

06/08/19

I 6092/19 (13)

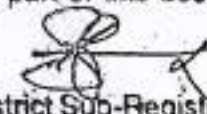
भारतीय गैर न्यायिक



INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL 7 161605
 Certified that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

১৮/৮
 ১৭/৮ ৪৬৮/১৯


 District Sub-Registrar-II
 Alipore, South 24 Parganas

2 AUG 2019

DEVELOPMENT POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT I, PRADIP SETH (PAN-ALGPS2565R), son of Nemai Seth, by faith- Hindu, by Nationality- Indian, by occupation- Business, residing at 82/1, Raja Ram Mohan Roy Road, P.O.. Paschim Putiary, P.S. Behala, Kolkata- 700041, hereinafter referred to as the "EXECUTANT" in the SEND GREETINGS:

✓

NAME.....
DO.....
50

S. Das Adv
H-C. Cal

M Ghosh

MOUSUMI GHOSH
LICENSED STAMP VENDOR
KOLKATA REGISTRATION OFFICE



District Sub-Register-II
Allpore, South 24 Parganas

2 AUG 2019


amaresh Das
Somesh Ch. Das
Advocate
High Court
Calcutta.

WHEREAS one Dhirendra Kumar Pal was the sole and absolute owner of the R.S. Dag No. 1196 under R.S. Khatian No. 297 at Mouza- Paschim Putiari, J.L. No.26, R.S. No. 275, Touzi No.18, Pargana Magura area of Land 67 decimal within the Police Station- Thakurpukur, District- South 24 Parganas and possessed the same without any obstruction hindrance from any concern whatsoever.

AND WHEREAS said Dhirendra Kumar Pal gifted his son Pushpa Kanti Pal land area measuring more or less 54 decimal out of total land area 67 decimal in R.S. Dag No. 1196(part) under R.S. Khatian No. 297 at Mouza- Paschim Putiari, J.L. No.26, R.S. No. 275, Touzi No.18, Pargana Magura by a registered gift Deed which was registered in the Office of Sub-Registrar Alipore in Book No.I, volume No.90, Pages from 10 to 13, being No.8230 for the year 1973 dated on 22.08.1973 and possessed and occupied the same without any obstruction hindrance from any corner for long time.

AND WHEREAS said Pushpa Kanti Pal sold and transferred piece and parcel of land measuring 11 Cottah 4 Chittacks out of total land area 54 decimal in R.S. Dag No. 1196 (part) under




District Sub-Registrar-II
Alipora, South 24 Parganas

2 AUG 2019

R.S. Khatian No. 297 at Mouza- Paschim Putiari, J.L. No. 26, R.S. No. 275, Touzi No.18, Pargana- Magura by a registered Deed of Conveyance which was registered in the Office of District Sub- Registrar, Alipore in Book No.I, Volume No.307, being No. 17194 for the year 1985 dated 23.12.1985 and handed over the right, title and possession of the same in favour of (1) Sri Bimal Gomes, son of Late Jacob Gomes, (2) Smt. Asha Gomes wife of Sri Bimal Gomes, both are residing at Paschim Putiary, P.S. R.C. Thakurani, Village Ramchandrapur, P.S. Thakurpukur, Kolkata- 700104 for ever and accordingly has become the absolute joint owners of the said land and mutated their names with the proper authority concerned and has been paying rents the panchayet Khajna and taxes, impositions and outgoings in their names as such absolute owners thereof free from all sorts encumbrances attachments liens, charges and liabilities whatsoever more fully and particularly mentioned and described in the Schedule thereunder and hereunder written and hereinafter for the sake of brevity and to avoid prolixity referred to as the said property inter alia.

