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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

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11:58

Certify that the documents admitted to registration and the endorsement sheets with this documents are the part of this document.

Addl. District Sub-Registrar
Bidhannagar, (Salt Lake City)
- 2 DEC 2016

DEVELOPMENT POWER OF ATTORNEY
AFTER REGISTRATION OF DEVELOPMENT AGREEMENT

KNOW ALL MEN BY THESE PRESENTS-I, **SMT. INDRANI GHOSH** having PAN AKCPG2995E wife of Late Malay Kumar Ghosh aged about 80 years, by faith Hindu by occupation Housewife by Nationality Indian citizen, residing at P-42, Lake Town, Block 'B', P.O. Lake Town, P.S. Lake Town, Kolkata - 700089 **AND MISS SOMA GHOSH** having PAN AKCPG2997G daughter of

Late Malay Kumar Ghosh aged about 49 years, by faith Hindu by occupation House-girl by Nationality Indian citizen, residing at 42, Lake Town, Block 'B', P.O. Lake Town, P.S. Lake Town, Kolkata - 700089 700048 are unable to look after all the affairs in regard to our Immoveable property for reasons more than one as such We do hereby and hereunder appoint nominate empower authorize and Constitute **NILKANTHA SAHA** having PAN AKSPS8697K son of Late Gajendra Nath Saha, by faith Hindu by occupation business by Nationality Indian citizen one of the Partners of **PRIYANTI CONSTRUCTION** having its office at 161/1, Dakshindari Road, P.O. Sreebhumi, Police Station Lake Town, Kolkata - 700 048 as our lawful Attorney to do perform and execute all the deeds acts works matters and things or any of them on our behalf and in our name as may be deemed fit and proper.

1. Our Attorney for and on our behalf will prepare the requisite site plan, building plan or revised or modified and Rectified Building Plan and/or any other plans, Map or sketch Map and will submit the same after duly signed by our Constituted Attorney or by me as the case may be to the South Dum Dum Municipality or Municipal Corporation or any other

authority or authorities and have the same sanctioned and/or approved after payment of the requisite fees and incidental charges and do any other acts deeds and things whatsoever required for processing the same from the aforesaid authorities and take delivery of the same from them and keep the same with him with an intimation to us without prejudice to above, if Our signature is required to be made on any application or on the Site Plan original Building plan or the revised plan or any other Plan anywhere in connection therewith in that event we shall sign as and when our Attorney shall require me or any of us to do so.

2. Our said Attorney for and on our behalf will construct or cause to be constructed the brick-built multi-storied Building (G+5) as per Building plan to be sanctioned or revised sanctioned plan and for that purpose he can take up all such actions necessary for speedy completion of the building and is entitled to take any other and further actions necessary for the said purpose.
3. Our said Attorney will take all steps expeditiously for completion of the new Construction of the proposed of the Building on land of the Ground

plus five storied Building and to make arrangements for sale of flats or apartments and garages space or either open or covered shop rooms, both Commercial and residential units from the allocation of the Developer PRIYANTI CONSTRUCTION as per Joint Venture Development Agreement dated 23rd November, 2016 Registered in the office of the Additional District Sub-Registrar at Bidhannagar, Salt Lake City in Book No. I Vol. No. 1504 - 2016 Pages from 65947 to 66000 Being No. 150401852 for the year 2016 but he will not sell allocated portion of the Land Owners in the new Building embodied in the said Joint Venture Development Agreement as and when he thinks necessary and he will also take such actions for completion of such construction and will employ Engineers, Architects, Supervisors, Contractors, Masons, Mistries, Labourers, Managers, Clerks and Assistants for the said purpose according to his own choice and liability and responsibility.

4. Our said Attorney for and on our behalf will construct and caused to be constructed the building and flats or apartments and garages, according to specification as contained in Development Agreement with the materials of his choice and responsibility, as per plan to be sanctioned by

the South Dum Dum Municipality after demolishing the old existing Building.

