

2249/19

I-1876/19



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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14/5/19

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Certified that this document is admitted to Registration. The signature sheet and the Endorsement sheet attached to the document are part of this document.

Additional Dist. Sub Registrar
Sealdah

14 MAY 2019

**POWER OF ATTORNEY AFTER REGISTERED
DEVELOPMENT AGREEMENT**

2-1/114646/19

KNOW ALL MEN BY THESE PRESENTS SHALL COME WE M/S DHAR REALTORS PVT. LTD., (PAN AADCD7718G), A Company incorporated under the Companies Act, 1956 having its registered office at 20/1, Manindra Nath Mitra Row, Post Office- Amherst Street, Police Station- Muchipara, Kolkata-700009, represented by one of its Director, Sri Sakti Pada Dhar (PAN: ACXPD7498Q), son of Late

For Dhar Realtors Private Ltd.
Sri Sakti Pada Dhar
Director

17732

Ajmir Unique

NAME
ADD
57
13 MAY 2019
SURANJAN MUNI'ERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kol-1

150/6 Beliaghata
Main Road,
Kol-10.

13 MAY 2019

13 MAY 2019



A.D.S.R., SEALDAH
 14 MAY 2019
 Dist-South 24 Parganas

Ramendra Kumar Dhar, by faith- Hindu, by occupation- Business, by nationality- Indian, working for gains at 20/1, Manindra Nath Mitra Row, Post Office- Amherst Street, Police Station- Muchipara, Kolkata-700009 hereinafter referred to as the **PRINCIPAL, SEND GREETINGS;**

WHEREAS We are the owner of the immovable property more fully and particularly referred and explained under the **SCHEDULE** hereunder written and/or given being **ALL THAT the** piece and parcel of land admeasuring an area of **(as per Deed of Conveyance) 15 Cottah 3 Chittack 25 sq. ft. and (as per KMC Survey Department) 14 Cottah 1 Chittack 27.32 Sq.ft.** being Premises No.72, **Abinash Chandra Banerjee Lane** (western portion whereof locally known as **72A, Abinash Chandra Banerjee Lane**), **Kolkata-700010** within **Kolkata Municipal Corporation Ward No.34, Police Station – Beliaghata, S.R. O. Sealdah, Mouza- Soorah, Panchannagram, Holding No.91.**

AND WHEREAS we are desirous of developing the aforesaid property but since we do not have the sufficient infrastructure to do so and as such we approached the Developer **AJMIR UNIQUE (PAN : AAVFA6345B)**, a Partnership firm having its Registered Office situated at 150/6, Beliaghata Main Road, Kolkata P.O.- Beliaghata , P.S.- Beliaghata , Pin- 700010, represented by its Partner **RAJU NASKAR (PAN : ADSPN9015D)** son of Sri Gobinda Naskar , by faith – Hindu, by Occupation Business, by nationality Indian, residing at 150, Raja Rajendra Lal Mitra Road, P.O.-Beliaghata , P.S.- Beliaghata , Kolkata- Pin-700010 to develop the said property, who agreed to such proposal and accordingly we have appointed the Developer to develop the schedule property on the terms and conditions as contained in the Development Agreement dated 14.05.2019 registered before the A.O.S.R., Sealdah, and recorded in Book No.I, Volume No. 1606, Pages from 67540 to 67581 Being No 1871 for the year 2019, a part whereof is the instant Power of Attorney.

In furtherance of the terms and conditions of the said Development Agreement and the powers hereby granted shall be co-terminus with the Development Agreement and in accordance therewith I am desirous of appointing and hereby do **NOMINATE, APPOINT & CONSTITUTE AJMIR UNIQUE (PAN : AAVFA6345B)**, a Partnership

For Dhar Realtors Private Ltd.