AND WHEREAS Sri Bimal Gomes and Smt. Asha Gomes as joint owners therein decide to sell & transfer all that the said pieces & parcel of land measuring about 5 Cottahs 10 Chittacks 00 sq. ft. more or less bastu land in the records of the L.R. Parcha together with messuages tenements & hereditaments standing thereon with right of ingress egress comprised in Mouza- Paschim Putiary, J.L. No.26, R.S. No.275, Touzi no. 18, appertaining to Khatian no. 297, comprised in the Dag No. 1196(Part) under Joka 1 No. Gram Panchayet, P.S. Thakurpukur, in the District of South 24 Parganas morefully described below the schedule stated thereunder free from all encumbrances, charges, liens, lispens, trust, acquisition & requisition, claims & demands whatsoever or howsoever.

AND WHEREAS the intending Purchaser Sri Pradip Seth has expressed his desire to purchase from Sri Bimal Gomes and Smt. Asha Gomes as the Vendors therein all that the said piece and parcel of bastu land admeasuring 5 Cottahs 10 Chittacks more or less ^{together} with messuages, tenements and hereditaments standing thereon with right of ingress and egress over the said Mouza- Paschim Putiary, J.L. No. 26, R.S. No. 275, Touzi No. 18, appertaining to Khatian No. 297, comprised

in the Dag No. 1196(part) under Joka 1 No. Gram Panchayet, P.S. Thakurpukur in the District of 24 Parganas (South) Sub-Registry Office at Behala.

AND WHEREAS in view of what is stated hereinabove and relying on the aforesaid representations and believing the same to be true and correct Sri Pradip Seth the Purchaser therein has agreed to Purchase and Sri Bimal Gomes and Smt. Asha Gomes as the Vendors therein have agreed to transfer by way of Sale ALL THAT the said piece and parcel of Bastu land under being part of Mouza- Paschim Putiary, J.L. No. 26, R.S. No. 275, Touzi No. 18, appertaining to Khatian No. 297, comprised in the Dag No. 1196 (part) under Joka I Gram Panchayet, P.S. Thakurpukur measuring about 5 Cottahs 10 Chittacks 00 sq. ft. more or less Bastu land in the District of 24 Parganas (South) by a Deed of Conveyance dated 07.02.2011 which was registered in the Office at D.S.R.- II, Alipore, 24 Parganas (South) and recorded in Book No. I, CD Volume No. 3, page from 5535 to 5547, being no. 01450, for the year 2011 free from all encumbrances, charges, lien, lispens, trust, acquisition & requisition, claims & demands whatsoever or howsoever as stated hereunder.

AND WHEREAS after being the sole and absolute owner of 5 Cottah 10 Chittacks 00 sq. ft. of bastu land Sri Pradip Seth mutated his name in the records of the Kolkata Municipal Corporation by paying upto date taxes and levies and the aforesaid land was numbered as Municipal Premises No.10, Paschim Putiary, P.S. Thakurpukur, Kolkata- 700104, under Ward No. 142, Vide Assessee No.71-142-06-0105-4 hereinafter referred to as the "said property".

AND WHEREAS after being the absolute Owner Sri Pradip Seth as the Vendor/ Owner herein obtained a sanction building plan from the Kolkata Municipal Corporation vide sanction building permit no.2015160227, dated 23.02.2016.

AND WHEREAS the present Land Owner could not construct the building on the said plot of land and was searching for a reputed Promoter/ Developer for constructing multi-storied building on the said land as per sanction building plan approved by the Kolkata Municipal Corporation under certain terms and conditions inter alia at its own costs and expenses and therefore the Developer herein knowing such intention of the land Owner herein agreed to develop the below Schedule property on the terms and conditions stipulated hereunder.

AND WHEREAS Pradip Seth the Owner herein, on account of paucity of fund and lack of technical knowledge, could not materialize the construction of a multi storied building on the schedule property and on account of fulfillment of such desire, Pradip Seth the Owner herein was in search of a person who will undertake such constructional work of the said land by collecting men, materials and providing proper finance as per sanctioned building permit no.2015160227, dated 23.02.2016 for construction of a multi storied building on the said property morefully described in Schedule hereunder written and entered into a Development Agreement dated .08.2019 which was registered in the Office at D.S.R.-II, Alipore 24 Parganas (South) recorded in Book No.I, Being No. 16026087 , for the year 2019.