5. Our said Attorney will negotiate with Purchasers, Mortgagees, Licensees and/or Lessees in respect of sale, transfer, mortgage or disposing of or alienation of flats or apartments and garages and/or car parking spaces as described in the Schedule "C" written hereunder and shall appropriate or spend the sale proceeds and/or other money received in that connection for the construction of the proposed building on the land as fully and particularly described in the Schedule "A" written hereunder and made part hereof. Our Attorney shall settle and fix the price of Flats or Apartments and/or floor spaces or garages and car parking spaces and the proportionate undivided share in the land as described in the Schedule 'A' written hereunder and to enter into and execute Agreement or Agreements to sell out or disposing of or alienating or transferring to the Purchasers and/or mortgagees and/or Lessees or any person or persons independently in regard to allocation of the Developer/Promoter as described in Schedule 'C' written hereunder.

6. Our said Attorney will sell the flats, apartments, floor spaces and garages and/or car parking space or any other spaces under Developer's Allocation and the undivided proportionate share in land as mentioned in the Schedule "A" written hereunder.
7. Our said Attorney shall not sell, dispose of or transfer or alienate the portion as particularly described in the Schedule "B" written hereunder being the Owners' Allocation of the proposed building together with undivided proportionate share in land as described in Schedule 'A' hereunder which will be kept reserved for our occupation and Ownership.
8. Our Attorney shall receive monies from the intending Purchasers to whom he has agreed to sell or transfer portion as mentioned in Schedule "C" and of the valid discharge for the same in respect of Developer's allocation.
9. Our Attorney after receiving the entire price of the flats, apartments, floor space and garages and/or car parking spaces of Developer's

Allocation execute Deeds of Conveyance in a manner which is in accordance with law.

10. Our said Attorney will present the Agreements and Deeds of Conveyance or any Instruments or documents and writings including Deed of Rectification cancellation and Revocation with intimation to us before the District Registrar or Sub-Registrar or Additional District Sub-Registrars or also before the Registrar of Assurances, Kolkata or any Registering Authority or Collector and their Superiors in official hierarchy and admit execution and presentation for registration of such Instruments and to take delivery of the said Deeds and/or Instruments from the said authorities after having been registered under Registration Act, in respect of the property under Developer's Allocation.
11. Our said Attorney will independently receive money either advance or full price or consideration money from the Purchasers for sale of the flats or apartments and garages or spaces of the Developer's share and the price of the undivided proportionate share in land and shall appropriate

such money inter alia for construction of the proposed building or in the manner he thinks fit and proper.

12. Our said Attorney for and on our behalf will fix the remuneration of all the employees including the settlement of the rate and charges of the Contractors and workmen and others. Our said Attorney shall pay such remuneration to them and shall have absolute right and authority to engage or employ and dismiss or discharge or suspend any person or persons from service without assigning any reason whatsoever at his risk and responsibility.

13. Our said Attorney for and on our behalf will appoint Advocates and Solicitors and Advocates on Record for the purpose of cases or litigations or to defend the cases instituted by persons connected with the construction of the proposed Building or by any Third Party in the Courts of Law and Tribunal and before any Revenue Authorities or Municipal or Panchayat Authorities including Kolkata Metropolitan Development Authority and Land Requisition and Acquisition Authorities or any other Authorities relating to or in connection with the land and Building project

or any portion thereof and shall compromise, compound or withdraw cases and refer cases to Arbitration and file Plaints and Written Statements and applications and Writ petition and to sign them and execute Vakalatnama for appearance and to sign and file Appeals and applications to High Court or Supreme Court of India and to affirm Affidavits and Verifications as our Attorney thinks necessary . Our said Attorney will also appoint Advocates for drawing and/or drafting Agreements, Conveyances or any other Instruments and make payment of their remunerations and fees and the Law Clerks, typists or any helper as he may think proper and necessary. Our said Attorney shall take all steps to obtain letter of Administration in our names from the Hon'ble High Court, Calcutta.

14. Our said Attorney for and on our behalf will receive all ordinary and registered letters, documents parcels packages from Postal Authorities and also from other authorities including Courier Services and by hand services addressed to me or either of us and in our names relating to the construction of the building with land as aforesaid and take all steps and actions as he may deem fit and necessary to do and our said Attorney

will also receive and acknowledge Notices Summons and other writings addressed to us or either of us by any Statutory or Semi-Statutory Authority or Courts of Law or any person and take all steps and action concerning such communication as may be deemed fit and necessary.