Dhanu Prade Dhar

Director



6

A.D.S.R., SEALDAH
14 MAY 2019
Dist.-South 24 Parganas

firm having its Registered Office situated at 150/6, Beliaghata Main Road, Kolkata P.O.- Beliaghata , P.S.- Beliaghata , Pin- 700010, represented by its Partner **RAJU NASKAR (PAN : ADSPN9015D)** son of Sri Gobinda Naskar , by faith – Hindu, by Occupation Business, by nationality Indian, residing at 150, Raja Rajendra Lal Mitra Road, P.O.-Beliaghata , P.S.- Beliaghata , Kolkata- Pin-700010 **AS OUR TRUE AND LAWFUL ATTORNEY** and/or agent in our name and on our behalf to do all acts, deeds and things related to development and Construction at or upon the **SCHEDULE PROPERTY** and also Further to **SELL, TRANSFER, CONVEY & ALIENATE** the constructed saleable area/space in the form of Flats/ Units/Apartments/Parking Spaces in the Project to be built, erected and constructed by the said **AJMIR UNIQUE** at or upon the Land and premises morefully detailed and described in the **SCHEDULE** hereunder written and /or described and for us in our names and on our behalf solely to do and execute all or any of the following acts, deeds and things:

1. To manage, control, supervise, management of the said property.
2. To construct a building on the said property as described in the Schedule hereunder written as per terms and conditions of the Development Agreement.
3. To appoint architect or architects and to have survey of the property as described in the schedule hereunder written and to get the soil tested of the said Premises and for that make all correspondence with the authorities competent and to do all other acts and things ancillary to the same.
4. To appear and represent me before the required authorities including local Municipality/Panchayet, PWD (if necessary), West Bengal, Fire Services, the competent authority under the Urban Land (Ceiling & Regulation) Act, 1976, authorities under the Promoters' Act Pollution Control Board, Lands & Land Reforms Office, Land Records Department of the State of West Bengal, Notary Public, Concerned Registrar of Assurances, Additional District Sub-Register or District Sub-Register, Metropolitan Magistrate and other Offices or Government Body or Department as the case may be and to make necessary compliance as if we are personally present in connection with any matter in respect of the property as described in the schedule hereunder written.

For Dhar Realtors Private Ltd.



Director



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A.D.S.R., SEALDAH
14 MAY 2019
Dist.-South 24 Parganas

5. To submit Building Plans, modified building plans, statements, undertakings and declarations and all papers and documents as may be required for construction of building or buildings in the property as described in the Schedule hereunder written before Kolkata Municipal Corporation, PWD (if necessary) and other authorities competent therefore.
6. To pay all fees, obtain sanction and such other orders and permissions from the necessary authorities as may be expedient for modification and/or alteration of plans and to effect and facilitate the said development project, and also to submit and take delivery of title deeds concerning our said premises and other papers and documents as may be required by the necessary authorities.
7. To receive the refund of the excess amount of fee, if any, paid for the purpose herein stated and to deal with the authorities in all matters concerning the said premises.
8. To apply for and obtain electricity, gas water, sewerage, drainage, tube-well or other connections of other utilities concerning our said premises or to make alteration therein and to close down and/or have disconnection the same and for that to sign execute and submit all papers, applications, documents and plans and do all other acts, deeds, declarations and things as be deemed fit and proper by our said Attorney.
9. To sign, issue, deliver, serve, receive and accept all notices, letters and correspondences as may be required from time to time in connection with all or any of the matter contained herein.
10. To sign, execute, affirm, verify, file or serve any undertaking, affidavit, bond, plaint, petition, application, written statement or any papers deeds or documents whatsoever and to depose on behalf of me to prove and support the pleadings, if necessary in any law suits and/or proceeding including appeal, tribunal and writ matters in all courts of India.
11. To appoint such persons by way of appropriate board resolution for exercising all powers and authorities under the Development Agreement and for the due performance of the powers and authorities hereby granted.

For Dhar Realtors Private Ltd.