AND WHEREAS as per the aforesaid registered Development Agreement dated 02.08.2019 the Owners' Allocation shall be entitled to get the entire first floor (commercial space) and the entire fourth floor alongwith 50% (fifty percent) ground floor which includes two shops (South- Eastern portion) and garages (covered and open area) alongwith undivided proportionate impartible share or interest of the land underneath the building

to be constructed on said plot of land according to the approved sanction building Plan of the Kolkata Municipal Corporation alongwith common rights and facilities of the said Proposed Premises alongwith valuable amount of non-refundable security deposit.

DEVELOPER'S ALLOCATION In consideration of the development work and/or contribution of the proposed residential building at the cost and expenses of Developer, the Developer shall get and be entitled the entire Second floor and the entire Third floor alongwith 50% (fifty percent) ground floor which includes two shops (North- Eastern portion) and garages (covered and open area) alongwith undivided proportionate impartible share or interest of the land underneath the building to be constructed on said plot of land according to the approved sanction building Plan of the Kolkata Municipal Corporation alongwith common rights and facilities of the said Proposed Premises.

NOW KNOW YE ALL AND THESE PRESENT WITNESSETH that I the said PRADIP SETH do hereby nominate, constitute and appoint M/S. AKSHARAM DEVELOPERS (PAN-ABNFA5872A)a

partnership firm having its office at 413, Panchanantala Road, P.O. Paschim Putiary, P.S. Haridevpur, Kolkata- 700041, West Bengal, represented by its Partners namely (1) SRI DEBASHISH BANERJEE (PAN-AMOPB3741K), son of Dilip Kumar Banerjee, by faith- Hindu, by occupation- Business, residing at 37, Panchanantala Road, P.O. Paschim Putiary, P.S. Haridevpur, Kolkata- 700041 and (2) SMT. ANINDITA BOSE alias ANINDITA CHAKRABORTY (PAN- AVOPB2648A), wife of Pratik Chakraborty, by faith- Hindu, by occupation- Business, residing at 8/2, Bhattacharjee Para Lane, Ramrajatala, P.O. Santragachi, P.S. Chatterjeehat, District- Howrah, Pin- 711104 as my true and lawful Attorneys for me and in my name and on my behalf to do all or any of the following acts deeds and things concerning the said property that is to say:-

(1) To look after, manage, conduct, supervise and administer my said property for and on my behalf.

(2) To prepare Building plans by Architect or recognized Engineer and to sign and submit the said plan/plans before The Kolkata Municipal Corporation or concerned authority and any other Authority/Authorities for sanction/re-sanction of the

same and to get the said plan/plans duly sanctioned/re-sanctioned by the concerned authority.

(3) To construct and/or erect new building/buildings/ Flats apartments at their cost on the said property for which we entered into a Development Agreement in writing on the 02.08.2019.

(4) To appear and to act on my behalf before any office of Department of the Govt. of West Bengal or Central Govt. or before any Private concern or any other authority and before the concerned Municipality, Corporation, Collectorate Office, Revenue Department, Land Ceiling authority, Police Station, Income Tax Office, B.L. & L.R.O. Office or any other competent authority and to represent us every where and to sign and verify all papers, forms, receipts, petitions, applications as and when required.

(5) To enter into any agreement or contract with any intending purchaser/purchasers for sale and transfer of the flats/apartments/shop rooms/ open car parking/ covered car parking and/or any commercial space etc. and to receive advance or earnest money from those purchaser/ purchasers

and to issue proper receipts thereof except in respect of Owner's allocation as stated in the Development Agreement dated 02.08.2019 entered into between myself and my said attorneys which are reserved for us as per terms of the said Development Agreement dated 02.08.2019.

