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पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL



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I certify that the Document is genuine & having its Registration. The Signature Sheet and the endorsement sheets attached to this document are the part of this Document.

*[Signature]*  
Additional Registrar  
of Assurances-III, Kolkata

Case no 369/18

*[Signature]*  
Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

DEVELOPMENT POWER OF ATTORNEY.

AFTER

REGISTERED DEVELOPMENT AGREEMENT

1. Date: 7.3.2018
2. Place: Kolkata

70250  
70250  
450

1 24898

DMD LEGAL CONSULTANTS  
12, Park Street  
Kolkata-700-071

NO.	
ALD.	
RS.	
27 FEB 2018	
SURANJAN MUKHERJEE	
Licensed Stamp Vendor	
C. C. Court	
2 & 3, S. S. Road, Kolkata	

*[Handwritten signature]*

27 FEB 2018  
27 FEB 2018



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Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

*[Handwritten notes]*  
Kolkata  
20-11-18  
G. Chakrabarti  
Kd

### **3. Parties**

- 3.1. LANSDOWN MEDICALS PRIVATE LIMITED, PAN: AAACL8776H,**
- 3.2. SHRADDHA PROPERTIES PRIVATE LIMITED, PAN: AADCS7082E,**
- 3.3. DAFFODIL VYAPAR PRIVATE LIMITED, PAN: AACCD0400E,**
- 3.4. DEVKRIPA VANIJAYA PRIVATE LIMITED, PAN: AACCD4722H,**
- 3.5. ANGIRA SALES PRIVATE LIMITED, PAN: AAFCA9336B,**
- 3.6. BHUMI VINIMAY PRIVATE LIMITED, PAN: AACCB9850C,**
- 3.7. N K TOWER PRIVATE LIMITED, PAN: AABCN7588E,**
- 3.8. ROLCON FINVEST PRIVATE LIMITED, PAN: AABCR3611C,**
- 3.9. SRIJAN REALTY PRIVATE LIMITED, PAN: AAHCS6112K,** all existing Companies from 3.1 to 3.9 registered under the Companies Act 1956 having their respective registered offices at 36/1A, Elgin Road, South 24 Parganas, Pin -700020, P.O. Lala Lajpat Rai Sarani & P.S. Bhowanipore, all being represented by their Director Sri Ram Naresh Agarwal (PAN ACYPA1903G), son of Late Nand Kishore Agarwal, residing at 135G, S.P. Mukherjee Road, Kolkata - 700026, P.O.& P.S. Tollygunge
- 3.10. SITALA INFRADEV PRIVATE LIMITED, PAN: AANCS8446G,**
- 3.11. NEELKANTH INFRAREALTY PRIVATE LIMITED, PAN: AADCN1861G,**
- 3.12. SHAGUN INFRAPROMOTERS PRIVATE LIMITED, PAN: AANCS8455P,**
- 3.13. N K REGANCY PRIVATE LIMITED, PAN: AACCN2962K,**
- 3.14. N. K. AGARWAL ESTATES PRIVATE LIMITED, PAN: AAACN9635P,**
- 3.15. N K NIKETAN PRIVATE LIMITED, PAN: AACCN2961L,**
- 3.16. EKTA VINIMAY PRIVATE LIMITED, PAN: AABCE3711G,**
- 3.17. BASUKINATH VINIMAY PRIVATE LIMITED, PAN: AACCB4717C,**
- 3.18. ELITE COMMODITIES PRIVATE LIMITED, PAN: AABCE3069R,**
- 3.19. SIGMA CONSUMER GOODS PRIVATE LIMITED, PAN: AAICS0644M,**
- 3.20. ZEST RETAILERS PRIVATE LIMITED, PAN: AAACZ2012L,**
- 3.21. KAMRUP MARKETING PRIVATE LIMITED, PAN: AACCK3396G,**
- 3.22. ZEST COMMERCIAL PRIVATE LIMITED, PAN: AAACZ2013M,**
- 3.23. NORTH EAST CONSUMER GOODS PRIVATE LIMITED, PAN: AABCN9126A,**
- 3.24. SALASAR DISTRIBUTORS PRIVATE LIMITED, PAN: AAICS0643N,**



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

**3.25. SHIVAM CONSUMER GOODS PRIVATE LIMITED, PAN: AAICS0642P, 3.10 to 3.25** all are existing Companies registered under the Companies Act 1956 having their respective registered offices at 36/1A, Elgin Road, South 24 Parganas, Pin – 700 020, **P.O. & P.S. Bhowanipore** and all being represented by their Authorized Signatory **Shri. Ram Naresh Agarwal (PAN ACYPA1903G)**, son of Late Shri. Nand Kishore Agarwal, residing at 135G, S.P. Mukherjee Road, Kolkata – 700 026, **P.O. & P.S. Tollygunge**, (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective successors-in- office and/or assigns) of the **ONE PART** (hereinafter referred to as the Co – owners / Executant) do hereby constitute, nominate, appoint and authorize:

**3.2 SOUTHWINDS PROJECT LLP, PAN: ABJFS2172D**, a limited liability partnership firm, having its registered office at 6A, Elgin Road, 2nd Floor, Bhowanipur, Kolkata – 700 020, P.O. Lala Lajpat Rai Sarani, P.S. Bhowanipore, being represented by **Mr. Anup Santra (PAN ERDPS3148K)**, son of Late Anil Kumar Santra, by faith Hindu, by Occupation- Private Service, working for gain at 6 A, Elgin Road, Kolkata- 700020, P.O. Lala Lajpat Rai Sarani, P.S. – Bhowanipore, (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective successors-in-interest and/or assigns) of the **OTHER PART** (hereinafter referred to as Developer /Attorney) to be our true and lawful attorney, in our name and on our behalf, to execute and perform all or any of the following acts, deeds, matters and things, and exercise all or any of the following powers and authorities as contained hereinafter:

#### **WHEREAS**

- A. We the Co-Owners herein along with other 131 (one hundred and thirty one) owners as mentioned in the Registered Development Agreement (“**Agreement**”), dated 15<sup>th</sup> March, 2017, registered in the office of the Additional Registrar of Assurances - I, recorded in Book No. I, Volume No. 1901-2018, Pages 14532 to 14993, being Deed No.190100257 of



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

2018, have granted to the Developer therein and Attorney herein exclusive right to develop THE SAID LAND/PROPERTY more particularly described in the Schedule hereunder written ("**Land/Property**") and such other rights as have been recorded in the said Agreement.

- C. In pursuance of the Agreement, we have put the Developer/ Attorney in possession in the said land/Property on and from the date of execution of the Development Agreement which the Developer/ Attorney has accepted and now is in lawful possession of the said land/property.

**NOW KNOW YOU ALL AND THESE PRESENTS WITNESS THAT** we, the Executant do hereby nominate, constitute and appoint **SOUTHWINDS PROJECT LLP** the Developer/ Attorney, to be our true and lawful attorney in our name and on our behalf to do and/or execute all or any of the following acts, deeds, matters and things for us and on our behalf and in our name viz,

1. To make and prepare and/or cause to be made and prepared all such layout, sub-division, plans, specifications and designs and/or any alterations in the plans and/or specifications as may be necessary, required and advisable at the discretion of the Attorney for the purpose of constructing the buildings on the Said land/property and to engage the services of any Architect, Engineer, Consultant, or any person as may be necessary or advisable at the discretion of the said attorney and to pay necessary fees and premium required for getting the plans sanctioned and do all other acts and things as may be necessary for getting the plans of the buildings sanctioned by the Municipality/ Panchayat and/or other authorities.
2. To pay and discharge all ground rent, Khajna taxes, rates, assessments, charges, deductions, expenses and all other payments and outgoings whatsoever due and payable or which may hereafter become due and payable for or on account of the said property from the date of the execution of the said Agreement onwards.
3. To commence, carry out and complete and/or cause to be commenced and completed, construction work on the said property in accordance with the sanctioned plans,



Additional Registrar of  
Assurances III Kolkata

08 MAR 2010



specifications and/or the permissions granted by the Competent Authority under the Urban Land (Ceiling and Regulation) Act, 1976.

4. To invite tenders and offer for the purpose of construction of one or more building(s) or structure(s) on the Said Property, to accept such tenders or offers and such consideration and on such terms and conditions as the said attorney may in its absolute discretion and to give the construction contract to such person(s) as the said Attorney may deem fit and proper and to get all such building(s) or structure(s) duly completed by the said contractor/s for the purpose of development of the Said Property wholly, partly or in stages and for construction(s) of buildings or structure(s) thereon. Said Attorney may in its absolute discretion deem fit and to pay the cost of construction and development of the said building(s) or structure(s) and furnishing of the property to such contractor/s and other person/s or bodies and to obtain valid receipts and discharges therefor to enter into contracts for supply of materials, labour and for all other services.
5. To correspond with all concerned authorities and bodies in connection with the sanction of plans, obtaining of floor space index for the construction proposed to be carried out on the said Property and any other matters pertaining to the said property.
6. To deal and correspond with the concerned Authorities in connection with or relating to the development of the said property and in particular to do the following acts, deeds, matters and things including but not limited to:
  - a. To apply for and obtain, sanction, revalidation with further alterations or additions or modifications, as our said Attorney may require;
  - b. To apply for and obtain the occupation and/or completion certificate(s) in respect of the buildings to be constructed and completed on the said property;
  - c. To apply for and obtain, necessary clearances and/or No Objections from Statutory Authority/s.
7. To appear and represent us before any and all concerned authorities and parties as may be



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

required and/or advisable for or in connection with the development of the said property and to make such agreement(s) arrived at such arrangement as may be conducive to the development work and completing the same.

8. To enter upon the said property at any time, affix board, put the barbed wire fencing or construct a compound wall on the said property or any portion thereof as per demarcation thereof and to make all payments for getting the work done.
9. To represent before the public, local and/or private authorities in respect of the development of the said property and to make such of the actions and things as may be necessary for effectually commencing the said construction and/or development work and completing the same.
10. To deal with the electricity and water supply authorities for the supply of electricity and water to the buildings that may be constructed on the said property and for that purpose to sign and/or execute all letters, applications, undertakings, or subscribed to terms and conditions as may from time to time be thought necessary or as may be required by the concerned authorities.
11. To empower on our behalf and in our name and to represent our interest before the concerned officers for the grant of the licences or permits or for any other purpose or renewal thereof as may be necessary under any local Act, Rules, Regulations or Bye-laws and also to appear before any public or Government officer or other Authorities whatsoever and to execute the necessary documents in connection therewith.
12. To ask, demand, sue for, enforce payment or/and recover and receive and give effectual receipt and discharge from any person or persons, rents and/or compensation and/or mesne profits in respect of the said property.
13. To apply for refund of deposits made or to be made with the concerned Authorities and receive the said refunds.
14. To develop and negotiate sale of the buildings consisting of apartments/flats ("Units")



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

along with undivided proportionate share in land for residential purpose, commercial units and/or ancillaries in the Said property and for that purpose to negotiate and execute agreements with the prospective purchasers on such terms and conditions as the Attorney may think fit and proper and to receive and appropriate the entire consideration for and in respect of the aforesaid sale and to give receipt for the same.

15. To advertise in the newspapers for the sale of the Units and to enter into agreements for the sale of such Units with the prospective purchasers on and for such price or consideration and upon such terms and conditions as our said Attorney shall deem fit and proper and for the same and also to execute all such writings as may be necessary, effectually entering into the said agreements for sale of the Units and to do all such necessary acts and things as may be necessary or proper in that behalf.
16. To arrange for financing of housing/home loans in respect of the Project (Home Loans) by Banks/Financial Institutions and to sign and execute all necessary documents on behalf of us in order for the Purchasers to obtain Home Loans from the Banks/Financial Institutions and to create mortgage/charge of the Units in favour of such Bank/Financial Institution for availing such Home Loans only but on the clear understanding that the Bank/Financial Institution shall have no right of recovery against us.
17. To appoint Contractors/sub-contractors/dealers/sub-dealers and to negotiate and decide the terms and conditions thereof concerning the said property and/or the building(s) or block(s) to be constructed thereon and/or for carrying on the interior works therein and also for suppliance of materials required in connection therewith, from time to time and to revoke their appointments and pay their remunerations/bills to be raised, time to time, including miscellaneous charges.
18. To nominate, appoint, engage and authorize solicitors, advocates, attorneys, pleaders in respect of any litigation concerning the said property and/or any structure, building, or block, or any self contained flats or commercial spaces to be constructed on the said property and to execute Vakalatnamas or other necessary authorities in their favour from time to time and instruct them and pay their remuneration/bills/fees including special fees



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

and other charges and to discontinue them and also to appoint and engage other solicitors, advocates, attorneys, pleaders afresh and instruct them accordingly.

19. To instruct solicitors, advocates, attorneys, pleaders regarding drafting of pleadings including written Statements, applications, petitions, affidavits relating to the said property and/or any structure, building, or block, or any self contained flats or commercial space to be constructed on the said property
20. To execute, admit and present for registration, on behalf of the parties, agreements and/or conveyances for sale or lease and/or transfer of flat(s) and/or unit(s) along with undivided proportionate share in land and for such purpose, to appear before the appropriate authority including Registrar and Sub-Registrars and out of 100 % ( hundred percent) share the developer will deposit 16 % (sixteen percent) revenue share in the bank account of the owners in respect of owner's revenue allocation as stated in the Development Agreement dated 15<sup>th</sup> March, 2017 .
21. To execute necessary documents and present the same before appropriate authority for formation of Association under the provisions of West Bengal Apartment Ownership Act, 1972, Real Estate (Regulation and Development) Act, 2016 and WBHRA.
22. To appoint and engage Income-tax and sales tax practitioners, Chartered Accountants, Architects, Surveyors, Engineers, and other professional agents in respect of the project to be constructed on the said property.
23. To make, sign and submit applications, petitions, letters and memorandum of appeals, etc. to appropriate Government Departments, Local authorities and/or other Competent Authorities under any law, for the time being in force, for all and any licences, permissions, exemptions, sanctions and consents required by any law or otherwise in connection with the management, improvements and development and construction in the said property.
24. In connection with or relating to the Said property to take action against person or tenants,



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018



occupiers, etc. if any, in any court, to represent us in any Court of Law and to sign all applications, plaints, written statements, affidavits, review, appeal, petitions, on our behalf from time to time be found necessary and proper and/or enter into any agreement relating to development of the Said property and to otherwise deal with the same effectively for all intents and purposes as aforesaid.