Srinivas Padma Shan

Director



A.D.S.R., SEALDAH

14 MAY 2019

Dist.-South 24 Parganas

12. To obtain, hold, defend possession, manage and maintain the land equivalent to our said premises.
13. To ward off, prohibit and if necessary proceed against in due form of law against all trespassers of the said Premises and to take appropriate steps whether by lawful action like declaration suit, ejectment suit and/or otherwise.
14. To negotiate on terms for and to agree to and enter into and conclude any agreement for sale the constructed saleable area/space pertaining to the Developer's allocation as detailed in the hereunder written and /or described to be built on the said premises before or after being developed or any part thereof to any intending Purchasers at such price which our said attorney, in his absolute discretion, thinks fit and proper and/or cancel and/or repudiate the same.
15. To sign, execute, present for registration and admit execution of Deeds of Sale/Lease/Tenancy/Mortgage in respect of the constructed saleable area/space in the new building to be erected on the schedule property pertaining to the Developer's allocation hereunder written in terms of the development agreement before the concerned registrar, Sub registrar, registrar of Assurances office having jurisdiction of the said property as if we are personally present to sign and execute the same **and the Developer shall make over the Owner's allocation to the Owner in terms of the Development Agreement.**
16. To receive from the intending Purchasers of flats units and apartments and Car Parking Spaces as detailed in the Schedule hereunder written and described the Earnest money and/or advance and/or advances in respect of the constructed saleable area/space in the new Building pertaining to the Developer's allocation to be erected in the schedule hereunder written and /or described and also the balance of purchase money and to give good and valid receipt and discharge for the same which will protect the Purchaser(s) without seeing the application of the money.
17. To obtain permissions and clearances under any Act or Acts, as may be required for execution and/or registration of the conveyances and any documents of transfer in respect of our said premises and/or part thereof.

For Dhar Realtors Private Ltd.

Dr. P. K. Sharma

Director



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A.D.S.R., SEALDAH
14 MAY 2019
Dist.-South 24 Parganas

18. To execute Vakalatnama, powers and authorities or any of them or retain and appoint Advocates, Agents etc. and terminate their appointment from time to time authorities hereinabove conferred.

19. To give undertakings, assurances and indemnities, as be required for the purpose aforesaid.

AND GENERALLY to do all acts deeds and things concerning the powers and authorities hereby granted in respect of the developer's share in the building to be built on our aforesaid premises, which we ourselves could have done lawfully by our own hand and seal if personally present.

AND we do hereby ratify and confirm and agree to ratify and confirm all and whatsoever our said Attorney shall lawfully do or cause to be done concerning the power and authority herein intended.

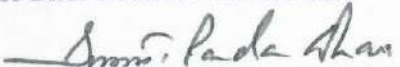
THE SCHEDULE ABOVE REFERRED TO:

(PREMISES)

ALL THAT the piece and parcel of land admeasuring an area of **(as per Deed of Conveyance) 15 Cottah 3 Chittack 25 sq. ft. and (as per KMC Survey Department) 14 Cottah 1 Chittack 27.32 Sq.ft.** being Premises No.72, **Abinash Chandra Banerjee Lane** (western portion whereof locally known as **72A, Abinash Chandra Banerjee Lane**), **Kolkata-700010** within **Kolkata Municipal Corporation Ward No.34, Police Station – Beliaghata, S.R.O. Sealdah, Mouza-Soorah, Panchannagram, Holding No.91**, and the said land is butted and bounded in the manner as follows:

ON THE NORTH : By Premises No. 73, Abinash Chandra Banerjee Lane.
ON THE SOUTH : By KMC passage.
ON THE EAST : By KMC passage.
ON THE WEST : By premises no. 73, Abinash Chandra Banerjee Lane.

For Dhar Realtors Private Ltd.