- (6) To sell, transfer and convey the flats/apartments/shop rooms/ open car parking/ covered car parking and/or any commercial space etc. together with undivided proportionate share of land to the intending purchaser/purchasers except the Owner's Allocation.
- (7) To engage contractor, labourers, workers, masons etc. for the constructions of the said Building/Flat/Apartments on the said property.
- (8) To apply for cement quota, steel and procure building materials for construction of the said Building/Flat/Apartment etc.
- (9) To sign, appear, execute, present and admit the Agreement for Sale, Deed of Conveyance or any sorts of Transfer Deed in favour of the intending purchaser/purchasers

and to present the said deed or deeds or any other documents, Registered undertaking, any Declaration before any Registering authority within the territory of Indian Union either District Registrar, District Sub- Registrar- II, Alipore, 24 Parganas (South), Additional Dist. Sub-Registrar or Registrar of Assurances, Kolkata and admit execution thereof and to get those deeds and documents registered on my behalf on receipt of full consideration money in respect of said flats/apartments/shop rooms/ open car parking/ covered car parking and/or any commercial space etc. with undivided proportionate share of land of the said property except the Owner's Allocation.

- (10) To receive back any deed or documents deposited in any office or court on proper and valid receipt.
- (11) To sign the Deeds and documents for and on my behalf and to verify the same or any other authority in connection with my said property or in relation thereto.
- (12) To defend contest and prosecute all cases, suits and proceedings if instituted by any person, company or any other

authority and to protect and/or safeguard my interest in the said property in every respect.

(13) To appoint and constitute on my behalf and pleader Advocate, Solicitors any legal practitioner or agent and to discharge them.

(14) To file plaint, written statement, verifications, show-cause, objection, petition and to swear Affidavit and to submit the said petitions, applications, written statements, etc. before any Magistrate either Judicial Magistrate, Executive Magistrate, District Magistrate, Additional District Magistrate or before any Munsif, Sub-Judge, District Judge, Sessions Judge, District Delegate.

(15) To borrow loan from any Nationalized Bank/Co-operative Bank/Foreign Bank and any Financial Institution by way of Mortgage of the Developer's Allocation for Development purpose excluding the Owners' Allocation and in no circumstances the property of the Principal and/or their allocation would be encumbered in any manner whatsoever.

- (16) To compromise, compound and settle all cases, suits and proceedings or refer him to arbitration.
- (17) To prefer appeal, motion, revision, writ petition etc. before any Higher Court against any order of Judgement passed by any Lower Court.
- (18) To apply for and appear before the Kolkata Municipal Corporation for mutation of the "Said Property" and for assessment and/or reassessment of Municipal rates and taxes in respect of the "Said Property" and also to sign on any documents for sanctioned plan or sanctioned Building Plan approved by the K.M.C. on my behalf by my said attorneys.
- (19) To appear and apply for fixation of the annual valuation and to prefer and apply for review of revision of any assessment order before Tribunal and other authorities.
- (20) To commence, intimate, institute, file execute, defend any case, suit, appeal or legal proceedings in respect of the "Said Property" in case the "Said Property" is anywise affected and/or hereafter and in connection therewith to name, sign, verify, affirm, present and file vokatnama warrant of

Attorney/s, plaint, petition including writ petition, Affidavit, Memorandum of Appeal, letter, or other necessary papers and documents of any description whatsoever in connection therewith in relating to the "Said Property".

(21) To appear before any judge, court, Tribunal, Authority Officer including Municipal Office, collector's offices, Fire Brigade office, Police or other authorities and to do all things necessary in connection therewith in relation to the "Said Property".

(22) To serve and accept service of summons, notices, warrants subpoenas or other process of court and authorities concerned including The Kolkata Municipal Corporation and to do all things necessary in relation to the "Said Property" and to return comply and discharge any counsel, vakil, advocate, attorney/s, solicitor, agent, pleader and to conduct all proceedings whether legal or not and to pay costs, charges and expenses incurred in connection with the "Said Property" and to compromise and settle all or any of the actions, suits and other proceedings whether legal or not as the

said Attorneys may deem fit and proper in connection with the
"Said Property".