25. To institute suit and defend the same or to refer the same to arbitration or to otherwise deal with the same as effectively to all intents and purposes aforesaid to appoint Advocates(s), Solicitors and Counsel and to sign Vakalatnama and/or authorisations on our behalf.
26. In case the property or any part thereof is notified for acquisition or requisition or reservation or road widening, to appear before the relevant authorities and to file applications, objections, claims for compensation or otherwise and to do all other acts, deeds, matters and things as may be necessary in that behalf and to file appeals, references, petitions against any order or orders made by such acquisition or requisitioning authorities and to accept service of any writ, summons or other legal proceedings or motion and to appear and represent us in any court and before all magistrates, judges, judicial officers and other authorities and tribunals whatsoever as by the Attorney shall be thought advisable and to commence and continue any suit, petitions, actions or any other proceedings in any court of law and before any public officers or tribunals for receiving compensation for acquisition, requisition, reservation and/or relief for de-acquisition or derequisitioning or de-reservation or otherwise whatsoever.
27. To make application to the authorities and such other private and public authorities for making availability of water, electricity, etc. on the Said property that may be required for commencing the development work and to complete the same and for that to execute necessary writings including undertakings.
28. To make applications to the government or semi-government authorities for sanction of cement and steel and/or such other building materials as may be required for the said development work and for that purpose to execute necessary writings including undertakings and bonds and to furnish necessary deposits for the same.



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

29. To manage the Said property and to take such of the steps as may be necessary to manage the Said property till the time of completion of its development.
30. To evict or take possession of the Said property in occupation of the tenants, occupants or trespassers, if any, on the Said property or any part thereof and to take all steps in that behalf such as negotiation, settlement, compromise or make agreements to get their rights surrendered and extinguished and also to create tenants of such duration as our Attorney shall deem fit either in our name or in the name of our Attorney and to collect and receive rents.
31. To Deposit the Title Deed of land and sign necessary documents including mortgage deed in favour of Lending Bank/ Institution on behalf of us for securing the construction finance availed/to be availed by the Developer/Attorney.
32. To sign and execute all papers, correspondence and all other documents and assurances and documents of any kind whatsoever which we ourselves could have done for the completion of the said development work.
33. To attend and to represent us before any Collector, Authorities or officers of Government of India or any other State or States, before all Revenue, Municipal, Public or other officers including those of Income-tax as occasion shall arise for any purpose connected with the said development work.
34. To do any act, deed or thing, as our said Attorney(s) may deem fit and proper and necessary in the best interest of the development of the Said property and sale of the Units, including all other acts and things which may be necessary to be done for rendering these presents valid and effectual to all intents and purposes.
35. For any of the purposes mentioned hereinabove to sign all applications, papers, undertakings, terms and conditions as may be required from time to time, at their own cost.
36. To apply for no objection certificate or necessary permissions from the Panchayat/Municipal Corporation for occupying the building and to do all acts, deeds or



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

things for the said purpose.

37. To sign, transfer forms, documents and writing for transferring the Said property in the records of Government or municipal/Panchyat authorities and other public authorities and to do all other acts in connection therewith.
38. For all or any of the purposes of and power, authorities and discretions conferred by these presents to use and sign in our names or in which I may be in any way interested or to use and sign its name as our Attorney shall think fit without any reference or recourse to us.
39. And also for more effectually doing, executing and performing the several matters and things aforesaid to appoint from time to time or generally such person or persons as our Attorney may think fit as their substitute or substitutes, to do, execute and perform all or any of such matters and things as aforesaid and any such substitute or other in his or their place and I hereby agree at all times to ratify and confirm whatever our Attorney or any such substitutes or substitute shall lawfully do or cause to be done in or about the Said property and the development of the same.
40. And to do everything whatever which may be at the sole discretion of our said Attorney deemed fit or expedient for sale and/or enjoyment and/or development of the Said property and which we ourselves could do if personally present and as if this power had not been executed.
41. And generally to do and cause to be done all acts, deeds, matters and things as our said Attorney shall think fit and proper for the purpose of sale of the Units and enjoyment and the development of the Said property, as amply and effectual as I could have personally done.
42. All charges and expenses of and incidental to any act, deed, matter or thing done or caused to be done by our said Attorney in exercise of any power or powers herein contained shall be borne and paid and provided for by our said Attorney alone but subject to the right of the Attorney under the Agreement to reimburse itself out of the sale proceeds of the Units



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

towards all the above costs, including the development costs incurred for the development of the Said property and the said Attorney shall indemnify and keep indemnified our estate and effects from and against the payment of the aforesaid costs, charges, that may have to be paid by us by reason of our Attorney doing or causing to be done any act, deed, matter or thing by virtue of these presents.

**AND WE THE ABOVENAMED HEREBY AGREE AND UNDERTAKE** to ratify and confirm all and whatsoever the said attorney under the power in that behalf and shall lawfully do or cause to be done in the premises either jointly and/or severally aforesaid by virtue of these presents.

**SCHEDULE**

**(The Said Land/Property)**

**ALL THAT** land containing and measuring an area of **1469.1 Decimals** of land (be the same a little more or less) in L.R. Dag Nos 304, 305, 478, 481, 482, 483, 485, 486, 487, 488, 489, 490, 492, 493, 496, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 539, 540, 541, 542, 545, 546, 567, 568, 572, 573, 574, 589, 590, 591, 592, 593, 595, 596, 597 and 599 under L.R. Khatian Nos. 1099 to 1128, 1263 to 1271, 1273 to 1336, 1338, 1344 to 1348, 1371, 1413, 1483, 2138 to 2158, 2204 to 2219 and 2449 to 2458 situate and lying at **Mouza Manikpur, Sub-Registry Office Sonarpur, Police Station Sonarpur , Touzi No. 412, J.L. No. 77, District South 24 Parganas**, State of West Bengal and as demarcated in **RED** in the Plan annexed:



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018



IN WITNESS WHEREOF, I have hereunto set and subscribed our hands at Kolkata.

<p><b>SIGNED SEALED AND DELIVERED</b> by the <b>CO-OWNERS</b> <b>EXECUTANT</b> in the presence of:</p> <p><i>Handwritten notes:</i> Kolkata - 6, old post office, Kolkata  36/1A, Elgin Road, Kolkata</p>	<p><b>LANSDOWN MEDICALS PRIVATE LIMITED</b> For Lansdown Medical Private Limited FOR LANSDOWN MEDICALS PVT.LTD. Ran Nar Agarwal Director/Authorised Signatory</p> <p><b>SHRADDHA PROPERTIES PRIVATE LIMITED</b> For SHRADDHA PROPERTIES PVT. LTD. Ran Nar Agarwal Director/Authorised Signatory</p> <p><b>DAFFODIL VYAPAR PRIVATE LIMITED</b> For DAFFODIL VYAPAAR PVT. LTD. Ran Nar Agarwal Director/Authorised Signatory</p> <p><b>DEVKRIPA VANIJAYA PRIVATE LIMITED</b> For DEVKRIPA VANIJAYA PVT. LTD. Ran Nar Agarwal Director/Authorised Signatory</p> <p><b>ANGIRA SALES PRIVATE LIMITED</b> For ANGIRA SALES PRIVATE LIMITED Ran Nar Agarwal Director/Authorised Signatory</p>
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Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

*(Handwritten signature)*  
*(B. P. A.)*

**BHUMI VINIMAY PRIVATE LIMITED**

**BHUMI VINIMAY PRIVATE LIMITED**

*(Handwritten signature)*

**Director / Authorised Signatory**

**N K TOWER PRIVATE LIMITED**

**For N K TOWER PRIVATE LIMITED**

*(Handwritten signature)*

**Director/Authorised Signatory**

**ROLCON FINVEST PRIVATE LIMITED**

**For ROLCON FINVEST PVT. LTD.**

*(Handwritten signature)*

**Director/Authorised Signatory**

**SRIJAN REALTY PRIVATE LIMITED**

**For SRIJAN REALTY PVT. LTD.**

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**Director / Authorised Signatory**

By their Director Shri. Ram Naresh Agarwal

Page No. \_\_\_\_\_

RECEIVED  
REGISTRAR OF ASSURANCE  
KOLKATA  
12/03/2018



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Assurances III Kolkata

08 MAR 2018

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*(Agarwal)*

**SITALA INFRADEV PRIVATE LIMITED**

For SITALA INFRADEV PVT. LTD.

*Ran Nam Agarwal*

Director/Authorised Signatory

**NEELKANTH INFRAREALTY PRIVATE LIMITED**

For NEELKANTH INFRAREALTY PVT. LTD.

*Ran Nam Agarwal*

Director/Authorised Signatory

**SHAGUN INFRAPROMOTERS PRIVATE LIMITED**

For Shagun Infrapromoters Private Limited

For SHAGUN INFRAPROMOTERS PVT. LTD.

*Ran Nam Agarwal*

Director/Authorised Signatory

**N K REGANCY PRIVATE LIMITED**

For N K REGANCY PVT. LTD.

*Ran Nam Agarwal*

Director/Authorised Signatory

**N K AGARWAL ESTATES PRIVATE LIMITED**

For N K AGARWAL ESTATES PVT. LTD.

*Ran Nam Agarwal*

Director/Authorised Signatory

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Additional Registrar of Assurances III Kolkata

08 MAR 2018

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*(Arjun)*  
*Arjun*

**N K NIKETAN PRIVATE LIMITED**

For N K NIKETAN PVT. LTD.

*For Nam Agul*  
Director/Authorised Signatory

**EKTA VINIMAY PRIVATE LIMITED**

For EKTA VINIMAY PVT. LTD.

*For Nam Agul*  
Director/Authorised Signatory

**BASUKINATH VINIMAY PRIVATE LIMITED**

For BASUKINATH VINIMAY PVT. LTD.

*For Nam Agul*  
Director/Authorised Signatory

**ELITE COMMODITIES PRIVATE LIMITED**

*For Elite Commodities Private Limited*  
ELITE COMMODITIES PVT. LTD

*For Nam Agul*  
Director/Authorised Signatory

**SIGMA CONSUMER GOODS PRIVATE LIMITED**

For SIGMA CONSUMER GOODS PVT. LTD.

*For Nam Agul*  
Director/Authorised Signatory



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018



*Remarks*  
*(Attended)*  
*Alvika*

**ZEST RETAILERS PRIVATE LIMITED**

For ZEST RETAILERS PVT. LTD.

*Ram Nam Agarwal*  
Director/Authorised Signatory

**KAMRUP MARKETING PRIVATE LIMITED**

For KAMRUP MARKETING PVT. LTD.

*Ram Nam Agarwal*  
Director/Authorised Signatory

**ZEST COMMERCIAL PRIVATE LIMITED**

For ZEST COMMERCIAL PVT. LTD.

*Ram Nam Agarwal*  
Director/Authorised Signatory

**NORTH EAST CONSUMER GOODS PRIVATE LIMITED**

For NORTH EAST CONSUMER GOODS PVT. LTD.

*Ram Nam Agarwal*  
Director/Authorised Signatory

**SALASAR DISTRIBUTORS PRIVATE LIMITED**

For SALASAR DISTRIBUTORS PVT. LI.

*Ram Nam Agarwal*  
Director/Authorised Signatory



Additional Registrar of  
Insurance III Kolkata

08 MAR 2018

	<p><b>SHIVAM CONSUMER GOODS PRIVATE LIMITED</b></p> <p>For SHIVAM CONSUMER GOODS PVT. LTD.</p> <p><i>Ram Naresh Agarwal</i> Director/Authorised Signatory</p> <hr/> <p>By their Authorised Signatory Shri Ram Naresh Agarwal</p>
<p><b><u>SIGNED SEALED AND DELIVERED</u></b></p> <p>by _____ the <b><u>DEVELOPER/ATTORNEY</u></b> in the presence of :- <i>Xxxxxx</i> <i>(-HAT 72-111)</i> <i>@11/12/16</i></p>	<p>Accepted by Me</p> <p><b>SOUTHWINDS PROJECT LLP</b></p> <p><b>Southwinds Project LLP</b> <i>Anub Santia</i> Designated Partner/Authorised Signatory</p> <hr/> <p>Developer/Attorney</p>

**DRAFTED & PREPARED BY:**

**FOR M/S DMD LEGAL CONSULTANTS**

*Sulagna Rana*

**SULAGNA RANA**

ADVOCATE, HIGH COURT AT CALCUTTA

ENROLMENT No.F/1070/861 OF 2016



Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

2

आयकर विभाग  
INCOME TAX DEPARTMENT  
RAM NARESH AGARWAL  
NAND KISHORE AGARWAL  
03/05/1967  
Permanent Account Number  
ACYPA1903G  
Signature

भारत सरकार  
GOVT. OF INDIA



22082018

3

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SOUTHWINDS PROJECT LLP



15/03/2007

Permanent Account Number

ABJFS2172D

07122013

इस कार्ड को खोने / जाने पर कृपया सूचित करें / लौटाएं:  
आयकर पैन सेवा इकाई, एन एस डी एल  
5 वी मंजिल, मंत्री स्टर्लिंग, प्लॉट नं. 341, सर्वे नं. 997/8,  
मॉडल कॉलोनी, दीप बंगला चौक के पास,  
पुणे - 411 016.

