 MAR 2019

PERMANENT ACCOUNT NUMBER
AABCG0605K



NAME
GOLDMOON EXPORTS PRIVATE LIMITED

DATE OF INCORPORATION
09-02-1990

B. Das
SECRETARY, G.S.-111
COMMISSIONER OF INCOME-TAX, W.B. - II

For GOLDMOON EXPORTS PVT. LTD.

Harendra Kumar
Director

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ACWPA2601D



नाम /NAME

HARENDRA KUMAR AGARWAL

पिता का नाम /FATHER'S NAME

GOURI SHANKAR AGARWAL

जन्म तिथि /DATE OF BIRTH

14-06-1964

हस्ताक्षर /SIGNATURE

Harendra Kumar Agarwal

CB Das

अवकाश अधिकारी, प.स. (सि)

COMMISSIONER OF INCOME-TAX, W.B. - 20

Harendra Kumar Agarwal

इस कार्ड के लो / फिल जाने पर कृपया जारी करने वाले अधिकारी को सूचित / वापस कर दें (संयुक्त आवक आयुक्त(पद्धति एवं तकनीकी), पी-7, चौरंगी स्क्वायर, कलकत्ता - 700 069.

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Joint Commissioner of Income-tax (Systems & Technical),
P-7,
Chowringhee Square,
Calcutta- 700 069.



भारत सरकार
GOVERNMENT OF INDIA



हरिन्द कुमार अग्रवाल
Harendra Kumar Agarwal
जन्म वर्ष / Year of Birth : 1964
पुरुष / Male



5102 5118 8808

आधार — आम आदमी का अधिकार

Harendra Kumar Agarwal



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O गौरी शंकर अग्रवाल, एए-15,
साल्ट लेक, साइट नंबर सिटी सेक्टर - 1,
एजाब नेशनल बैंक रोड, पोस्ट - बिधान
नगर, धाना - बिधान नगर रोड,
कोलकाता, पश्चिम बंगाल, 700064

Address: S/O Gouri Shankar
Agarwal, AA-15 SALT LAKE,
SALT LAKE CITY SECTOR - 1,
NEAR P. N B MORE, POST -
BIDHAN NAGAR, PS - BIDHAN
NAGAR NORTH, Kolkata,
Bidhannagr CC Block, West
Bengal, 700064

1947
1800 190 1947

help@uaid.gov.in

www.uaid.gov.in

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

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
 Permanent Account Number Card

ABOFA2569F

नाम / Name
ANSUDAY EVERA GARDEN LLP

0302019

गठना/स्थाप की तारीख
 Date Of Incorporation/Formation
22/02/2019



Aryan Mitra

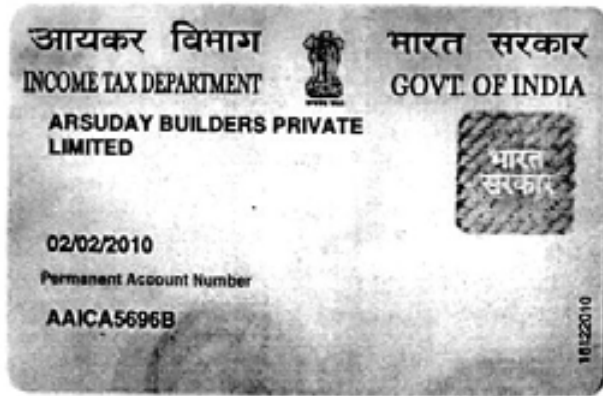
इस कार्ड के खोले/खले गए प्रयोग दुरुस्त करें/संदर्भ:
 आयकर सेवा केंद्र इकाई, एन एस डी यू
 पीसी स्टोडिंग, प्लॉट नं. 341, सर्वे नं. 997/5,
 मोदी कॉलोनी, दीप बंगला चौक के पास,
 पुणे - 411 016.