(23) For all or any of the purposes herein before stated to appear and represent us before all authorities having jurisdiction and to sign, execute and submit all papers and documents.

(24) To settle, compromise, all actions, suits, accounts, claims and disputes between me and any other person or persons and generally to do, execute and perform all other lawful acts, matters and things as my said Attorneys shall consider necessary connection with the said property and we hereby agree that all acts, deeds and things done in respect of the said property lawfully by the said Attorneys on my behalf shall be construed as acts, deeds and things done by me and I undertake to ratify and confirm all and whatsoever the said attorneys shall lawfully do or cause to be done for construction and sell of the flats, garages and shops and other spaces as stated before by virtue of this Power of Attorney.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece and parcel of bastu land measuring about 5 (five) Cottahs 10(ten) Chittacks more or less together with structure standing thereon lying and situated at Mouza- Paschim Putiary, J.L. No.26, R.S. No. 275, Touzi No. 18, appertaining to Khatian No. 297, comprised in the Dag No. 1196 (Part) in the records of the L.R. Parcha in the District of 24 Parganas (South), previously under Joka I Gram Panchayet presently within the Kolkata Municipal Corporation, Premises No. 10, Paschim Putiary, P.S. Thakurpukur, Kolkata- 700104, under Ward No. 142, Vide Assessee No.71-142-06-0105-4 and which is butted and bounded as follows :-

ON THE NORTH : By Church Property.

ON THE SOUTH : By Land of Sri Bimal Gomes and Smt. Asha Gomes.

ON THE EAST : By 30 ft. wide Julpia Road.

ON THE WEST : By land of Sri Ajit Sinha & others.

IN WITNESS WHEREOF I, the executant hereby set my hand, seal and signature at Kolkata on this the 2nd day of August, 2019.

EXECUTED AND DELIVERED in the presence of:

WITNESSES:

1. *শ্রী দেব প্রসাদ মিত্র (H+R)*
৪৭, Rajaraj Mohan Roy Rd
Kolkata 700041

2. Pratik Chakrabarty.
8/2-Bhattacharjee
Park Lane,
Santogauli -
Kolkata-71104

Pradipta (PRADIPTA)

SIGNATURE OF EXECUTANT

We accept the Power

1. *Debasmita Dasgupta*
AKSHARAM DEVELOPERS

PARTNER

2. *Anindita Chakrabarty*
AKSHARAM DEVELOPERS

PARTNER

SIGNATURE OF THE ATTORNEYS



Drafted by me as under instruction of the Parties :

Samresh Das.
SAMARESH DAS

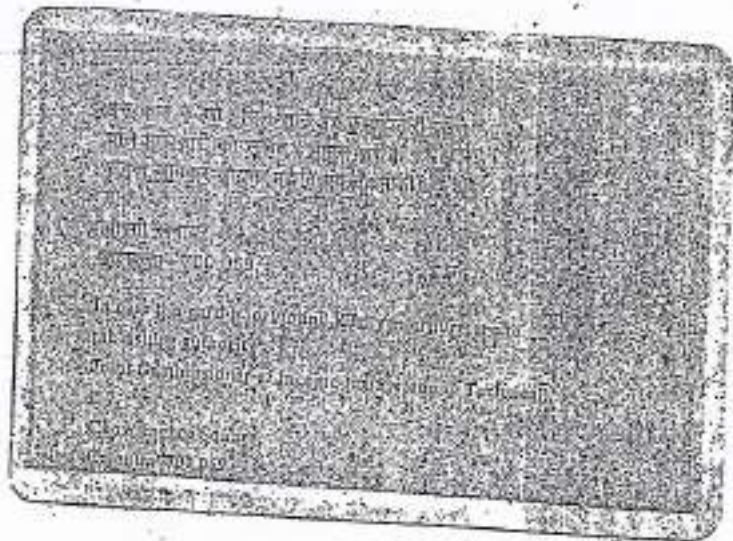
Advocate

High Court, Calcutta

Regn No: WB-1430/2001.