*If this card is lost / someone's lost card is found,  
please inform / return to :*

Income Tax PAN Services Unit, NSDL  
5th floor, Mantri Sterling,  
Plot No. 341, Survey No. 997/8,  
Model Colony, Near Deep Bungalow Chowk,  
Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081  
e-mail: tininfo@nsdl.co.in



आयकर विभाग  
INCOME TAX DEPARTMENT  
ANUP SANTRA



भारत सरकार  
GOVT. OF INDIA

ANIL KUMAR SANTRA

13/12/1986

Permanent Account Number

ERDPS3148K

Anup Santra

Signature



इस कार्ड को खोने / काने पर कृपया सूचित करें / सूचनाएं  
आयकर सेवा सेवा इकाई, एनएसडीयू  
तीसरी मंजिल, सफ़ायर चैंबर,  
नया बंजर टेलीफोन एक्सचेंज, बंगलूर,  
कानूर, पुणे - 411 045

If this card is lost / someone's lost card is found,  
please inform / return to

Income Tax PAN Services Unit, NSDL

3rd Floor, Sapphire Chambers,

New Banner Telephone Exchange,

Bangor, Pune - 411 045

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081

e-mail: [itnsdl@nsdl.co.in](mailto:itnsdl@nsdl.co.in)

Anup Santra





Copyright by [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]

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आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

LANSDOWN MEDICALS PRIVATE  
LIMITED

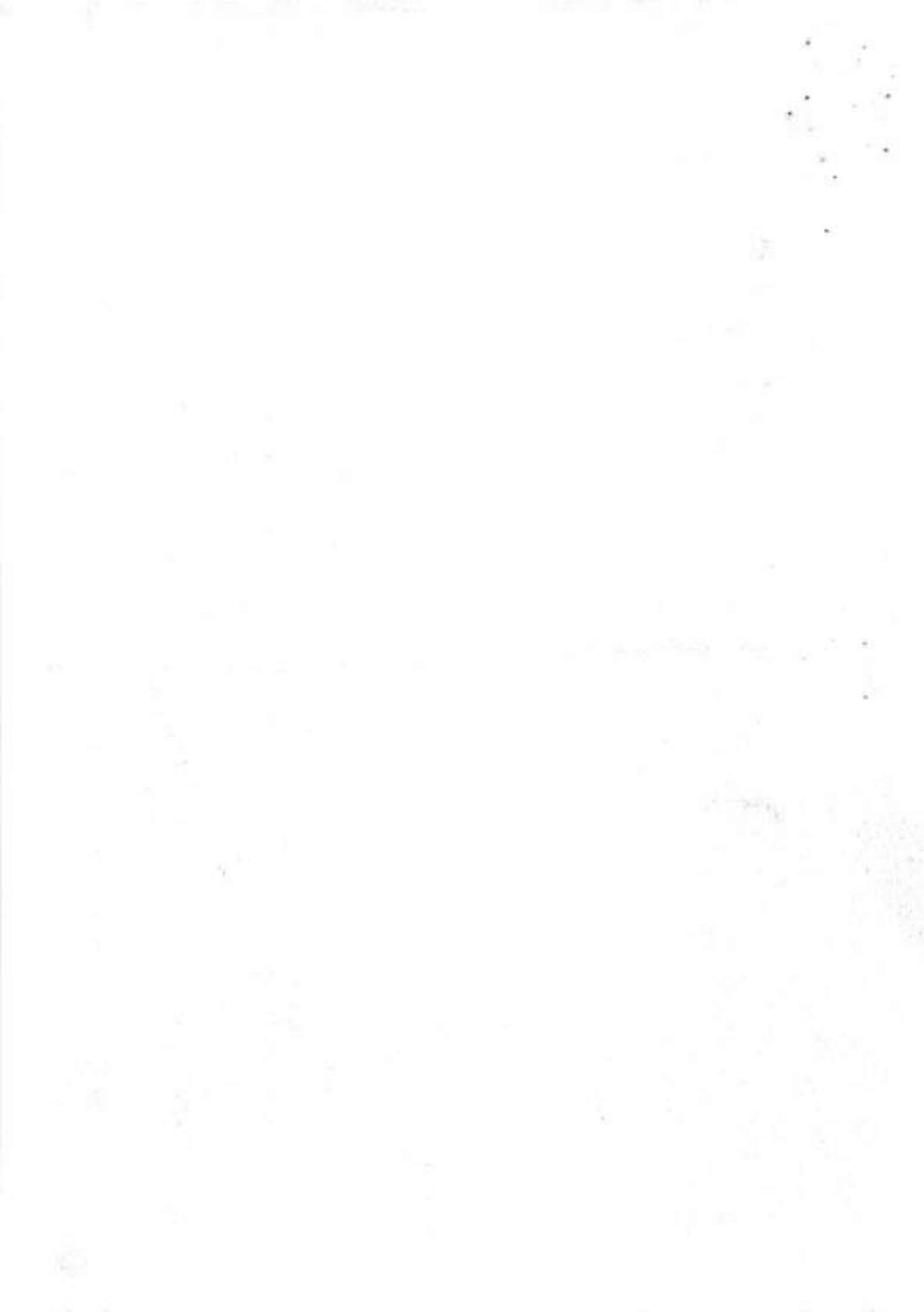
05/06/1980

Premium Account Number

AAACL5776H



Signature



वर्क अकाउंट नंबर /PERMANENT ACCOUNT NUMBER  
AABCR3611C

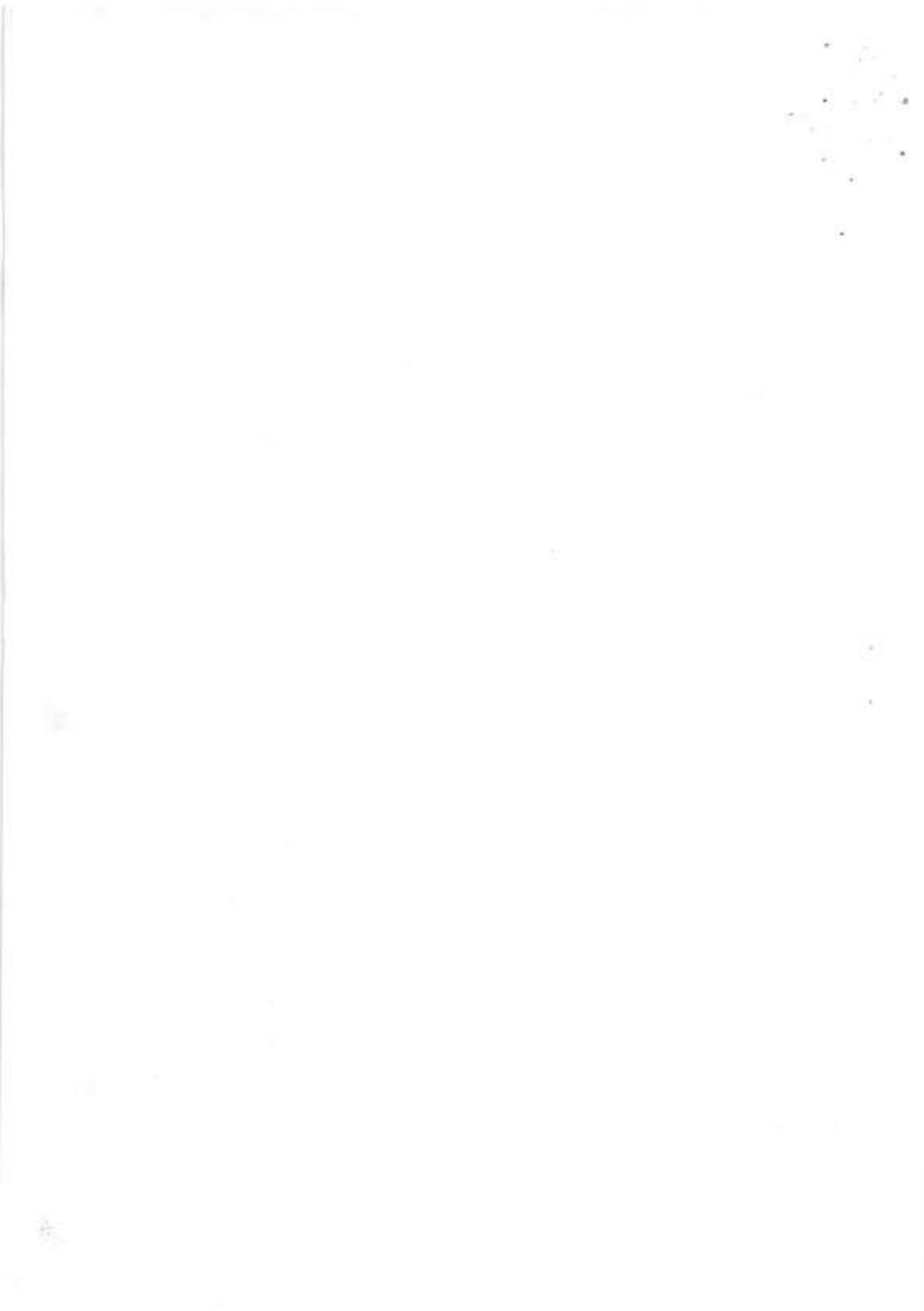


फर्म नाम  
ROLCON FINVEST P LTD

फर्म/वर्क नोंद दिनांक /DATE OF INCORPORATION/FORMATION  
12-07-1995

अधीक्षक आयकर, व. अ. ३१

COMMISSIONER OF INCOME TAX, W. R. - 31

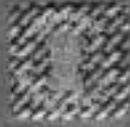


आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SRIJAN REALTY PRIVATE LIMITED