15. Our said Attorney will attend and represent us before all Governmental or Semi- Governmental and Municipal Offices and South Dum Dum Municipality or any other Municipal Authority on our behalf and to do all acts deeds and things on our behalf and in our name as required from time to time relating to the construction of the building and land in relation thereto as aforesaid.
16. To appear and represent us before the authorities of B.L. & L.R.O. Office, office of the Additional District Magistrate (LR) North 24-Parganas South Dum Dum Municipality, C.E.S.C. Ltd. Authorities under Income Tax Department, Authorities under VAT & Service Tax or Commercial Taxes, any authority/authorities under the Town and Country Planning Act, Airport Authority of India, District Registrar, Additional District Sub-Registrar, Registrar of Assurance, Additional Registrar of Assurances and

before all other statutory and local bodies as and when necessary for the purpose of obtaining permission and for the purpose of construction, and sale of the Developer's allocation according to Development Agreement dated 23rd November, 2016 Registered in the office of the Additional District Sub-Registrar at Bidhannagar, Salt Lake City in Book No. I Vol. No. 1504 - 2016 Pages from 65947 to 66000 Being No. 150401852 for the year 2016 and to do all the needful as per the terms and conditions mentioned in the aforesaid Development Agreement.

17. To apply and obtain electricity, telephone, Water, and for the purpose to sign on our behalf any letter, Form, declaration and place the same before the concerned authorities.
18. To appoint engineers, architects and other agents and Contractor/Sub-Contractor for the purpose of construction of the new building as the said attorney may think fit and proper.

19. To sign and execute on our behalf any Letters, Forms, Declaration, Affidavit, Indemnity Bond, verification, Site Plan, Building Plan and Revised/Additional Alteration Building plans Completion Plan, Application for Clearance Certificate with reference to Airport Authority Application for Completion Certificate/Occupancy Certificate for multi storied building, or any other documents and papers in respect of our said Premises before South Dum Dum Municipality or before any other statutory authorities for the purpose of construction, maintenance, protection, preservation and construction of a building over and above the said land.

20. To pay all Municipal and other statutory taxes, Rates and charges in respect of the said premises and building on our behalf and in our names as and when the same will become due and payable.

21. To sign on our behalf any Agreement for sale, Deed of Sale, Deed or Gift Deed, Cancellation of Agreement, Memorandum of Understanding, Deed of Rectification, Deed of Amalgamation or Deed of Declaration and/or any other Instrument and document required for the sale/transfer of

Flat/s Shops/Garages and/or Car Parking Spaces within Developer's allocation according to our above Development Agreement in respect of Developer's Allocation as mentioned- in the Schedule 'C' written hereunder of the proposed said new building.

22. To take finance/loan in his/its name and/or any nominated purchaser/purchasers names from any financial concern by depositing and mortgaging flat/s/shops/Garages under the Developer's allocation and to sign in the papers and documents for the said purpose on our behalf.
23. To sign, declare and/or affirm any plaint, written statement, petition, declaration, affidavit, indemnity bond, verification, vakalatnama, Warrant of Attorney, Memo. of Appeal or any other documents or papers in any proceedings relating to our said premises or in any way connected therewith, arising out of the aforesaid Development Agreement being registered and relating to the construction of multi-storied Building to be made in the premises by the Developer.

24. Our attorney will represent us before the proper Registering Officer and take all the necessary steps to admit, execution of documents signed by him on our behalf i.e. any Agreement for sale, Deed of Conveyance/Deed of sale, Deed of Cancellation of Agreement, Deed of Rectification, Deed of declaration in favour of any intending purchaser in accordance to the condition mentioned in the aforesaid Development Agreement and without in anyway affecting our shares of allocation in the new multi-storied building to be constructed in accordance with the said Development Agreement.
25. To represent us before Police, Fire Brigade or any other Government officials.
26. Our said Attorney shall write letters applications, Petitions, Complaints, written statements and sign thereon and affirm either by Affidavits or Verifications and submit or file them to the appropriate authorities and Court of Law as our Attorney thinks fit and proper in connection with the building said multi-storied or any part or portion of such Building as aforesaid.