Director



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A.D.S.R., SEALDAH

14 MAY 2019

Dist.-South 24 Parganas

SPECIMEN FORM FOR TEN FINGERS PRINT



Simon Pedro Chan



Little



Ring



Middle



Fore



Thumb

(Left Hand)



Thumb



Fore



Middle



Ring



Little

(Right Hand)



by [signature]



Little



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Middle



Fore



Thumb

(Left Hand)



Thumb



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PHOTO

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ly
A.D.S.R., SEALDAH
14 MAY 2019
Dist.-South 24 Parganas

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

DHAR REALTORS PRIVATE
LIMITED

07/03/2008

Permanent Account Number

AADCD7718G



Signature

For Dhar Realtors Private Ltd.

Om. P. Sharma
Director



For Dhar Prastors Private

[Signature]
Dhar



स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ACXPD7498Q

नाम /NAME
SAKTI PADA DHAR

पिता का नाम /FATHER'S NAME
RAMENDRA KUMAR DHAR

जन्म तिथि /DATE OF BIRTH
27-02-1969

हस्ताक्षर /SIGNATURE
Sakti Pada Dhar

S. B. Das
आयकर आयुक्त, प.सं.-II
COMMISSIONER OF INCOME-TAX, W.B. - II

Sakti Pada Dhar
Sakti Pada Dhar

इस कार्ड के खो / मिल जाने पर कृपया जारी करने
वाले प्राधिकारी को सूचित / वापस कर दें
सहायक आयकर आयुक्त,
पी-7,
चौरंगी स्क्वायर,
कलकत्ता - 700 069.

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

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भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India



E-Aadhaar Letter

ভালিকাত্তির নম্বর/Enrolment No.: 1111/19708/00281

Sakti Pada Dhar (শক্তি পদ ধর)

AK 123, SECTOR 2, SECH BHAWAN,
Bidhannagar(M), North 24 Parganas,
West Bengal - 700091

আপনার আধার সংখ্যা/ Your Aadhaar No.:

5511 8399 3422



আধার-সাধারণ মানুষের অধিকার



1947
1820 309 1947



help@uidai.gov.in



www.uidai.gov.in

Signature Not Verified

Digitally signed by UNIQUE
IDENTIFICATION AUTHORITY OF INDIA
Date: 2015.11.17 11:25:13 IST

তথ্য

- আধার পরিচয়ের প্রমাণ, নাগরিকত্বের প্রমাণ নয়
- পরিচয়ের প্রমাণ অনলাইন অথেন্টিকেশন দ্বারা লাভ করুন
- এটা এক ইলেক্ট্রনিক প্রক্রিয়াজাত তৈরী পত্র

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- আধার মারা দেশে মানা
- আধার আধারের জন্য আপনার একবারই ভালিকাত্তি করার আবশ্যকতা আছে।
- অনুগ্রহ করে আপনার বর্তমান মোবাইল নম্বর এবং ই-মেইল ঠিকানা পরীক্ষিত করুন। এতে ভবিষ্যতে আপনার বিভিন্ন সুবিধা পাওয়া সহজ হবে।

- Aadhaar is valid throughout the country.
- You need to enrol only once for Aadhaar.
- Please update your mobile number and e-mail address. This will help you to avail various services in future.



भारत सरकार
GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



শক্তি পদ ধর
Sakti Pada Dhar
জন্মতারিখ/ DOB: 27/02/1959
পুলক / MALE



ঠিকানা:

একে 123, সেক্টর 2, সেচ
ভবন, বিধাননগর(এম), উত্তর
২৪ পরগনা,
পশ্চিমবঙ্গ - 700091

Address:

AK 123, SECTOR 2, SECH
BHAWAN, Bidhannagar(M), North
24 Parganas,
West Bengal - 700091

5511 8399 3422

আধার-সাধারণ মানুষের অধিকার

5511 8399 3422

Aadhaar-Aam Admi ka Adhikar

Sakti Pada Dhar



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

AJMIR UNIQUE



24/05/2012
Permanent Account Number

AAVFA6345B

Signature

AJMIR UNIQUE

PARTNER

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

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लौटाएं :
आयकर पैन सेवा यूनिट, UTIITSL
प्लॉट नं: ३, सेक्टर ११, सी.बी.डी.बेलापुर,
नवी मुंबई-४०० ६१४.