	PERMANENT ACCOUNT NUMBER ALGPS2565R
नाम (NAME) PRADIP SETHI	
पिता का नाम (FATHER'S NAME) NIMAI SETHI	
जन्म तिथि (DATE OF BIRTH) 21-08-1969	
हस्ताक्षर (SIGNATURE) 	 COMMISSIONER OF INCOME TAX (I.B.-II)

Pradip (Pradip Sethi)




 भारत सरकार
 GOVERNMENT OF INDIA




नाम: BRADIP SETH
 पिता: NEMAI SETH
 Date of Birth: 1969
 Sex: Male



6111 9703 5142

आधार - साधारण मानुषेण अधिकार

Handwritten Signature


 भारतीय विधि प्रणाली अधिकार
 CRIMINAL INVESTIGATION AUTHORITY OF INDIA

भारतीय विधि प्रणाली अधिकार
 भारतीय विधि प्रणाली अधिकार
 कोलकाता-700041

ADDRESS: B2H, RAJA
 RAMMOHAN ROY ROAD
 Paschim Purna S.O.
 Paschim Purna, Kolkata
 West Bengal-700041

1000 100 1000 www.ciaa.gov.in P.O. Box No. 5003 ciaa@nic.gov.in

भारतीय विमान
मानव संसाधन
INDIAN DEPARTMENT
GOVT OF INDIA

DEBASHISH BANERJEE
DILIP KUMAR BANERJEE

30121985
Permanent Account Number
AMOPB3741K

[Signature]
Signature



For more information, visit
the website of PAN Service Unit, IET
at Plot No. 1, Sector 11, CBD, Gurgaon
or call our helpline 400 614.

For more information, visit
the website of PAN Service Unit, IET
at Plot No. 1, Sector 11, CBD, Gurgaon
or call our helpline 400 614.



आधार

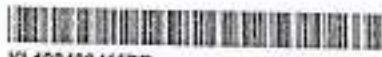
निर्वाह

भारत सरकार

Unique Identification Authority of India
Government of India

Enrollment No. : 1040/19523/97612

Debashish Banerjee
37 PANCHANANTALA ROAD
Paschim Puturi S.O
Paschim Puturi, Kolkata
West Bengal - 700041



KL190408411DF
19040841



আপনার আধার সংখ্যা/ Your Aadhaar No. :

6493 6654 3837

আধার - সাধারণ মানুষের অধিকার

ভারত সরকার
GOVERNMENT OF INDIA

Debashish Banerjee
Father : DILIP KUMAR BANERJEE

www/year of Birth: 1985
sex/Male

6493 6654 3837

আধার - সাধারণ মানুষের অধিকার



Government of India



AADHAAR

তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়।
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা প্রাপ্ত করুন।

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

- আধার সারা দেশে মান্য।
- আধার ভবিষ্যতে সরকারী ও বেসরকারী পরিষেবা প্রাপ্তির সহায়ক হবে।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



নির্বাচন-স্বাধীন পরিচয়-প্রমাণ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address: 37 PANCHANANTALA ROAD
Paschim Puturi S.O,
Paschim Puturi, Kolkata,
West Bengal, 700041

Address: 37
PANCHANANTALA ROAD,
Paschim Puturi S.O,
Paschim Puturi, Kolkata,
West Bengal, 700041

1487
1800 180 1807

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1807,
Bangalore-560 001

आयकर विभाग
INCOME TAX DEPARTMENT
ANINDTA POSE
PARTHA BOSE
10/12/1982
AVGPB2648A

भारत सरकार
GOVT. OF INDIA



Income Tax Department
PAN Series
Sector-11, C.D. 11
Tel: 400 611

 भारत सरकार
Government of India
Anindita Chakraborty
DOB: 10/12/1982
FEMALE

9456 4277 1040
मेरा आधार, मेरी पहचान

 भारत सरकार
Unique Identification Authority of India
Address:
W/O: Pratik Chakraborty, B/2,
Bhattacharjee Patra Lane, Near
CESC Power House,
Ramrajatala, Hoora (M.Corp),
Howrah,
West Bengal - 711104
9456 4277 1040
 help@uidai.gov.in
 www.uidai.gov.in