27. Our said Attorney will attend and represent us in the offices of the CESC Ltd. and/or WBSEDCL for Electric supply connection in the proposed Building and shall sign applications in the matter thereof on our behalf.

28. Our said Attorney will attend the offices of the Calcutta Telephones and Telecommunications and VSNL and BSNL and shall represent us and shall make applications for Telephones connection in the proposed building.

29. Our said Attorney for and on our behalf generally will do such lawful acts and deeds necessary for the abovementioned purposes and for the purpose of Construction of the Building.

AND We do hereby agree that all acts deeds and things lawfully done by our said Attorney in connection with the Construction of the proposed multi-storied building on our land as mentioned in Schedule 'A' written hereunder shall be construed as deeds and things done by us and We undertake to ratify and confirm all and whatsoever our said Attorney

shall lawfully do execute or caused to be done for us by virtue of the Power of Attorney hereby given as our own acts deeds and things.

THE SCHEDULE 'A' OF THE PROPERTY REFERRED TO ABOVE

ALL THAT piece and parcel of land admeasuring an area of 4 (four) Cottahs 0 (zero) Chittak 2 (two) Square feet more or less together with a cemented floor two-storied old Building admeasuring 1200 sqr. ft. (one thousand two hundred square feet) in Ground floor and 1200 sqr. ft. (one thousand two hundred square feet) in First floor which will be demolished standing thereon at Patipukur Township of the Government of West Bengal being Plot No. 42, Block 'B', Lake Town, P.S. Lake Town, Kolkata - 700089 butted and bounded in the manner following -

ON THE NORTH	:	By 40' wide Road;
ON THE SOUTH	:	By Plot No. 71;
ON THE EAST	:	By Plot No. 43;
ON THE WEST	:	By Plot No. 41;

THE SCHEDULE 'B' OF THE PROPERTY

(LAND OWNERS' ALLOCATION)

ALL THAT entire Second floor of the proposed 6-STORIED Building (Ground plus five) to be converted into self contained residential flats in all respects as

agreed as per aforesaid Agreement and in the Ground floor for one Car Parking Garage together with the undivided proportionate share in land attributable to the said floor and garage areas out of the land as mentioned in the Schedule 'A' written hereinabove being premises No. P-42, Lake Town, Block 'B', P.O. & P.S. Lake Town, Kolkata - 700089.

THE SCHEDULE 'C' OF THE PROPERTY REFERRED TO ABOVE

(DEVELOPER'S ALLOCATION)

ALL THAT entire First, Third, Fourth and Fifth floors of the proposed 6-storied Building (Ground plus five) to be converted into Complete flats or Apartments for residential use in all respects in each floor and balance share in the Ground floor for use for Car Parking Garage being undemarcated together with undivided proportionate share in land attributable to the said floor areas to be constructed on the land as mentioned in Schedule 'A' written hereinabove being premises No. P-42, Lake Town, Block 'B', P.O. & P.S. Lake Town, Kolkata - 700089 PROVIDED HOWEVER Building Plan for 6-storied is sanctioned by Municipal Authority.

IN WITNESS WHEREOF We have put and subscribed our hands and seals hereunder on this 2ND day of December, 2016.

SIGNED SEALED AND

DELIVERED in presence of :

1) *Widya Saha*
18 1/2 Canal Street
Kolkata - 700048

Indrani Ghosh
Sama Ghosh

**SIGNATURE OF EXECUTANTS/
PRINCIPALS**

2) *Kanchik Das*
85 Madhya Bungalow
Kolkata - 700048.