GOVT. OF INDIA
MINISTRY OF



REGISTRATION
DEPARTMENT

ALMIR UNIQUE

ALMIR UNIQUE

ALMIR UNIQUE

ALMIR UNIQUE

PARTNER




आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

RAJU NASKAR
GOBINDA NASKAR
12/10/1974
Permanent Account Number

ADSPN9015D

Signature



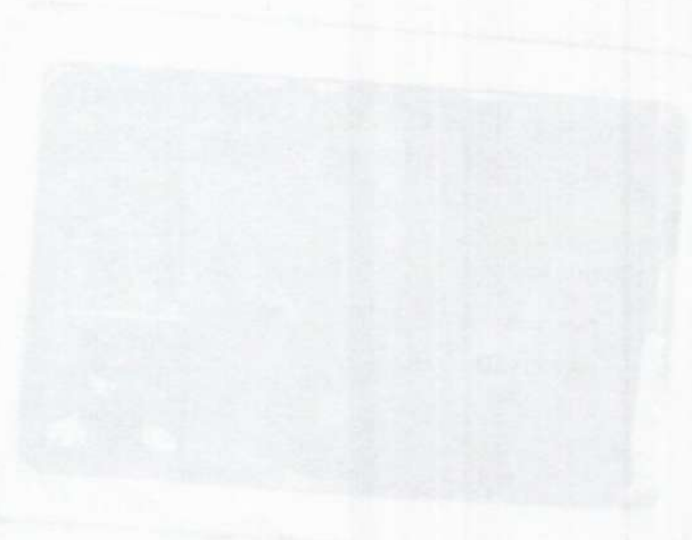
Raju Naskar

In case this card is lost / found, kindly inform / return to :

Income Tax PAN Services Unit, UTIISI,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित करें/वापस करें :

आयकर पत्र सेवा यूनिट, UTIISI,
प्लॉट नं. 3, सेक्टर 11, सीडी बेलपुर,
नवी मुंबई-400 614.



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भारत सरकार
GOVERNMENT OF INDIA



RAJU NASKAR
DOB: 12/10/1974
MALE



6827 1577 2633

আমার আধার, আমার পরিচয়

Raju Naskar



भारतीय विधिक निकाय प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address

S/O Gobinda Naskar, 150, RAJA
RAJENDRA LAL MITRA ROAD, Belegkata,
Kolkata,
West Bengal - 700010

Generation Date: 16/07/2017

6827 1577 2633



1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

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

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ভারতের নির্বাচন কমিশন
পরিচয় পত্র
ELECTION COMMISSION OF INDIA
IDENTITY CARD

XHJ0606541



নির্বাচকের নাম : পাপাই দেবনাথ
Elector's Name : Papai Debnath
পিতার নাম : দুর্গা দেবনাথ
Father's Name : Durga Debnath
লিঙ্গ/Sex : পুং/ M
জন্ম তারিখ
Date of Birth : 29/07/1994

XHJ0606541

ঠিকানা:

57, দক্ষিণ এ সি ব্যানার্জী রোড, ভাটপাড়া, জগদল, উত্তর
24 পরগণা- 743129

Address:

57, DAKSHIN A P BANERJEE ROAD,
BHATPARA, JAGADDAL, NORTH 24
PARGANAS- 743129

Date: 24/11/2013

105-ভাটপাড়া নির্বাচন কেন্দ্রের নির্বাচক নিবন্ধন

আধিকারিকের স্বাক্ষরের অনুকৃতি

Facsimile Signature of the Electoral
Registration Officer for
105-Bhatpara Constituency

ক্রিয়াকার পরিবর্তন হলে শক্তির টিকিটের ভোটারের নামে পরিবর্তন ও একই
নম্বরের নতুন নামের পরিবর্তনের পাওয়ার জন্য নির্দিষ্ট ফর্মে এই
পরিবর্তনের সংক্রান্ত উল্লেখ করুন।
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.