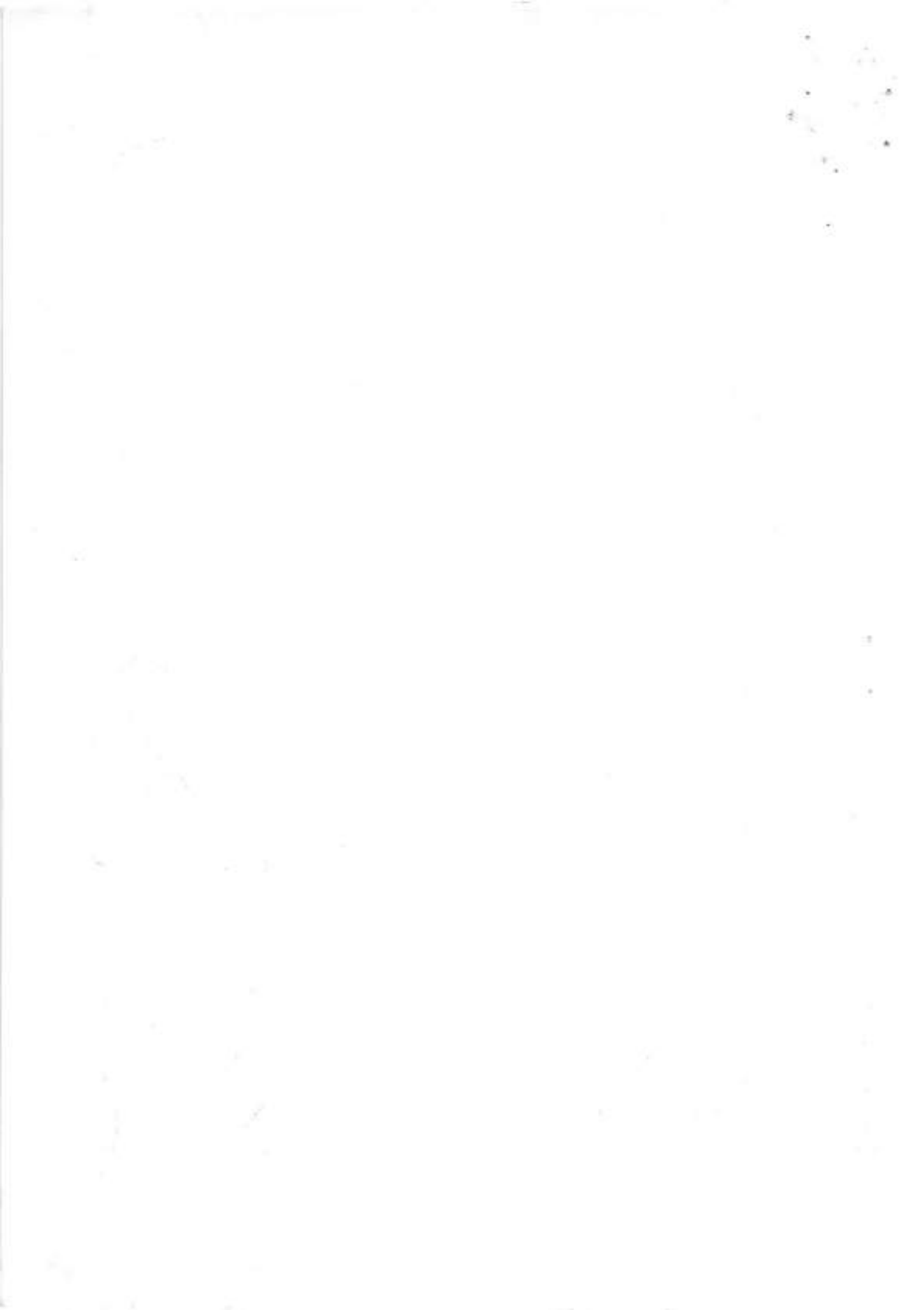


19/03/1996

Permanent Account Number

AAHCS6112K

19/03/1996



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

ELITE COMMODITIES  
PRIVATE LIMITED

05/02/2004  
Permanent Account Number

**AABCE3069R**



Signature





आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

ZEST RETAILERS PRIVATE  
LIMITED

03/02/2004  
Permanent Account Number

AAACZ2012L



Signature



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

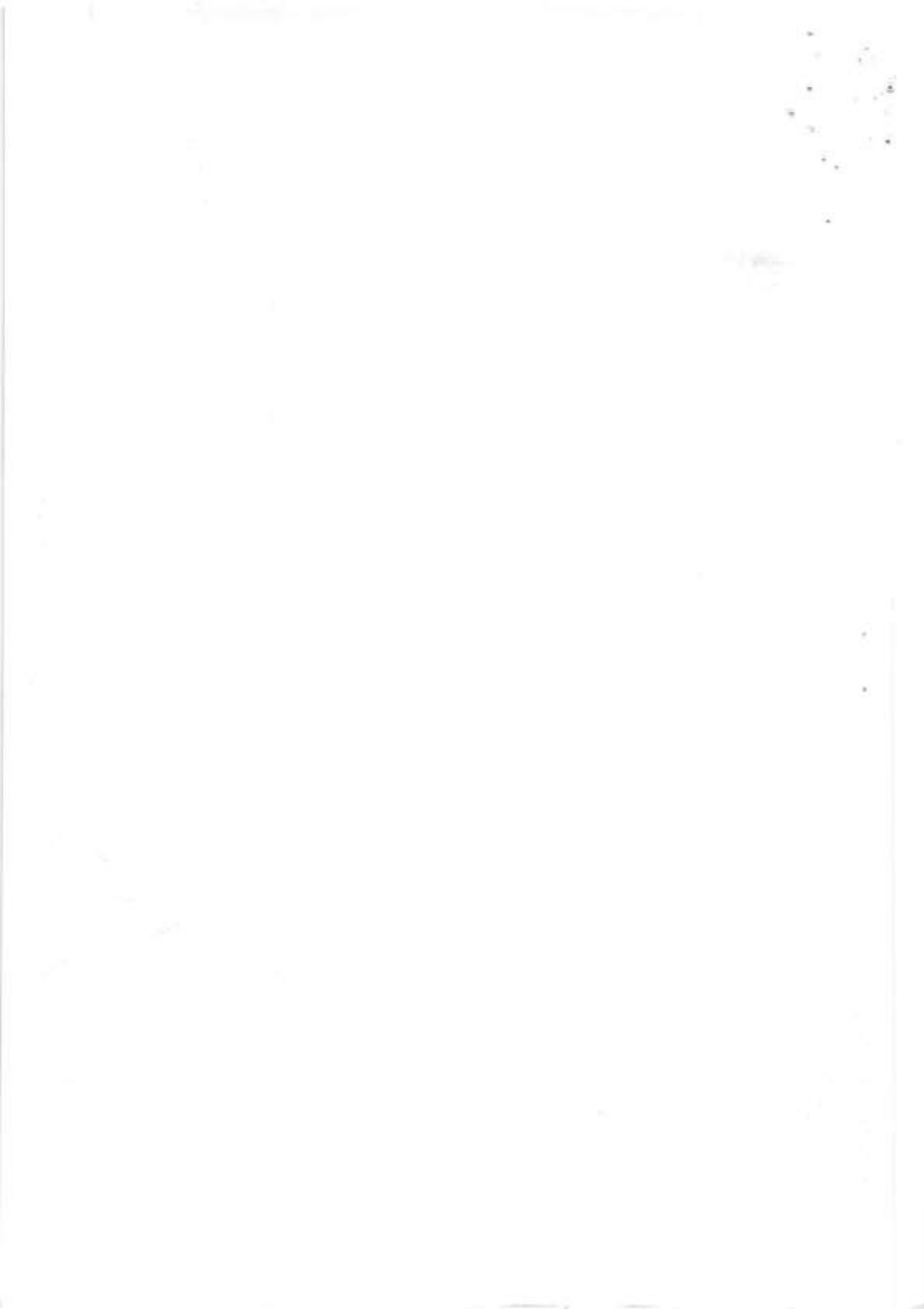
ZEST COMMERCIAL PRIVATE  
LIMITED

03/02/2004  
Permanent Account Number

AAACZ2013M



Signature



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SHIVAM CONSUMER GOODS  
PRIVATE LIMITED

03/03/2004  
Permanent Account Number

AAIC50642P



Signature

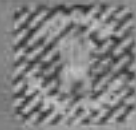


आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT OF INDIA

N.K.NIKETAN PRIVATE LIMITED



17/02/2008

Permanent Account Number

AACCN2961L

10000000





स्थायी खाते संख्या / PERMANENT ACCOUNT NUMBER

AAACN9635P



संस्था का नाम

N K AGARWAL ESTATES P LTD

स्थापना की तिथि / DATE OF INCORPORATION/FORMATION

12-08-1996

आयकर अधिनियम, १९६१

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



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

KAMRUP MARKETING  
PRIVATE LIMITED



05/02/2004  
Permanent Account Number

**AACCK3396G**

Signature

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आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT OF INDIA