accepted by

Baba

CONSTITUTED ATTORNEY

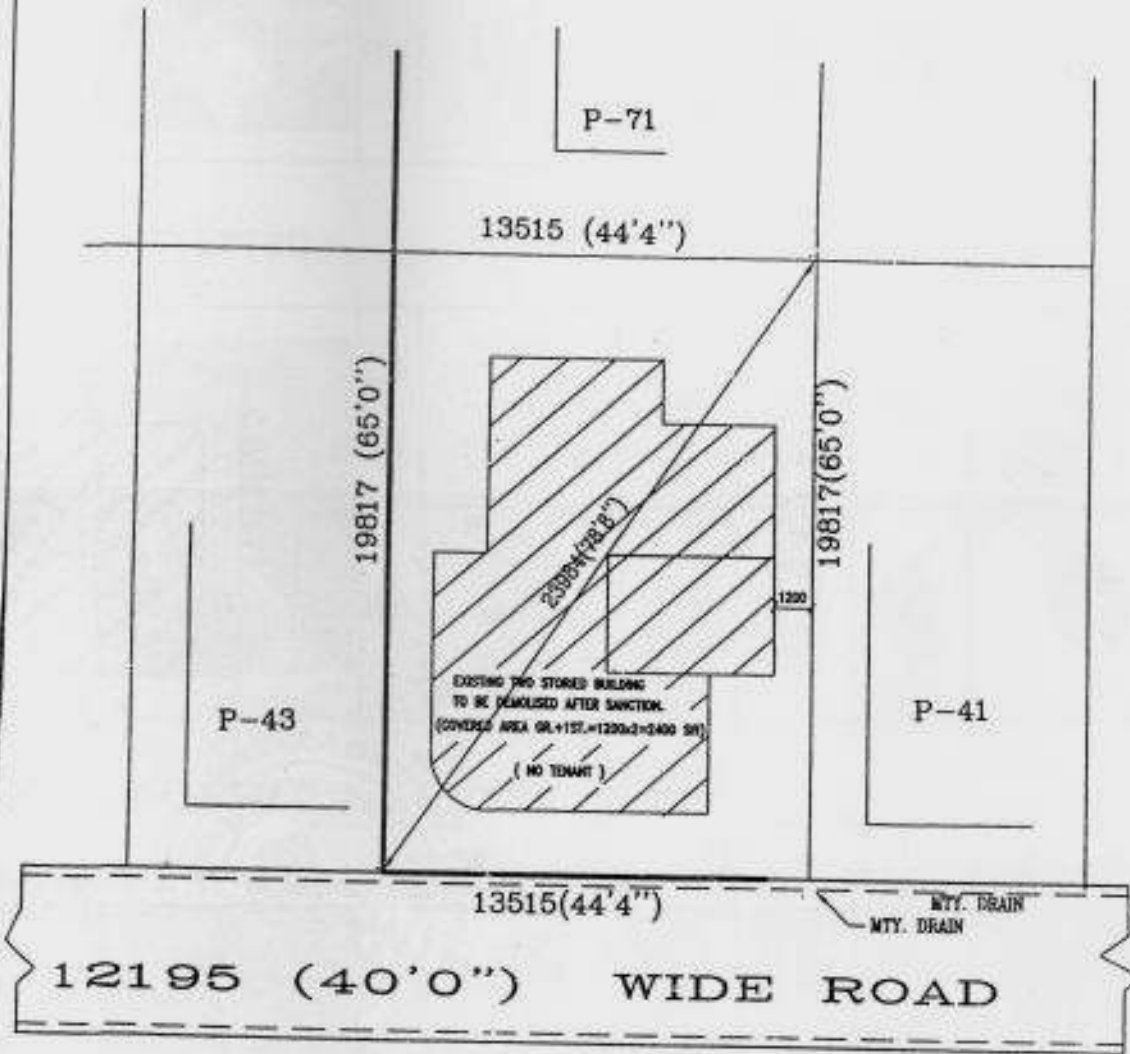
3) *Dipak Majumder*
Madhya Bungalow
Post - Rabindra Nagar
Kolkata - 700065

Drafted by - *Girija Ranjan Saha*
(Girija Ranjan Saha)
Advocate
High Court, Calcutta
6, Old Post Office Street,
1st Floor, Room No. 59,
Kolkata - 700001
Enrolment No. WB 590/69
Dated 5th December, 1969

Typed by - *Pradip Majumder*
(Pradip Majumder)
6, Old Post Office Street,
1st Floor, Room No. 59,
Kolkata - 700001

SITE PLAN OF A PIECE OF LAND
AT MOUZA- PATIPUKUR, J.L. NO.-24, PLOT NO.-42, HOLDING NO.70(NEW),
LAKE TOWN, BLOCK-B, KOLKATA-700089, P.O. & P.S.-LAKE TOWN, DIST.-
24 PARGANAS(N), WARD NO.30, UNDER SOUTH DUMDUM MUNICIPALITY.