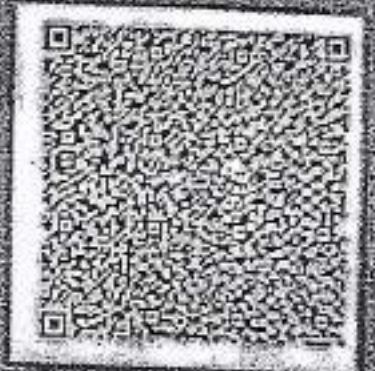
आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

ABNFA5872A



नाम / Name
AKSHARAM DEVELOPERS

निगम / पट्टा की तारीख
Date of Incorporation / Formation
05/11/2018

Major Information of the Deed

Deed No :	I-1602-06092/2019	Date of Registration	02/08/2019
Query No / Year	1602-1000176468/2019	Office where deed is registered	
Query Date	02/08/2019 2:52:12 PM	D.S.R. -II SOUTH 24-PARGANAS, District: South 24-Parganas	
Applicant Name, Address & Other Details	SAMARESH DAS HIGH COURT, Thana : Hare Street, District : Kolkata, WEST BENGAL, PIN - 700001, Mobile No. : 9830185069, Status : Advocate		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Stampduty Paid(SD)	Rs. 49,07,037/-		
Rs. 50/- (Article:48(g))	Registration Fee Paid		
Remarks	Rs. 39/- (Article:E, M(b), H)		
	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160206087/2019 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :




District: South 24-Parganas, P.S:- Thakurpukur, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Paschim Putiary Colony, , Premises No: 10, , Ward No: 142 Pin Code : 700104

Sch No	Plot Number	Khatian Number	Land Use Proposed ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1			Bastu	5 Katha 10 Chatak		48,47,037/-	Width of Approach Road: 30 Ft. , Project Name :
Grand Total :				9.2813Dec	0/-	48,47,037/-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	200 Sq Ft.	0/-	60,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 200 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tiles Shed, Extent of Completion: Complete					
Total :		200 sq ft	0/-	60,000/-	



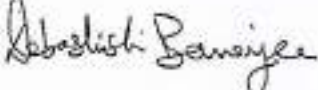
Principal Details :



Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr PRADIP SETH Son of Mr Nemaï Seth Executed by: Self, Date of Execution: 02/08/2019 , Admitted by: Self, Date of Admission: 02/08/2019 ,Place : Office	 02/08/2019	 LTI 02/08/2019	 02/08/2019
82/1, Raja Ram Mohan Roy Road, P.O:- Paschim Putiary, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: ALGPS2565R, Status :Individual, Executed by: Self, Date of Execution: 02/08/2019 , Admitted by: Self, Date of Admission: 02/08/2019 ,Place : Office				

Attorney Details :



Sl No	Name,Address,Photo,Finger print and Signature			
1	AKSHARAM DEVELOPERS 413, Panchanantala Road, P.O:- Paschim Putiary, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041 , PAN No.:: ABNFA5872A, Status :Organization, Executed by: Representative			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr DEBASHISH BANERJEE (Presentant) Son of Mr Dillp Kumar Banerjee Date of Execution - 02/08/2019, , Admitted by: Self, Date of Admission: 02/08/2019, Place of Admission of Execution: Office	 Aug 2 2019 3:10PM	 LTI 02/08/2019	 02/08/2019
37, Panchanantala Road, P.O:- Paschim Putiary, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.:: AMOPB3741K Status : Representative, Representative of : AKSHARAM DEVELOPERS (as Partner)				