N.K.REGENCY PRIVATE LIMITED



17/02/2006

Permanent Account Number

AAOCN2842K

16/02/2006









आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

DAFFODIL VYAPAR PRIVATE  
LIMITED



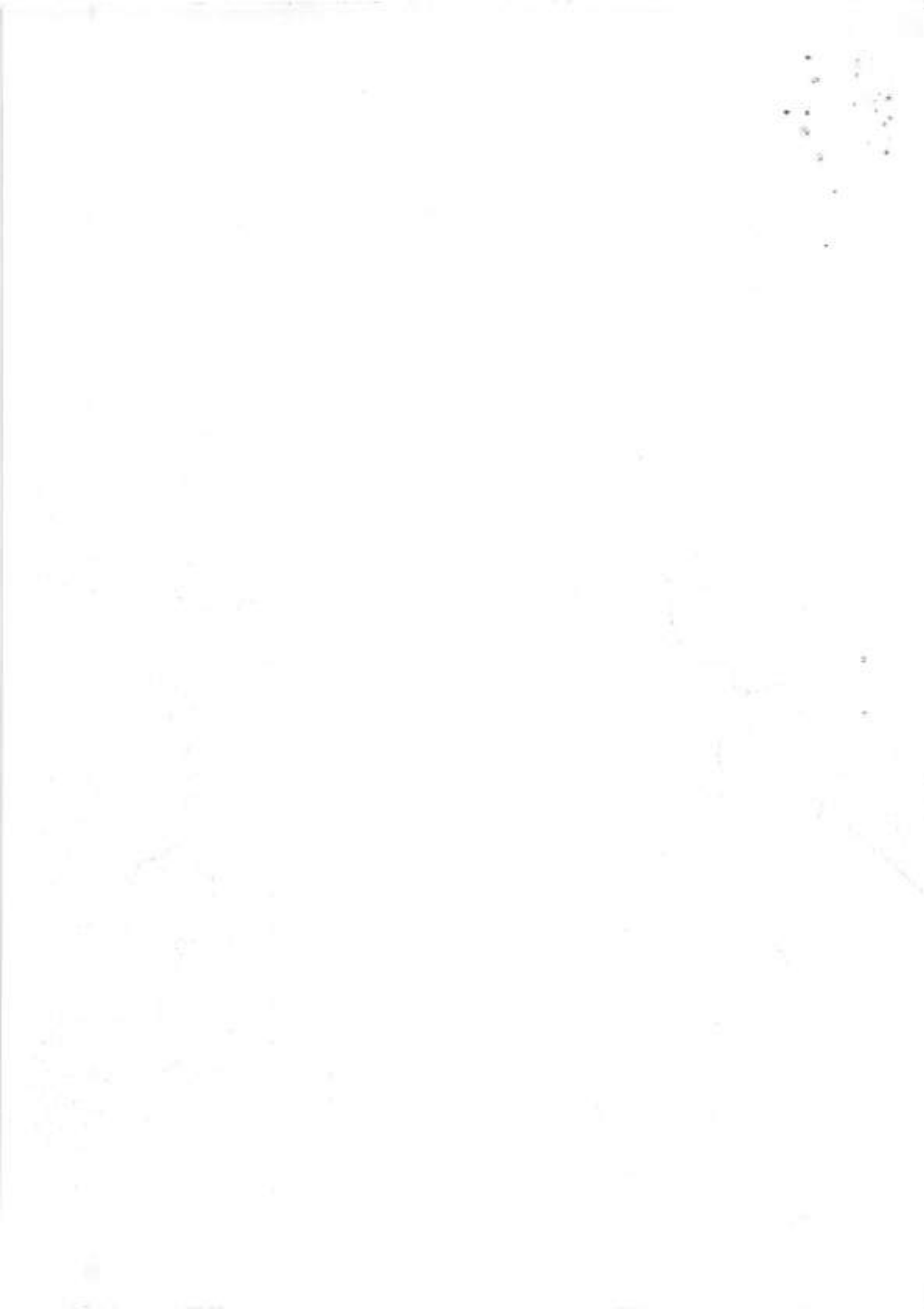
15/09/2004  
Permanent Account Number

AACCD0400E

Signature







आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

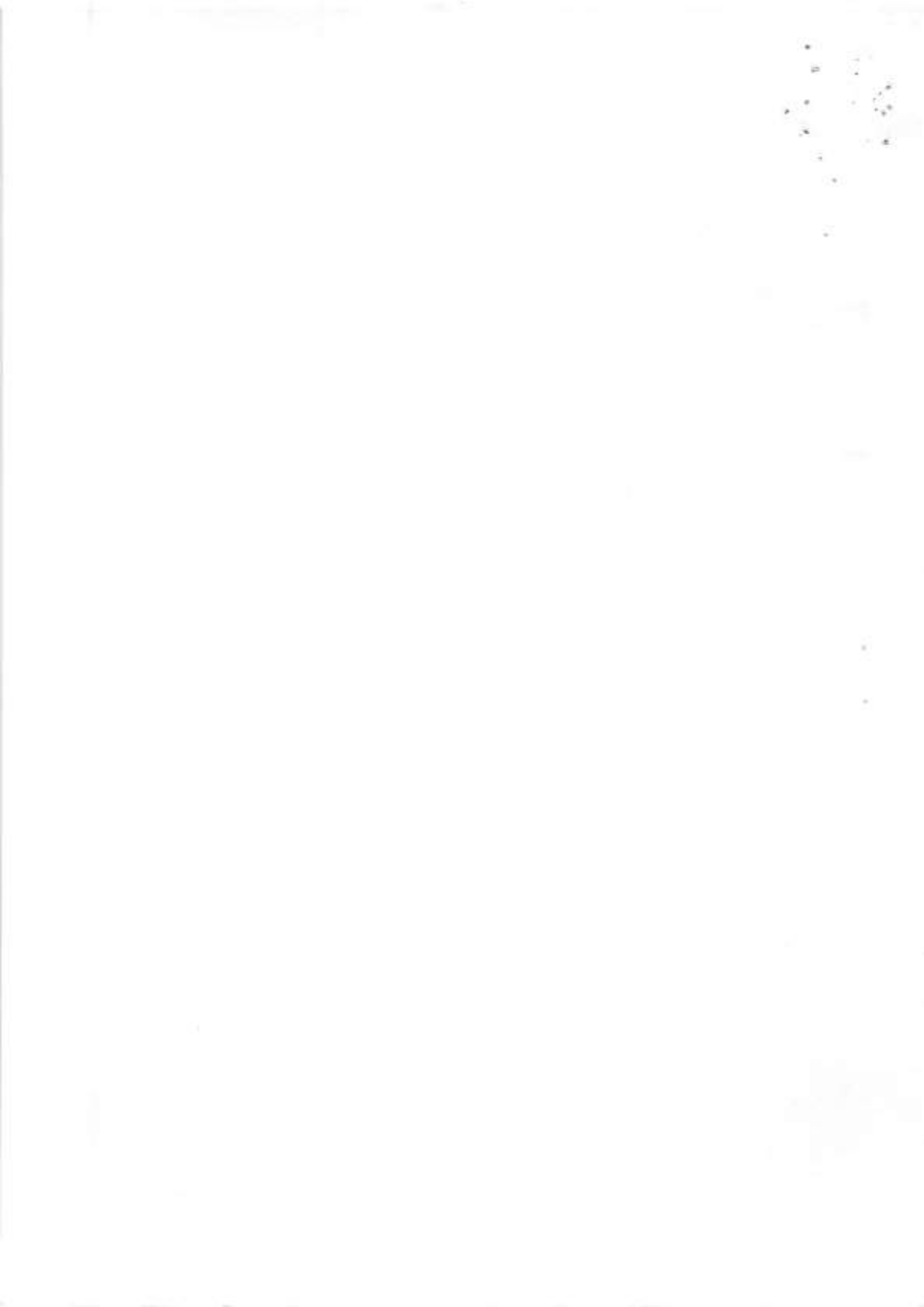
BASUKINATH VINIMAY  
PRIVATE LIMITED

15/09/2004  
Permanent Account Number

**AACCB4717C**



Signature



**आयकर विभाग**  **भारत सरकार**  
**INCOME TAX DEPARTMENT** **GOVT. OF INDIA**

**स्थायी लेखा संख्या कार्ड**  
**Permanent Account Number Card**

**AANCS8446G**

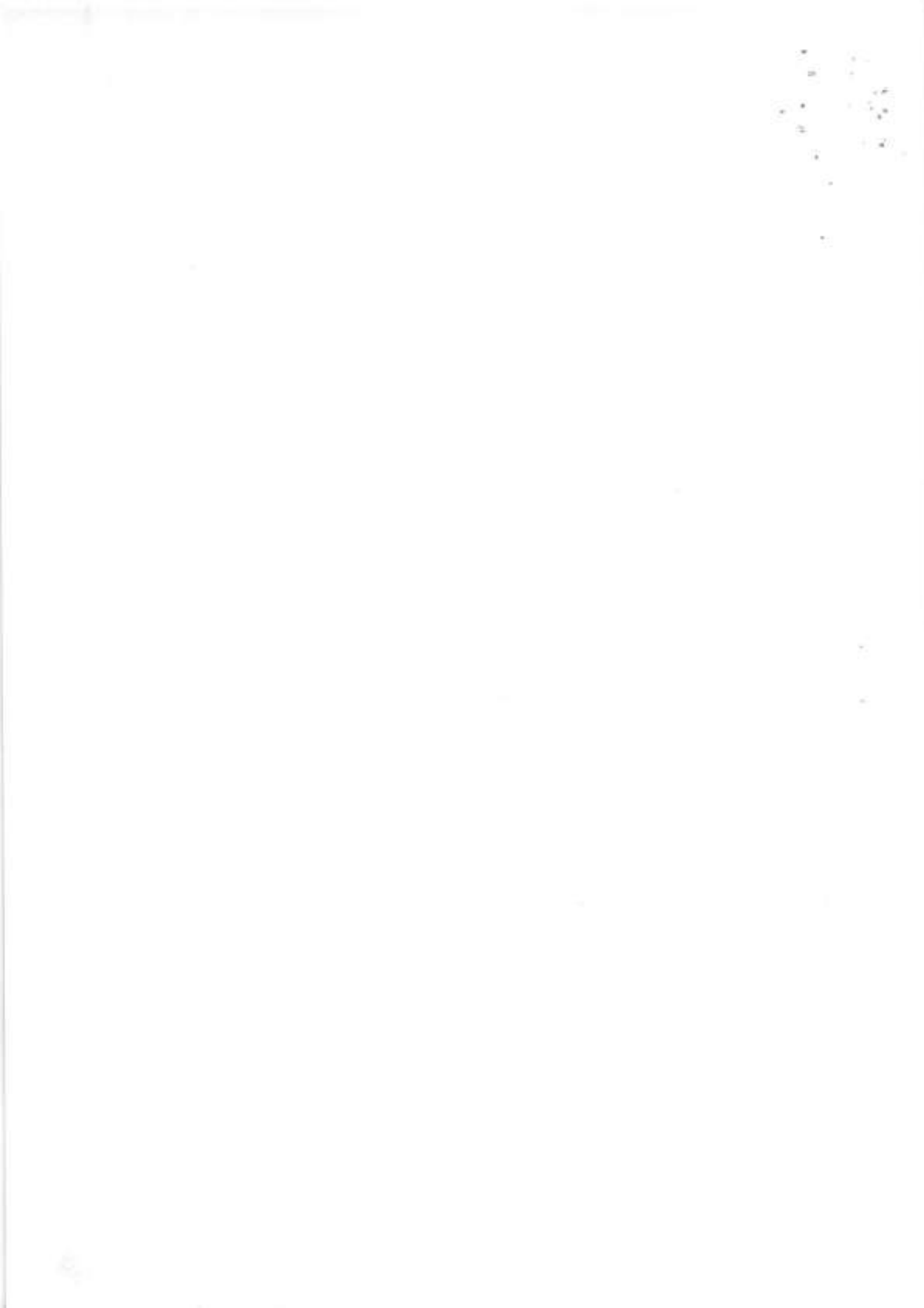
**नाम (Name)**  
**SITALA INFRADEV PRIVATE LIMITED**

**दिनांक (Date of Issuance)**  
**25/01/2010**

**या कार्डचे खाते / अर्जाचे क्रमांक / पत्ता /**  
**आयकर विभाग, पुणे-४११ ०१६**  
**३ वी मंजूरि / मंडळ / तारीख / २०१० / २५ / १०**  
**अधिकारी / अधिकारी /**  
**पुणे-४११ ०१६**

**This card is for / अर्जाचे क्रमांक / पत्ता /**  
**आयकर विभाग, पुणे-४११ ०१६**  
**३ वी मंजूरि / मंडळ / तारीख / २०१० / २५ / १०**  
**अधिकारी / अधिकारी /**  
**पुणे-४११ ०१६**





**आयकर विभाग**  
**INCOME TAX DEPARTMENT**

**भारत सरकार**  
**GOVT OF INDIA**

**स्थायी लेखा संख्या कार्ड**  
**Permanent Account Number Card**

**AANCS8455P**

**TIN / Name**  
**SHAGUN INFAPROMOTERS**  
**PRIVATE LIMITED**

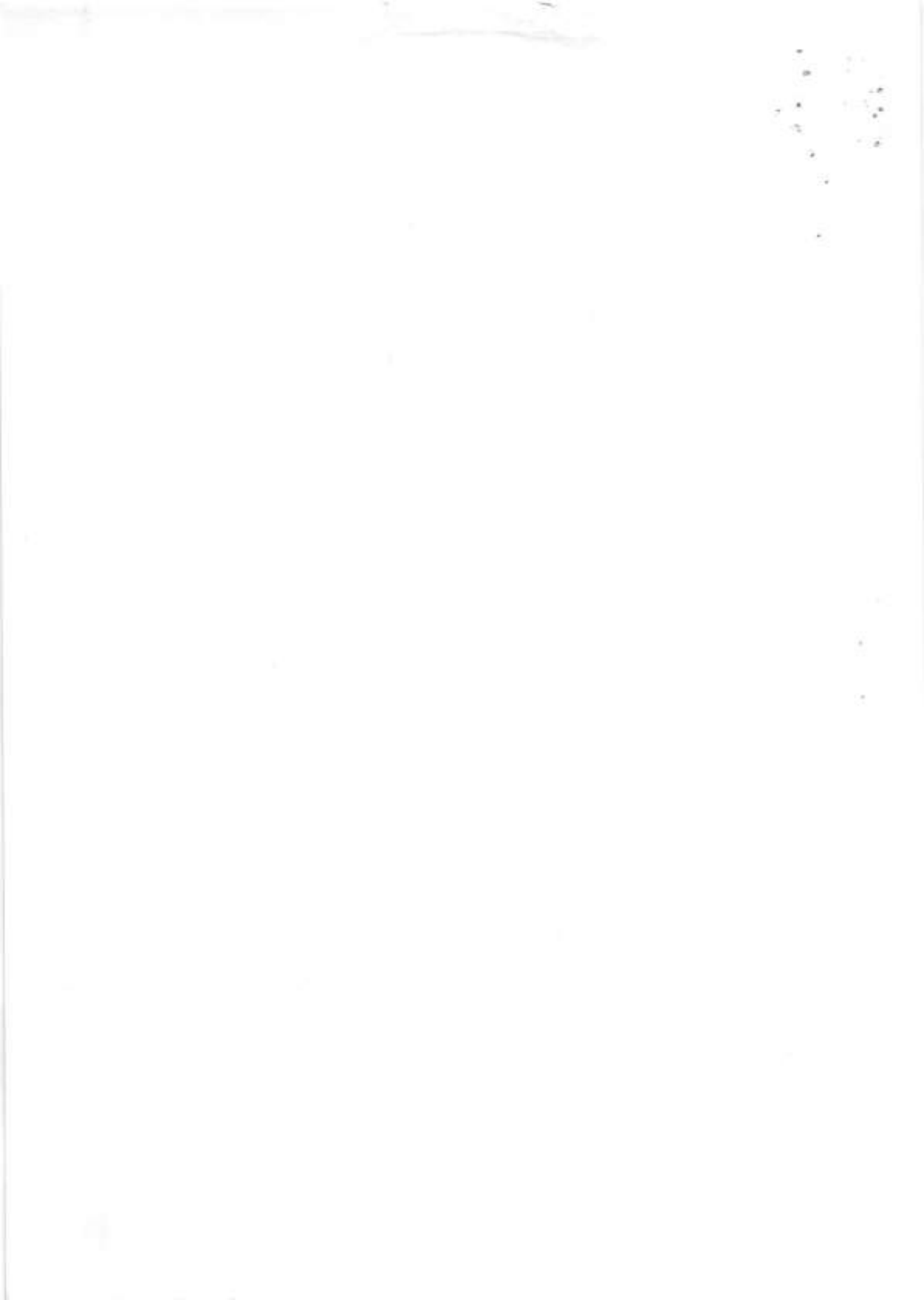
**दिनांक**  
**Date of Issue**  
**15/01/2011**



**सुविधा के लिये / For your convenience / सुविधा के लिये**  
**आयकर विभाग के कार्यालय, पुणे-411 016**  
**एन.टी.डी. कार्ड नं. 241/101/1/997/1**  
**पुणे-411 016**

**If for your convenience / सुविधा के लिये**  
**आयकर विभाग के कार्यालय, पुणे-411 016**  
**एन.टी.डी. कार्ड नं. 241/101/1/997/1**  
**पुणे-411 016**









आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SIGMA CONSUMER GOODS  
PRIVATE LIMITED

9302/2004  
Permanent Account Number

AAIC90644M



Signature



आयकर विभाग  
INCOMETAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SHRADDHA PROPERTIES PRIVATE  
LIMITED

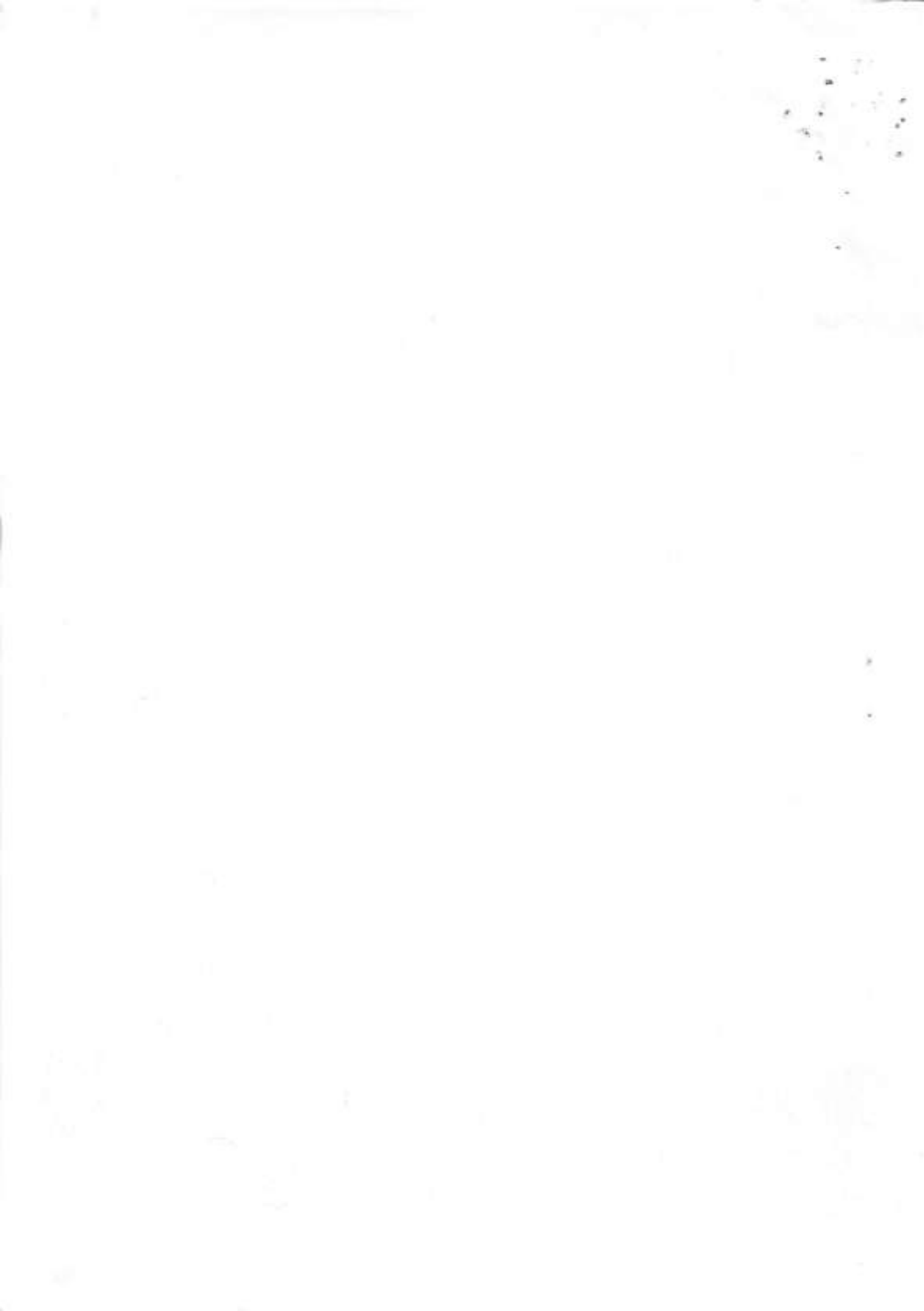
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Permanent Account Number