AREA OF LAND=4K-0CH-2 SFT.



SITE PLAN
SCALE 1:200

Bak












Indrani Ghosh
Soma Ghosh

SIG. OF ATTORNEY

SIG. OF EXECUTANTS/PRINCIPALS

SIGNATURE OF THE
PRESENTANT/
EXECUTANT/SELLER/
BUYER/CAIMENT
WITH PHOTO

UNDER RULE 44A OF THE I.R. ACT 1908
N.B. - LH BOX- SMALL TO THUMB PRINTS
R.H. BOX- THUMB TO SMALL PRINTS

	LH					
	RH.					

ATTESTED :- *Indrani Ghosh*

	LH					
	RH.					

ATTESTED :- *Soma Ghosh*

	LH					
	RH.					


ATTESTED :- *Babu*

आयकर विभाग
 INCOME TAX DEPARTMENT
 भारत सरकार
 GOVT OF INDIA

INDRANI GHOSH
 BHUPATI NATH BASU ROYCHOUDHURY
 भारत सरकार

04/03/1937
 Permanent Account Number
 AKCPG2995E

Indrani Ghosh
 Signature



Indrani Ghosh



If this card is lost / someone's card is found, please inform / return to:
 Income Tax PAN Services Unit, NSDL,
 4th Floor, 'A' Wing, Trade World,
 Kamala Mills Compound,
 S. B. Marg, Lower Parel, Mumbai - 400 013
 Tel: 91-22-2499 2499
 e-mail: unit@nsdl.co.in



Soma Ghosh



आयकर विभाग
INCOME TAX DEPARTMENT

NILKANTHA SAHA
GAJENDRA NATH SAHA

07/04/1960

Permanent Account Number

AKSPS8697K


Signature

भारत सरकार
GOVT. OF INDIA









ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

WB / 20 / 139 / 363528

IDENTITY CARD

পরিচয় পত্র



Elector's Name নির্বাচকের নাম	Ghosh Indrani ঘোষ ইন্দ্রানী
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Malay মলয়
Sex লিঙ্গ	F স্ত্রী
Age as on 1.1.1995 ১.১.১৯৯৫-এ বয়স	55 ৫৫

Indrani Ghosh

Address

42 Lake Town, Block-B,
S. DumDum Municipality, N. 24 Pgs.

ঠিকানা

৪২ লেক টাউন, ব্লক-বি, এ সাদম পৌরসভা, উঃ ২৪পঃ

(Handwritten signature)

Facsimile Signature
Electoral Registration Officer
নির্বাচন-নিবন্ধন অধিকারিক

For 139 -BELGACHIA EAST
Assembly Constituency

১৩৯ -বেলগাছিয়া পূর্ব
বিধানসভা নির্বাচন ক্ষেত্র

Place Calcutta

স্থান কলিকাতা

Date 19.07.95

তারিখ ১৯.০৭.৯৫





ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

WB / 20 / 139 / 363527

IDENTITY CARD

পরিচয় পত্র



Elector's Name নির্বাচকের নাম	Ghosh Soma গোষ সোমা
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Malay মলয়
Sex লিঙ্গ	F মহী
Age as on 1.1.1995 ১১.১১.৯৫-এ বয়স	27 ২৭

Soma Ghosh

Address

42 Lake Town, Block-B,
S. DumDum Municipality, N. 24 Pgs.

ঠিকানা

৪২ লেক টাউন, ব্লক-বি, দক্ষিণ পৌরসভা, উঃ ২৪ পঃ

S. Ghosh

Facsimile Signature
Electoral Registration Officer
নির্বাচন নিবন্ধন অধিকারিক

For 139 - BELGACHIA EAST
Assembly Constituency

১৩৯ বেলগাছিয়া পূর্ব
বিধানসভা নির্বাচন ক্ষেত্র

Place Calcutta

স্থান কলিকাতা

Date 19.07.95

তারিখ ১৯.০৭.৯৫





ELECTION COMMISSION OF INDIA

ভারতের নির্বাচন কমিশন

WB / 20 / 139 / 642630

IDENTITY CARD

পরিচয় পত্র



Elector's Name নির্বাচকের নাম	Saha Nilkantha সাহা নীলকন্ঠ
Father/Mother/ Husband's Name পিতা/মাতা/স্বামীর নাম	Gajendra গজেন্দ্র
Sex লিঙ্গ	M পুং
Age as on 1.1.1995 ১.১.১৯৯৫-এ বয়স	42 ৪২