Name	Photo	Finger Print	Signature
Smt ANINDITA BOSE, (Alias Name: Smt ANINDITA CHAKRABORTY) Wife of Pratik Chakraborty Date of Execution - 02/08/2019, , Admitted by: Self, Date of Admission: 02/08/2019, Place of Admission of Execution: Office			<i>Anindita Chakraborty</i>
	Aug 2 2019 3:15PM	LTI 02/08/2019	02/08/2019
8/2, Bhattacharjee Para Lane, Ramrajatala, P.O:- Santragachi, P.S:- Howrah, District:-Howrah, West Bengal, India, PIN - 711104, Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: AVOPB2648A Status : Representative, Representative of : AKSHARAM DEVELOPERS (as Partner)			

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SAMARESH DAS Son of Mr SOMESH CH DAS HIGH COURT, P.O:- GPO, P.S:- Hare Street, District:-Kolkata, West Bengal, India, PIN - 700001			<i>Samaresh Das</i>
	02/08/2019	02/08/2019	02/08/2019

Identifier Of Mr PRADIP SETH, Mr DEBASHISH BANERJEE, Smt ANINDITA BOSE

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Mr PRADIP SETH	AKSHARAM DEVELOPERS-9.28125 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Mr PRADIP SETH	AKSHARAM DEVELOPERS-200.00000000 Sq Ft

Endorsement For Deed Number : I - 160206092 / 2019

On 02-08-2019

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 : 4 (g) of Indian Stamp Act 1899.

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

Presented for registration at 15:01 hrs on 02-08-2019, at the Office of the D.S.R. - I SOUTH 24-PARGANAS by Mr DEBASHISH BANERJEE .,

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 49,07,037/-

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

Execution is admitted on 02/08/2019 by Mr PRADIP SETH, Son of Mr Nemai Seth, 82/1, Raja Ram Mohan Roy Road, Paschim Putlary, Thana: Behala, South 24-Parganas, WEST BENGAL, India, PIN - 700041, by caste Hindu, by profession Business

Identified by Mr SAMARESH DAS, Son of Mr SOMESH CH DAS, HIGH COURT, P.O: GPO, Thana: Hare Street, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

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

Execution is admitted on 02-08-2019 by Mr DEBASHISH BANERJEE, Partner, AKSHARAM DEVELOPERS, 413, Panchanantala Road, P.O:- Paschim Putlary, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041

Identified by Mr SAMARESH DAS, Son of Mr SOMESH CH DAS, HIGH COURT, P.O: GPO, Thana: Hare Street, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Execution is admitted on 02-08-2019 by Smt ANINDITA BOSE, Smt ANINDITA CHAKRABORTY Partner, AKSHARAM DEVELOPERS, 413, Panchanantala Road, P.O:- Paschim Putlary, P.S:- Behala, District:-South 24-Parganas, West Bengal, India, PIN - 700041

Identified by Mr SAMARESH DAS, Son of Mr SOMESH CH DAS, HIGH COURT, P.O: GPO, Thana: Hare Street, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Advocate

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 39/- (E = Rs 7/- ,H = Rs 28/- ,M(b) = Rs 4/-) and Registration Fees paid by Cash Rs 39/-

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 13335, Amount: Rs.50/-, Date of Purchase: 30/07/2019, Vendor name: M Ghosh

Signature

Samar Kumar Pramanick
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I | SOUTH 24-
PARGANAS
South 24-Parganas, West Bengal

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1602-2019, Page from 215624 to 215656

being No 160206092 for the year 2019.



Samar

Digitally signed by SAMAR KUMAR
PRAMANICK
Date: 2019.08.02 17:23:06 +05:30
Reason: Digital Signing of Deed.

(Samar Kumar Pramanick) 02/08/2019 17:22:54
DISTRICT SUB-REGISTRAR
OFFICE OF THE D.S.R. - I SOUTH 24-PARGANAS
West Bengal.



(This document is digitally signed.)