[Faint handwritten signature]

IN WITNESSES WHEREOF the Parties have executed these presents on
the 14th Day of May 2019.

SIGNED, SEALED AND DELIVERED by the
aforesaid Executants in the presence of :

1. Lafai aebnat.
Sit. Dakshin D.P. Banerjee Road.
P.S. Jagadala - Dist. 24 Pgs. (M).
Pin - 843129.

2. Rupom Basak
10, Old Post office street
Kal - 1

For Dhar Realtors Private Ltd.

Amir P. de Sharma
Director

SIGNED, SEALED AND ACCEPTED by
the Attorney in the presence of:

1. Lafai aebnat.

AJMIR UNIQUE

[Signature]
PARTNER

2. Rupom Basak

Proprietor.
Executed By me
Amir P. de Sharma



le
A.D.S.R., SEALDAH

14 MAY 2019

Dist.-South 24 Parganas

Major Information of the Deed

Deed No :	I-1606-01876/2019	Date of Registration	14/05/2019
Query No / Year	1606-1000114646/2019	Office where deed is registered	
Query Date	14/05/2019 1:15:18 PM	A.D.S.R. SEALDAH, District: South 24-Parganas	
Applicant Name, Address & Other Details	Dhar Realtor Pvt Ltd Kol, Thana : Muchipara, District : Kolkata, WEST BENGAL, PIN - 700009, Mobile No. : 9433057511, Status : Solicitor firm		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement			
Set Forth value	Market Value		
Stampduty Paid(SD)	Rs. 5,05,39,340/-		
Rs. 50/- (Article:48(g))	Registration Fee Paid		
Remarks	Rs. 7/- (Article:E)		
	Development Power of Attorney after Registered Development Agreement of [Deed No/Year]:- 160601871/2019 Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: South 24-Parganas, P.S:- Beliaghata, Corporation: KOLKATA MUNICIPAL CORPORATION, Road: Abinash Ch. Banerjee Lane, Road Zone : (Beliaghata Main Road (Ward-34) -- Hem ch Naskar Road) , Premises No: 72, , Ward No: 034 Pin Code : 700010

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	14 Katha 1 Chatak 27.32 Sq Ft		5,03,89,340/-	Property is on Road , Project Name :
Grand Total :				23.2657Dec	0 /-	503,89,340 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	500 Sq Ft.	0/-	1,50,000/-	Structure Type: Structure
Gr. Floor, Area of floor : 500 Sq Ft., Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Tin Shed, Extent of Completion: Complete					
Total :		500 sq ft	0 /-	1,50,000 /-	

Principal Details :



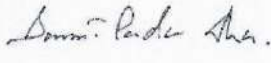


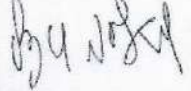
SI No	Name,Address,Photo,Finger print and Signature
1	DHAR REALTORS PRIVATE LIMITED .20/1, MANINDRA MITRA ROW, P.O:- AMHERST STREET, P.S:- Muchipara, District:-Kolkata, West Bengal, India, PIN - 700009 , PAN No.:: AADCD7718G, Status : Organization, Executed by: Representative, Executed by: Representative

Major Information of the Deed :- I-1606-01876/2019-14/05/2019

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	AJMIR UNIQUE 150/6, BELIAGHATA MAIN ROAD, P.O:- BELIAGHATA, P.S:- Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN - 700010 , PAN No.:: AAVFA6345B, Status :Organization, Executed by: Representative