भारत सरकार

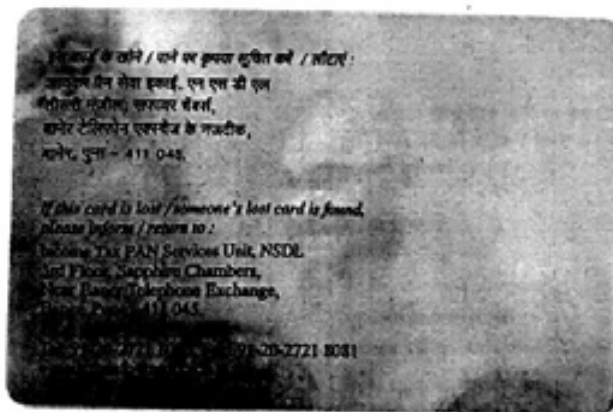
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Income Tax PAN Services Unit, NSDL
 4th Floor, Mansi Staging,
 Plot No. 341, Survey No. 997/5,
 Modi Colony, Near Deep Bungalow Chowk,
 Pune - 411 016.


Tel: 91-20-2619 9000 / 2619 9041
 e-mail: pan@nsdl.com



Aagam Mitra,



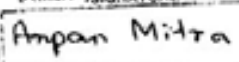
स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ADSPM8827A



नाम / NAME
ARPAN MITRA

पिता का नाम / FATHER'S NAME
BIRENDRA CHANDRA MITRA

जन्म तिथि / DATE OF BIRTH
21-11-1987

हस्ताक्षर / SIGNATURE


21 अक्टूबर, 14, 11
 COMMISSIONER OF INCOME-TAX W.G. - II


Arpan Mitra



इस कार्ड के लो/मिल जाने पर कृपया जारी करने वाले अधिकारी को सूचित / ताबत कर दे
 सहायक आयकर अधिकारी,
 पी-7,
 चौदहवीं स्थान,
 कोलकाता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :
 Assistant Commissioner of Income-tax,
 P-7,
 Chowdhjee Square,
 Calcutta- 700 069.



Arpan Mitra


 भारतके निर्वाचन आयोग
 परिचय पत्र
ELECTION COMMISSION OF INDIA
IDENTITY CARD
MFN3201613

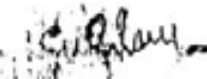
निर्वाचक नाम : अर्जुन मित्र
 Elector's Name : Arjan Mitra
 पिता का नाम : ब्रिन्द्रचन्द्र मित्र
 Father's Name : Brandra Chandra Mitra
 लिंग / Sex : पुरु / M
 जन्म तिथि / Date of Birth : 21/11/1967

Arjan Mitra

MFN3201613

ठिकाना:
 231 राशबेहारी एवेन्यू, गारुहाट बंगलौर
 700019

Address:
 231 RASHBEHARI AVENUE,
 GARUHAT Kolkata 700019



Date: 07/06/2007
 152-बेल्लिंगुंगे निर्वाचन क्षेत्र के निर्वाचन अधिकारी के द्वारा जारी
 Facsimile Signature of the Electoral
 Registration Officer for
 152-Ballygunge Constituency

ठिकाना परिवर्तन होने से पूर्व निर्वाचन क्षेत्रीय निर्देशिका में नाम
 जोड़ना व अद्यतन करने से पूर्व संबंधित निर्वाचन क्षेत्र के निर्वाचन
 अधिकारी के पास जाकर नाम जोड़ना आवश्यक है।
 In case of change in address insert the Card No.
 in the relevant Form for including your name in the
 roll at the changed address and to obtain the card
 with same number.



Manish Shrivastava

✓

आयकर विभाग
INCOME TAX DEPARTMENT
MANISH JHUNJHUNWALA
VISWANATH JHUNJHUNWALA
 11/11/1969
Permanent Account Number
ACQR33484M

Signature

भारत सरकार
GOVT. OF INDIA



आयकर विभाग / Income Tax Department
महाराष्ट्र सरकार / Government of Maharashtra
आयकर विभाग, पुणे
बिल्डिंग नं. 1, पुणे - 411005

Income Tax PAN Service Ltd. (NSDL)
पुणे, महाराष्ट्र
पहिली मंजूरि दिनांक: 11/11/1969
पहिली मंजूरि क्रमांक: 24,502

Manish Jhunjunwala

✓

ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

UVL1048465



নির্বাচকের নাম : মনীষ জুনজুনওয়ালা
Elector's Name : Manish Jhunjhunwala
পিতার নাম : বিশ্বনাথ জুনজুনওয়ালা
Father's Name : Vishwanath Jhunjhunwala
লিঙ্গ/Sex : পু/ M
জন্ম তারিখ : 11/11/1969
Date of Birth : 11/11/1969