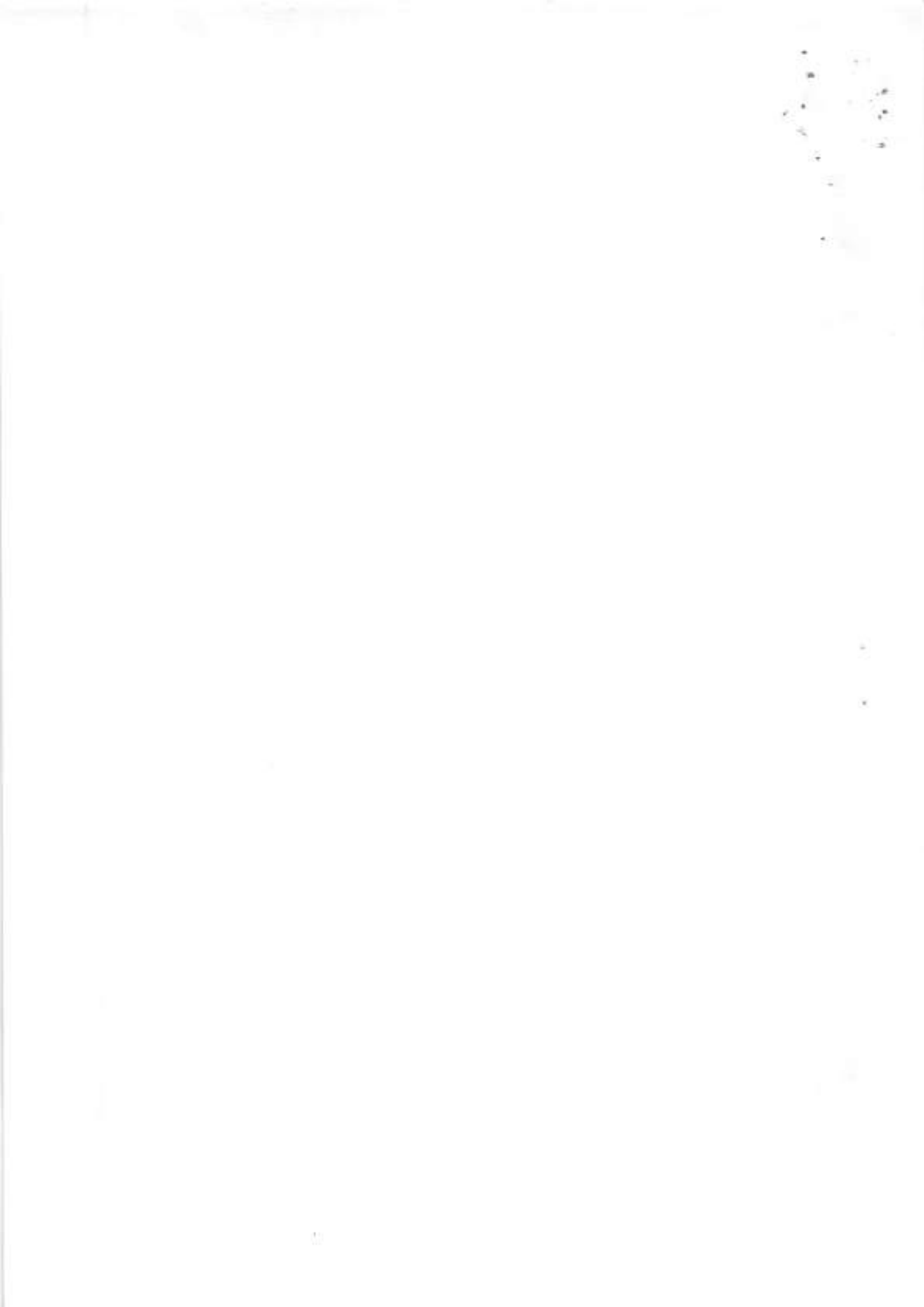
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Signature













आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

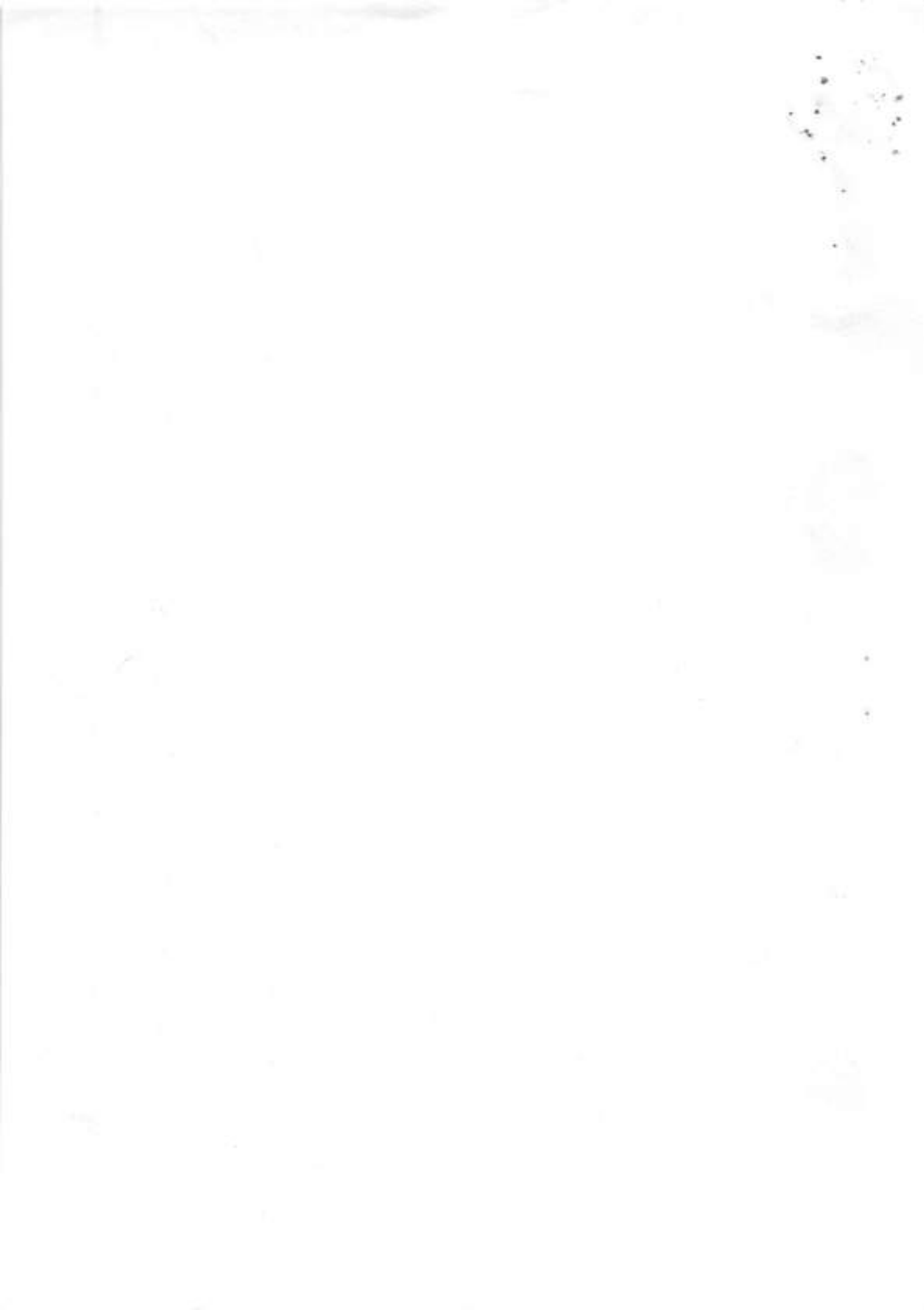
NORTH EAST CONSUMER  
GOODS PRIVATE LIMITED

03/02/2004  
Permanent Account Number

**AABCN9126A**



Signature



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

SALASAR DISTRIBUTORS  
PRIVATE LIMITED

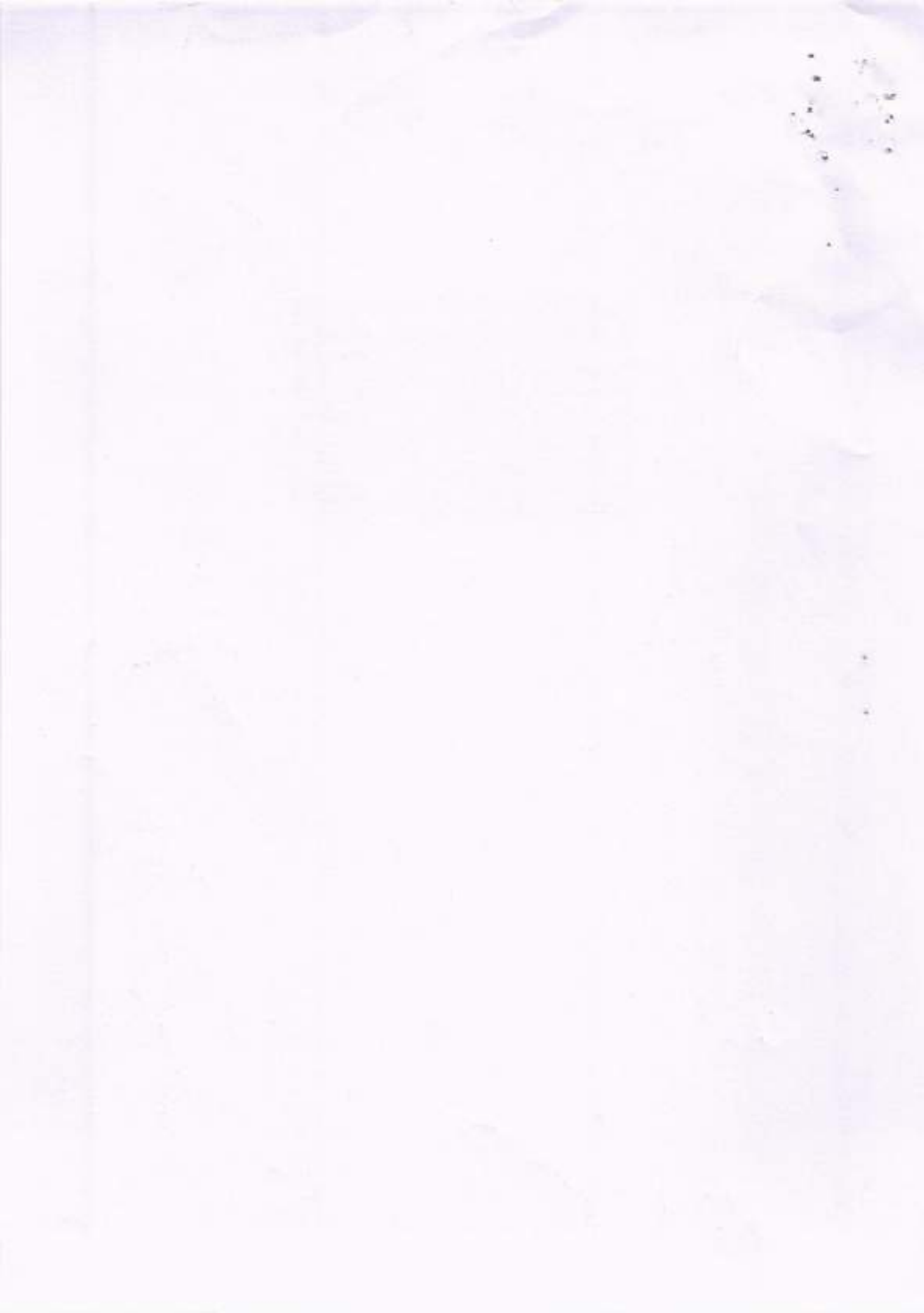
03/02/2004  
Precedent Account Number

AAICS0643N



Signature





आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

EKTA VINIMAY PRIVATE  
LIMITED

27/09/2004  
Permanent Account Number

**AABCE3711G**

Signature





ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

IDENTITY CARD

CJD2573855

পরিচয় পত্র



Elector's Name Ash Manna

নির্বাচকের নাম অশিষ মন্না

Father's Name Abanil Kumar Manna

পিতার নাম অবনী কুমার মন্না

Sex M

স্বাধীন M

Age as on 1.1.2005 38

১.১.২০০৫-এ বয়স ৩৮

Address:  
Mauja - Depala Shasanabada J. L. No - 128 (Anaha )  
Depala Ramnagar Purbo Medinipur 721453

ঠিকানা:  
মৌজা - দেপাল শাসনাবাদ জে.এল.নং-১২৮ (আনাহা) দেপাল রামনগর পূর্ব  
মেদিনীপুর ৭২১৪৫৩

Facsimile Signature  
Electoral Registration Officer  
বিদ্যুৎ লিপি স্বাক্ষর

Assembly Constituency: 212-Ramnagar

নিয়ন্ত্রণ নির্বাচন কেন্দ্র : ২১২-রামনগর

District: Purba Medinipur জেলা: পূর্ব মেদিনীপুর

Date: 30.07.2005 তারিখ: ৩০.০৭.২০০৫

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LIBRARY



ভারতের নির্বাচন কমিশন  
পরিচয় পত্র  
ELECTION COMMISSION OF INDIA  
IDENTITY CARD

ZJJ1369107



নির্বাচকের নাম : অনুপ সান্ট্রা  
Elector's Name : Anup Santra  
মাতার নাম : সন্দিয়া সান্ট্রা  
Mother's Name : Sandhya Santra  
লিঙ্গ/Sex : পু/ M  
জন্ম তারিখ : 13/12/1985  
Date of Birth :

ZJJ1369107

ঠিকানা:  
118C/A, ANANDA PALIT ROAD,  
KOLKATA MUNICIPAL  
CORPORATION, ENTALLY,  
KOLKATA-700014

Address:  
118C/A, ANANDA PALIT ROAD,  
KOLKATA MUNICIPAL  
CORPORATION, ENTALLY,  
KOLKATA-700014

Date: 29/09/2010

163-এন্টালি নির্বাচন এলাকা নির্মাণ বিষয়ে নির্বাচন কমিশনের

স্বাক্ষর অনুমতি

Facsimile Signature of the Electoral  
Registration Officer for

163-Entally Constituency

গুরুত্বপূর্ণ নথি নগর নির্বাচন এলাকা নির্মাণ বিষয়ে নির্বাচন কমিশনের  
স্বাক্ষর নথি স্বাক্ষরিত করার পর ১৯৯৯ সাল ১১  
নভেম্বর মাসে প্রাপ্য।  
In case of change in address mention 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.