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	Mr SAKTI PADA DHAR (Presentant) Son of Late RAMENDRA KUMAR DHAR Date of Execution - 14/05/2019, , Admitted by: Self, Date of Admission: 14/05/2019, Place of Admission of Execution: Office			
		May 14 2019 1:36PM	LTI 14/05/2019	14/05/2019
,20/1, MANINDRA NATH MITRA ROW, P.O:- AMHERST STREET, P.S:- Muchipara, District:-Kolkata, West Bengal, India, PIN - 700009, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACXPD7498Q Status : Representative, Representative of : DHAR REALTORS PRIVATE LIMITED (as DIRECTOR)				
2	Name	Photo	Finger Print	Signature
	Mr RAJU NASKAR Son of Mr GOBINDA NASKAR Date of Execution - 14/05/2019, , Admitted by: Self, Date of Admission: 14/05/2019, Place of Admission of Execution: Office			
		May 14 2019 1:37PM	LTI 14/05/2019	14/05/2019
,150, RAJA RAJENDRA LAL MITRA ROAD, P.O:- BELIAGHATA, P.S:- Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN - 700010, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ADSPN9015D Status : Representative, Representative of : AJMIR UNIQUE (as PARTNER)				

Identifier Details :

Name	Photo	Finger Print	Signature
Papai Debnath Son of Durga Debnath 57 Dakshin A P Banerjee Road, P.O:- Fingapara, P.S:- Jagaddal, District:-North 24-Parganas, West Bengal, India, PIN - 743129			
	14/05/2019	14/05/2019	14/05/2019
Identifier Of Mr SAKTI PADA DHAR, Mr RAJU NASKAR			

Major Information of the Deed :- I-1606-01876/2019-14/05/2019

Transfer of property for L1		
Sl.No	From	To. with area (Name-Area)
1	DHAR REALTORS PRIVATE LIMITED	AJMIR UNIQUE-23.2657 Dec
Transfer of property for S1		
Sl.No	From	To. with area (Name-Area)
1	DHAR REALTORS PRIVATE LIMITED	AJMIR UNIQUE-500.00000000 Sq Ft

Endorsement For Deed Number : I - 160601876 / 2019

On 14-05-2019

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.

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

Presented for registration at 13:33 hrs on 14-05-2019, at the Office of the A.D.S.R. SEALDAH by Mr SAKTI PADA DHAR ,.

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 5,05,39,340/-

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

Execution is admitted on 14-05-2019 by Mr SAKTI PADA DHAR, DIRECTOR, DHAR REALTORS PRIVATE LIMITED, ,20/1, MANINDRA MITRA ROW, P.O:- AMHERST STREET, P.S:- Muchipara, District:-Kolkata, West Bengal, India, PIN - 700009

Identified by Papai Debnath, , , Son of Durga Debnath, 57 Dakshin A P Banerjee Road, P.O: Fingapara, Thana: Jagaddal, , North 24-Parganas, WEST BENGAL, India, PIN - 743129, by caste Hindu, by profession Service

Execution is admitted on 14-05-2019 by Mr RAJU NASKAR, PARTNER, AJMIR UNIQUE, ,150/6, BELIAGHATA MAIN ROAD, P.O:- BELIAGHATA, P.S:- Beliaghata, District:-South 24-Parganas, West Bengal, India, PIN - 700010

Identified by Papai Debnath, , , Son of Durga Debnath, 57 Dakshin A P Banerjee Road, P.O: Fingapara, Thana: Jagaddal, , North 24-Parganas, WEST BENGAL, India, PIN - 743129, by caste Hindu, by profession Service

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/-

Major Information of the Deed :- I-1606-01876/2019-14/05/2019

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 17732, Amount: Rs.50/-, Date of Purchase: 13/05/2019, Vendor name: SURANJAN MUKHERJEE



Kaushik Ray
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
South 24-Parganas, West Bengal

Major Information of the Deed :- I-1606-01876/2019-14/05/2019

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 1606-2019, Page from 67638 to 67658
being No 160601876 for the year 2019.



Kaushik Roy

Digitally signed by KAUSHIK ROY
Date: 2019.05.15 12:43:52 +05:30
Reason: Digital Signing of Deed.

(Kaushik Ray) 15-05-2019 12:42:50
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. SEALDAH
West Bengal.

(This document is digitally signed.)