UVL1048465

ঠিকানা:
FL-1B/19, গার্চা ১ম লেন, . . . কলকাতা,
700019

Address:
FL-1B/19, GARCHA 1ST LANE, . . .
KOLKATA, 700019

Date: 03/08/2010

160-রশবেহানী নির্বাচন কেন্দ্রে নির্বাচন নিয়ন্ত্রণ
অধিকারিকের স্বাক্ষরে তৈরী
Facsimile Signature of the Electoral
Registration Officer for
160-Rashbehani Constituency

নিম্নে উল্লিখিত ক্ষেত্রে মূল পরিচয় কার্ডের নং ও তার সাথে একই
নম্বরে মূল কার্ড পরিবর্তন করার জন্য নির্বাচন কেন্দ্রে
পরিবর্তনকারী তথ্যের আবেদন
In case of change in address mention this Card No
in the relevant Form for including your name in the
roll at the changed address and to obtain the card
with same number

Manish Jhunjhunwala

ELECTION COMMISSION OF INDIA

ভারতীয় নির্বাচন কমিশন

IDENTITY CARD

WB/24/165/477087

পরিচয় পত্র



Elector's Name	Kumar Arabinda
নির্বাচকের নাম	কুমার অরবিন্দ
Father / Mother / Husband's Name	Shibanandan
পিতা/মাতা/স্বামীর নাম	শিবনন্দন
Sex	Male
লিঙ্গ	পুরুষ
Age as on 1.1.1995	30
১.১.১৯৯৫ এ বয়স	৩০

Arabinda Kumar

Address

7/1 Paran Chandra Das Rd
Ward No-43, Bentra
Sadar, Howrah.

ত্রিধনা

৭/১ পরান চন্দ্র দাস রোড
ওয়ার্ড নং-৪৩, বাটেনা
সদর, হাওড়া

[Handwritten Signature]

Facsimile Signature
Electoral Registration Officer
নির্বাচক-নিবন্ধন অধিকারিক
Shibpur Assembly Constituency
শিবপুর বিধানসভা নির্বাচন ক্ষেত্র

For

Place Howrah
স্থান হাওড়া
Date 15/02/95
তারিখ ১৫/০২/৯৫

Major Information of the Deed

Deed No :	I-1904-02849/2019	Date of Registration	18/03/2019
Query No / Year	1904-1000063271/2019	Office where deed is registered	
Query Date	07/03/2019 4:20:09 PM	A.R.A. - IV KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	Aravind Kumar 12, Ho Chi Minh Sarani, Thana : Shakespeare Sarani, District : Kolkata, WEST BENGAL, PIN - 700071, Mobile No. : 9903339270, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4308] Other than Immovable Property, Agreement [No of Agreement : 2]		
Set Forth value	Market Value		
	Rs. 2,56,45,503/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 101/- (Article:E, E, M(a), M(b), I)		
Remarks	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 190402174/2019 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Birbhum, P.S:- Bolpur, Municipality: BOLPUR, Mouza: Bandhgoda Pin Code : 731204

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-3514	LR-7600	Bastu	Bastu	83 Dec		2,37,43,187/-	Width of Approach Road: 70 Ft.,
L2	LR-3506	LR-2836	Bastu	Bastu	6.65 Dec		19,02,316/-	Width of Approach Road: 70 Ft.,
		TOTAL :			89.65Dec	0 /-	256,45,503 /-	
	Grand Total :				89.65Dec	0 /-	256,45,503 /-	

Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
- 1	Goldmoon Exports Private Limited 3rd Floor 8/1 Lal Bazar Street, P.O:- Lal Bazar, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001 , PAN No.:: AABCG0605K, Status :Organization, Executed by: Representative, Executed by: Representative

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Arsuday Evera Garden LLP 12 Ho Chi Minh Sarani, P.O:- Middleton Street, P.S:- Shakespeare Sarani, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700071 , PAN No.:: ABOFA2569F, Status :Organization, Executed by: Representative