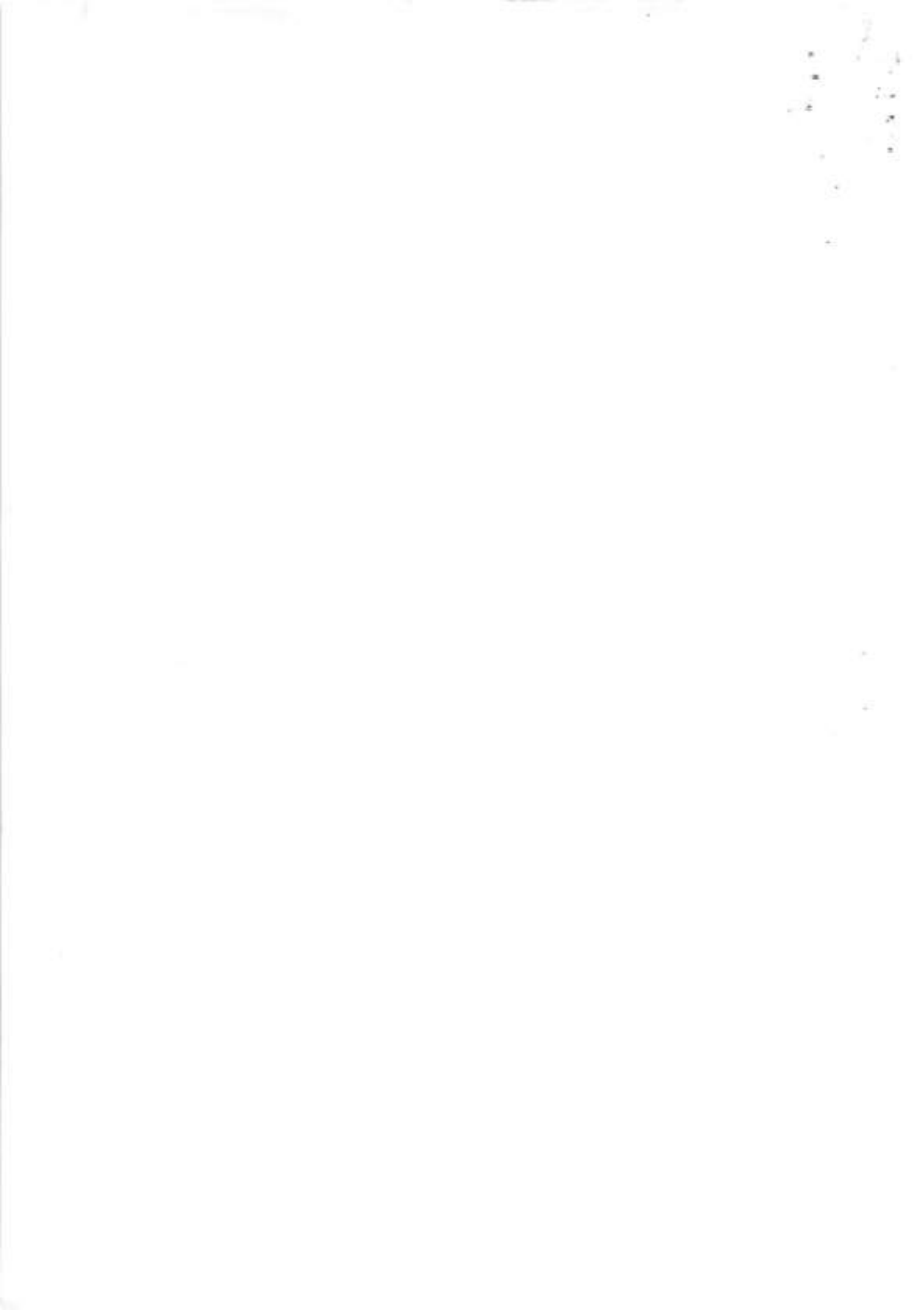
Anup Santra

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Other/General/Miscellaneous space



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Please refer to the following for details: Name of Publisher / Legal Consultant

MAND. KISHORE AGARWAL

XXXXXXXXXXXX

GITA DEVI AGARWAL

XXXXXXXXXXXX

SAVITA AGARWAL

XXXXXXXXXXXX

1356 S. P. HOOKERJEE ROAD

TOLLYGUNGE, KOLKATA

PIN: 700026, WEST BENGAL, INDIA

Printed and published by the author at the office of the printer, XXXXX, Kolkata.

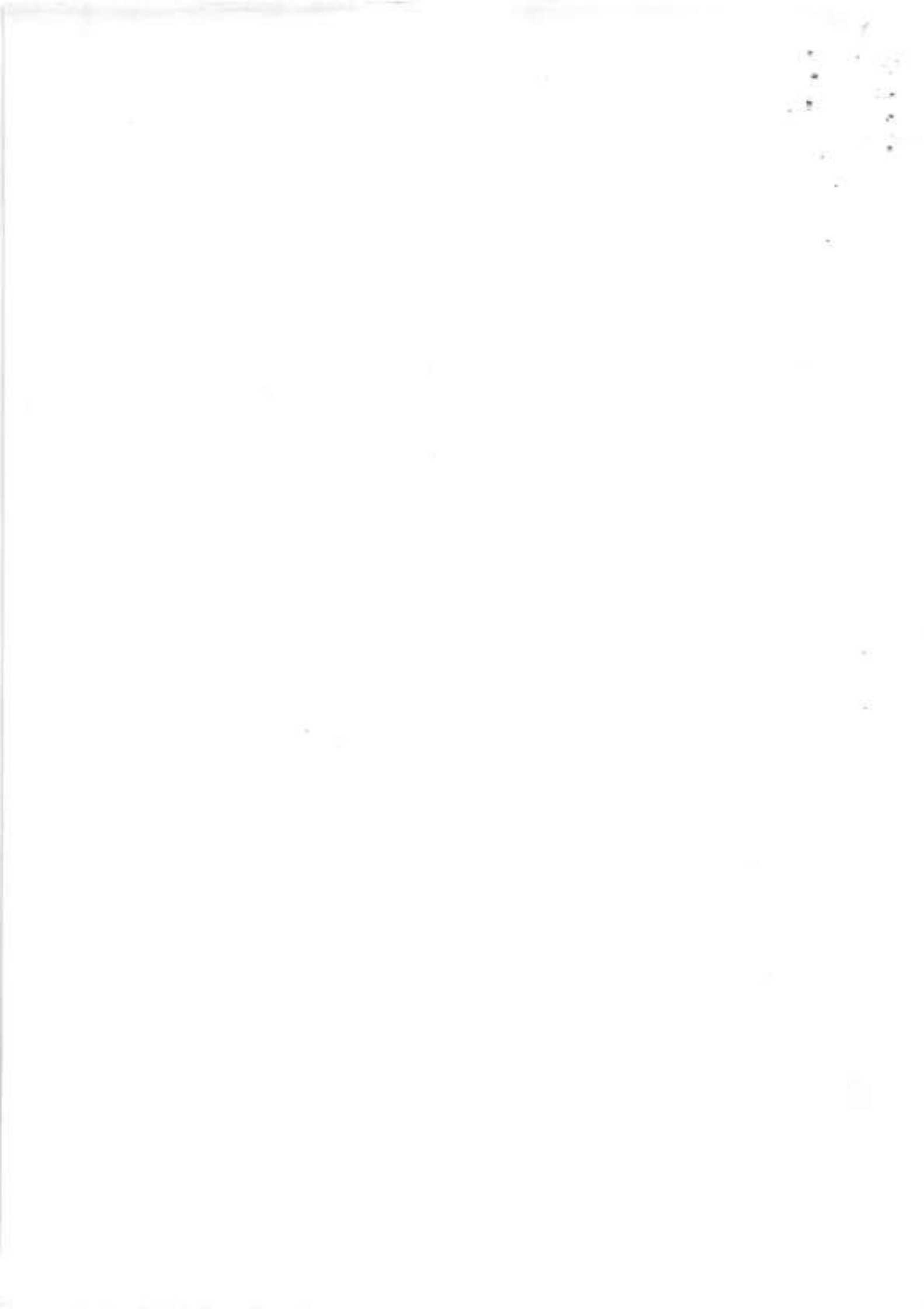
65230213 30/11/2007

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KOLKATA

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CA2077851710514



PHOTOGRAPHS AND FINGER PRINTS



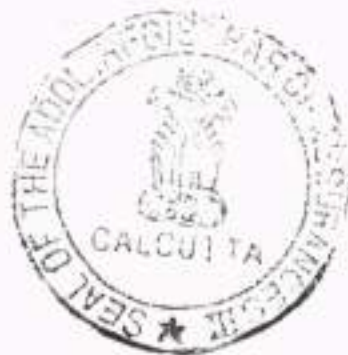
Ran Nam Afari


	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



Amir Sauteen

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Hand					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Hand					



  
Additional Registrar of  
Assurances III Kolkata

08 MAR 2018

### Major Information of the Deed

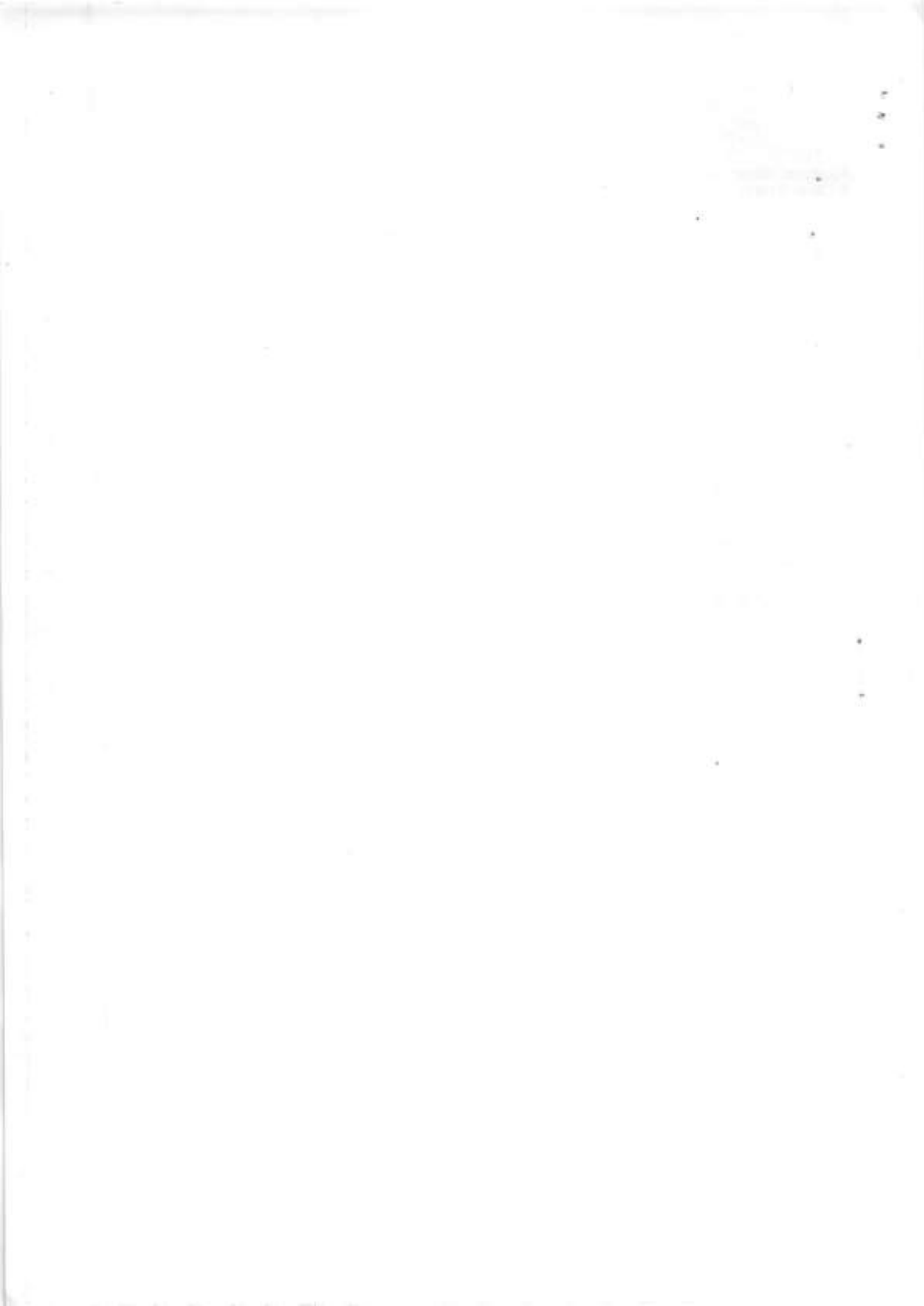
Deed No :	IV-1903-01369/2018	Date of Registration	08/03/2018
Query No / Year	1903-1000062227/2018	Office where deed is registered	
Query Date	26/02/2018 6:44:24 PM	A.R.A. - III KOLKATA, District: Kolkata	
Applicant Name, Address & Other Details	DMD LEGAL CONSULTANTS QUEENS MANSION, 12 PARK STREET, Thana : Shakespear Sarani, District : South 24-Parganas, WEST BENGAL, PIN - 700071, Mobile No. : 9831765559, Status : Solicitor firm		
Transaction	Additional Transaction		
[4002] Power of Attorney, General Power of Attorney			
Set Forth value	Market Value		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(d))	Rs. 7/- (Article:E)		
Remarks			

24-

#### Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>LANSDOWN MEDICALS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAACL8776H, Status :Organization, Executed by: Representative, Executed by: Representative
2	<b>DAFFODIL VYAPAR PRIVATE LIMITED</b> 36/1A, ELGIN, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCD0400E, Status :Organization, Executed by: Representative, Executed by: Representative
3	<b>DEVKRIPA VANIJYA PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI RD, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCD4722H, Status :Organization, Executed by: Representative, Executed by: Representative
4	<b>ANGIRA SALES PRIVATE LIMITED</b> 36/1A, ELGINE ROAD, P.O:- LALA LAJPAT RAI ROAD, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAFCA9336B, Status :Organization, Executed by: Representative, Executed by: Representative
5	<b>BHUMI VINIMAY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI RD, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCB9850C, Status :Organization, Executed by: Representative, Executed by: Representative
6	<b>N K TOWER PVT LTD</b> 36/1A, ELGIN RD, P.O:- LALALAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AABCN7588E, Status :Organization, Executed by: Representative, Executed by: Representative
7	<b>ROLCON FINVEST PRIVATE LIMITED</b> 36/1A, ELGIN ROAD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AABCR3611C, Status :Organization, Executed by: Representative, Executed by: Representative

Major Information of the Deed :- IV-1903-01369/2018-08/03/2018



8	<b>SRIJAN REALTY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAHCS6112K, Status :Organization, Executed by: Representative, Executed by: Representative
9	<b>SHRADDHA PROPERTIES PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AADC57082E, Status :Organization, Executed by: Representative, Executed by: Representative
10	<b>SITALA INFRADEV PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AANCS8446G, Status :Organization, Executed by: Representative, Executed by: Representative
11	<b>NEELKANTH INFRAREALTY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AADCN1861G, Status :Organization, Executed by: Representative, Executed by: Representative
12	<b>SHAGUN INFRAPROMOTERS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AANCS8455P, Status :Organization, Executed by: Representative, Executed by: Representative
13	<b>N K REGANCY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCN2962K, Status :Organization, Executed by: Representative, Executed by: Representative
14	<b>N K AGARWAL ESTATES P LTD</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAACN9635P, Status :Organization, Executed by: Representative, Executed by: Representative
15	<b>EKTA VINIMAY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AABCE3711G, Status :Organization, Executed by: Representative, Executed by: Representative
16	<b>N K NIKETAN PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCN2961L, Status :Organization, Executed by: Representative, Executed by: Representative
17	<b>BASUKINATH VINIMAY PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCB4717C, Status :Organization, Executed by: Representative, Executed by: Representative
18	<b>SIGMA CONSUMER GOODS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAICS0644M, Status :Organization, Executed by: Representative, Executed by: Representative
19	<b>ZEST RETAILERS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACZ2012L, Status :Organization, Executed by: Representative, Executed by: Representative
20	<b>KAMRUP MARKETING PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACCK3396G, Status :Organization, Executed by: Representative, Executed by: Representative
21	<b>ZEST COMMERCIAL PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AACZ2013M, Status :Organization, Executed by: Representative, Executed by: Representative

Major Information of the Deed :- IV-1903-01369/2018-08/03/2018



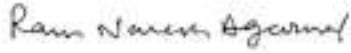


22	<b>NORTH EAST CONSUMER GOODS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AABCN9126A, Status :Organization, Executed by: Representative, Executed by: Representative
23	<b>SALASAR DISTRIBUTORS PRIVATE LIMITED</b> 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAICS0643N, Status :Organization, Executed by: Representative, Executed by: Representative
24	<b>SHIVAM CONSUMER GOODS PRIVATE LIMITED</b> 36/1A, ELGIN ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: AAICS0642P, Status :Organization, Executed by: Representative, Executed by: Representative
25	<b>ELITE COMMODITIES PRIVATE LIMITED</b> 36/1A, Elgin Road, P.O:- Bhawanipore, P.S:- Bhawanipore, Kolkata, District:-South 24-Parganas, West Bengal India, PIN - 700020 , PAN No.:: AABCE3069R, Status :Organization, Executed by: Representative, Executed by: Representative

**Attorney Details :**

Sl No	Name,Address,Photo,Finger print and Signature
1	<b>SOUTHWINDS PROJECT LLP</b> 6A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020 , PAN No.:: ABJFS2172D, Status :Organization, Executed by: Representative

**Representative Details :**

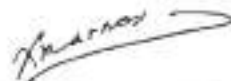
Sl No	Name,Address,Photo,Finger print and Signature			
1	Name	Photo	Finger Print	Signature
	<b>Mr RAM NARESH AGARWAL</b> Son of Late NAND KISHORE AGARWAL Date of Execution - 07/03/2018, , Admitted by: Self, Date of Admission: 08/03/2018, Place of Admission of Execution: Office	 <small>Mar 8 2018 2:10PM</small>	 <small>LTI 08/03/2018</small>	 <small>08/03/2018</small>

Major Information of the Deed :- IV-1903-01369/2018-08/03/2018

135G, S P MUKHERJEE ROAD, P.O:- TOLLYGUNGE, P.S:- Tollygunge, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700026, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ACYPA1903G Status : Representative, Representative of : LANSDOWN MEDICALS PRIVATE LIMITED (as DIRECTOR), DAFFODIL VYAPAR PRIVATE LIMITED (as DIRECTOR), DEVKRIPA VANIJYA PRIVATE LIMITED (as DIRECTOR), ANGIRA SALES PRIVATE LIMITED (as DIRECTOR), BHUMI VINIMAY PRIVATE LIMITED (as DIRECTOR), N K TOWER PVT LTD (as DIRECTOR), ROLCON FINVEST PRIVATE LIMITED (as DIRECTOR), SRIJAN REALTY PRIVATE LIMITED (as DIRECTOR), SHRADDHA PROPERTIES PRIVATE LIMITED (as DIRECTOR), SITALA INFRADEV PRIVATE LIMITED (as Authorised Signatory), NEELKANTH INFRAREALTY PRIVATE LIMITED (as Authorised Signatory), SHAGUN INFRAPROMOTERS PRIVATE LIMITED (as Authorised Signatory), N K REGANCY PRIVATE LIMITED (as Authorised Signatory), N K AGARWAL ESTATES P LTD (as Authorised Signatory), EKTA VINIMAY PRIVATE LIMITED (as Authorised Signatory), N K NIKETAN PRIVATE LIMITED (as Authorised Signatory), BASUKINATH VINIMAY PRIVATE LIMITED (as Authorised Signatory), SIGMA CONSUMER GOODS PRIVATE LIMITED (as Authorised Signatory), ZEST RETAILERS PRIVATE LIMITED (as Authorised Signatory), KAMRUP MARKETING PRIVATE LIMITED (as Authorised Signatory), ZEST COMMERCIAL PRIVATE LIMITED (as Authorised Signatory), NORTH EAST CONSUMER GOODS PRIVATE LIMITED (as Authorised Signatory), SALASAR DISTRIBUTORS PRIVATE LIMITED (as Authorised Signatory), SHIVAM CONSUMER GOODS PRIVATE LIMITED (as Authorised Signatory), ELITE COMMODITIES PRIVATE LIMITED (as Authorised Signatory)

2	Name	Photo	Finger Print	Signature
	<b>Mr ANUP SANTRA</b> <b>(Presentant)</b> Son of Late ANIL KUMAR SANTRA Date of Execution - 07/03/2018, , Admitted by: Self, Date of Admission: 08/03/2018, Place of Admission of Execution: Office	 <small>Mar 8 2018 2:11PM</small>	 <small>LT 08/03/2018</small>	 <small>08/03/2018</small>
6A, ELGIN ROAD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District:-South 24-Pargana- West Bengal, India, PIN - 700020, Sex: Male, By Caste: Hindu, Occupation: Private Service, Citizen of: India, , PAN No.:: ERDPS3148K Status : Representative, Representative of : SOUTHWINDS PROJECT LLP (as Authorised Signatory)				

**Identifier Details :**

Name & address	
Mr ASIT MANNA Son of Mr A K MANNA 6 OLD POST OFFICE STREET, P.O:- G P O, P.S:- Hare Street, Kolkata, District:-Kolkata, West Bengal, India, PIN - 700001, Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, , Identifier Of Mr RAM NARESH AGARWAL Mr ANUP SANTRA	<small>08/03/2018</small> 

Major Information of the Deed :- IV-1903-01369/2018-08/03/2018

**Endorsement For Deed Number : IV - 190301369 / 2018**

**On 08-03-2018**

**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 : 40 (d) of Indian Stamp Act 1899.

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

Presented for registration at 11:22 hrs on 08-03-2018, at the Office of the A.R.A. - III KOLKATA by Mr ANUP SANTRA .

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

Execution is admitted on 08-03-2018 by Mr RAM NARESH AGARWAL, Authorised Signatory, SITALA INFRADEV PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, NEELKANTH INFRAREALTY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, SHAGUN INFRAPROMOTERS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, N K REGANCY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, N K AGARWAL ESTATES P LTD, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, EKTA VINIMAY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, N K NIKETAN PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, BASUKINATH VINIMAY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, SIGMA CONSUMER GOODS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, ZEST RETAILERS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, KAMRUP MARKETING PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, ZEST COMMERCIAL PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, NORTH EAST CONSUMER GOODS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, SALASAR DISTRIBUTORS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, SHIVAM CONSUMER GOODS PRIVATE LIMITED, 36/1A, ELGIN ROAD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; Authorised Signatory, ELITE COMMODITIES PRIVATE LIMITED, 36/1A, Elgin Road, P.O:- Bhawanipore, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, LANSDOWN MEDICALS PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, DAFFODIL VYAPAR PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, ANGIIRA SALES PRIVATE LIMITED, 36/1A, ELGINE ROAD, P.O:- LALA LAJPAT RAI ROAD, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, BHUMI VINIMAY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI RD, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, N K TOWER PVT LTD, 36/1A, ELGIN RD, P.O:- LALALAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, ROLCON FINVEST PRIVATE LIMITED, 36/1A, ELGIN ROAD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, SRIJAN REALTY PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, Kolkata, District-South 24-Parganas, West Bengal, India, PIN - 700020; DIRECTOR, SHRADDHA PROPERTIES PRIVATE LIMITED, 36/1A, ELGIN RD, P.O:- LALA LAJPAT RAI SARANI, P.S:- Bhawanipore, District-South 24-Parganas, West Bengal, India, PIN - 700020

Indetified by Mr ASIT MANNA, , Son of Mr A K MANNA, 6 OLD POST OFFICE STREET, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, by caste Hindu, by profession Service

Major Information of the Deed :- IV-1903-01369/2018-08/03/2018

Execution is admitted on 08-03-2018 by Mr ANUP SANTRA, Authorised Signatory, SOUTHWINDS PROJECT LLP, 6A, ELGIN RD, P.O:- BHAWANIPORE, P.S:- Bhawanipore, District:-South 24-Parganas, West Bengal, India, PIN - 700020

Identified by Mr ASIT MANNA, , Son of Mr A K MANNA, 6 OLD POST OFFICE STREET, P.O: G P O, Thana: Hare Street, , City/Town: KOLKATA, Kolkata, WEST BENGAL, India, PIN - 700001, 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/-

#### **Payment of Stamp Duty**

Certified that required Stamp Duty payable for this document is Rs. 50/- and Stamp Duty paid by Stamp Rs 100/-  
Description of Stamp

1. Stamp: Type: Impressed, Serial no 124898, Amount: Rs.100/-, Date of Purchase: 27/02/2018, Vendor name: Suranjan Mukherjee



**Malay Kanti Das**  
**ADDITIONAL REGISTRAR OF ASSURANCE**  
**OFFICE OF THE A.R.A. - III KOLKATA**  
**Kolkata, West Bengal**

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Handwritten text in the middle section of the page, appearing as a signature or a set of initials.

Handwritten text at the bottom of the page, possibly a date or a reference number.

Certificate of Registration under section 60 and Rule 69.

Registered in Book - IV

Volume number 1903-2018, Page from 41886 to 41948

being No 190301369 for the year 2018.



Digitally signed by MALAY KANTI DAS  
Date: 2018.03.13 15:51:55 +05:30  
Reason: Digital Signing of Deed.

(Malay Kanti Das) 13-Mar-18 3:51:37 PM  
ADDITIONAL REGISTRAR OF ASSURANCE  
OFFICE OF THE A.R.A. - III KOLKATA  
West Bengal.

(This document is digitally signed.)

---



MADE THIS 7<sup>th</sup> DAY OF <sup>March</sup> FEBRUARY, 2018

BETWEEN

LANSDOWN MEDICALS PRIVATE LIMITED & ORS.

... Owners

AND

SOUTHWINDS PROJECT LLP

... Developer

Development Power of Attorney

Prepared by



**M/s. DMD LEGAL CONSULTANTS**

ADVOCATES & LEGAL CONSULTANTS

QUEENS MANSION

12, PARK STREET

GATE NO. 1, OFFICE NO. 503 (5<sup>TH</sup> FL)

KOLKATA – 700071

LANDLINE No. (033) 6500 5400

(033) 4001 5400

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Website: [www.dmdlegalconsultants.com](http://www.dmdlegalconsultants.com)