Major Information of the Deed :- I-1904-02849/2019-18/03/2019

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Mr Harendra Kumar Agarwal Son of Mr Gouri Shankar Agarwal AA 15 Salt Lake City, Block/Sector: I, P.O:- Bidhan Nagar, P.S:- East Bidhannagar, District:-North 24-Parganas, West Bengal, India, PIN - 700064, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACWPA2601D Status : Representative, Representative of : Goldmoon Exports Private Limited (as Director)
2	Mr Arpan Mitra (Presentant) Son of Mr B C Mitra 231 Rash Behari Avenue, P.O:- Jamir Lane, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADSPM8827A Status : Representative, Representative of : Arsuday Evera Garden LLP (as Authorised Signatory)
3	Mr Manish Jhunjunwala Son of Late Viswanath Jhunjunwala 1st Floor Rajbari Rear Block 19 Dover Lane, P.O:- Ballygunge, P.S:- Gariahat, District:-South 24-Parganas, West Bengal, India, PIN - 700019, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACQPJ3454M Status : Representative, Representative of : Arsuday Evera Garden LLP (as Authorised Representative of Evera Constructions LLP)

Identifier Details :

Name	Photo	Finger Print	Signature
Mr Aravind Kumar Son of Mr S N Kumar 7/1, P C Das Road, P.O:- Kadamtala, P.S:- Bantra, Howrah, District:-Howrah, West Bengal, India, PIN - 711101			
Identifier Of Mr Harendra Kumar Agarwal, Mr Arpan Mitra, Mr Manish Jhunjunwala			

Transfer of property for L1		
SI.No	From	To. with area (Name-Area)
1	Goldmoon Exports Private Limited	Arsuday Evera Garden LLP-83 Dec
Transfer of property for L2		
SI.No	From	To. with area (Name-Area)
1	Goldmoon Exports Private Limited	Arsuday Evera Garden LLP-6.65 Dec

Endorsement For Deed Number : I - 190402849 / 2019

Major Information of the Deed :- I-1904-02849/2019-18/03/2019

On 07-03-2019

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 2,56,45,503/-



Tridip Misra
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

On 15-03-2019

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

Presented for registration at 17:50 hrs on 15-03-2019, at the Private residence by Mr Arpan Mitra ..

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

Execution is admitted on 15-03-2019 by Mr Harendra Kumar Agarwal, Director, Goldmoon Exports Private Limited, 3rd Floor 8/1 Lal Bazar Street, P.O:- Lal Bazar, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001

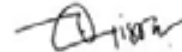
Identified by Mr Aravind Kumar, , Son of Mr S N Kumar, 7/1, P C Das Road, P.O: Kadamtala, Thana: Bantra, , City/Town: HOWRAH, Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Business

Execution is admitted on 15-03-2019 by Mr Arpan Mitra, Authorised Signatory, Arsuday Evera Garden LLP, 12 Ho Chi Minh Sarani, P.O:- Middleton Street, P.S:- Shakespeare Sarani, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700071

Identified by Mr Aravind Kumar, , Son of Mr S N Kumar, 7/1, P C Das Road, P.O: Kadamtala, Thana: Bantra, , City/Town: HOWRAH, Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Business

Execution is admitted on 15-03-2019 by Mr Manish Jhunjhunwala, Authorised Representative of Evera Constructions LLP, Arsuday Evera Garden LLP, 12 Ho Chi Minh Sarani, P.O:- Middleton Street, P.S:- Shakespeare Sarani, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700071

Identified by Mr Aravind Kumar, , Son of Mr S N Kumar, 7/1, P C Das Road, P.O: Kadamtala, Thana: Bantra, , City/Town: HOWRAH, Howrah, WEST BENGAL, India, PIN - 711101, by caste Hindu, by profession Business



Tridip Misra
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
Kolkata, West Bengal

Major Information of the Deed :- I-1904-02849/2019-18/03/2019

On 18-03-2019

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 101/- (E = Rs 21/- ,I = Rs 55/- ,M(a) = Rs 21/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 101/-

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. Stamp: Type: Impressed, Serial no 30036, Amount: Rs.100/-, Date of Purchase: 22/02/2019, Vendor name: S Das



Tridip Misra

ADDITIONAL REGISTRAR OF ASSURANCE

OFFICE OF THE A.R.A. - IV KOLKATA

Kolkata, West Bengal

Major Information of the Deed :- I-1904-02849/2019-18/03/2019

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1904-2019, Page from 135871 to 135901
being No 190402849 for the year 2019.



Digitally signed by TRIDIP MISRA
Date: 2019.03.26 19:35:12 +05:30
Reason: Digital Signing of Deed.

(Tridip Misra) 26-03-2019 19:35:06
ADDITIONAL REGISTRAR OF ASSURANCE
OFFICE OF THE A.R.A. - IV KOLKATA
West Bengal.

(This document is digitally signed.)