Handwritten signature

Address

181/25 Canal Str., S.DumDum Municipality,
N.24 Pgs.

ঠিকানা

১৮১/২৫ কানালস্ট্রীট, সা দমদম পৌরসভা, উঃ ২৪ পঃ

5 5 0

Facsimile Signature
Electoral Registration Officer

নির্বাচননিবন্ধন অধিকারিক

For 139 -BELGACHIA EAST
Assembly Constituency

১৩৯ -বেলগাছিয়া পূর্ব
বিধানসভা নির্বাচন কেন্দ্র

Place Calcutta

স্থান কলিকাতা

Date 19.07.95


তারিখ ১৯.০৭.৯৫



Handwritten signature

ELECTION COMMISSION OF INDIA
ভারতের নির্বাচন কমিশন

IDENTITY CARD WB/22/159/007257
পরিচয় পত্র



Elector's Name নির্বাচনের নাম	Bose Anirban বোস অনিরবন
Father/Mother/Husband's Name পিতা/মাতা/স্বামীর নাম	Sudhir সুধীর
Sex লিঙ্গ	M পুরুষ
Age as on 1.1.1995 ১ জানুয়ারি ১৯৯৫ সালের বয়স	27 ২৭

Anirban Bose

Address
1 Acharya Chandrasekhar Das Lane,
CALCUTTA

ঠিকানা
১ অচার্য চন্দ্রসেকর দাস লেন, কলিকতা

Facsimile Signature
Electoral Registration Officer
নির্বাচন-নিবন্ধন অফিসারিক

Exp. 159-MANIKTOLA
Assembly Constituency
১৫৯ মানিকতলা
বিধানসভা নির্বাচন কেন্দ্র

Place CALCUTTA
থানা কলিকতা

Date 06.06.95
তারিখ ০৬.০৬.৯৫



Major Information of the Deed

Deed No :	I-1504-01884/2016	Date of Registration	12/2/2016 12:06:59 PM
Query No / Year	1504-1000411948/2016	Office where deed is registered	
Query Date	29/11/2016 2:22:23 PM	A.D.S.R. BIDHAN NAGAR, District: North 24-Parganas	
Applicant Name, Address & Other Details	Nilkantha Saha 181/25 Canal Street, Thana : Lake Town, District : North 24-Parganas, WEST BENGAL, PIN - 700048, Mobile No. : 9836265552, Status :Buyer/Claimant		
Transaction	Additional Transaction		
[0138] Sale, Development Power of Attorney after Registered Development Agreement	[4305] Other than Immovable Property, Declaration [No of Declaration : 2]		
Set Forth value	Market Value		
Rs. 2/-	Rs. 2,18,13,889/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 100/- (Article:48(g))	Rs. 21/- (Article:E, E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :



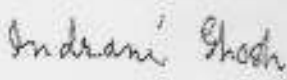



District: North 24-Parganas, P.S:- Lake Town, Municipality: SOUTH DUM DUM, Road: Lake Town Block-B, Mouza: Patipukur

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	LR-173		Bastu	Bastu	4 Katha 2 Sq Ft	1/-	2,00,13,889/-	Width of Approach Road: 40 Ft., Adjacent to Metal Road,
Grand Total :					6.6046Dec	1/-	200,13,889 /-	

Structure Details :

Sch No	Structure Details	Area of Structure	Setforth Value (In Rs.)	Market value (In Rs.)	Other Details
S1	On Land L1	2400 Sq Ft.	1/-	18,00,000/-	Structure Type: Structure
<p>Gr. Floor, Area of floor : 1200 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p> <p>Floor No: 1, Area of floor : 1200 Sq Ft.,Residential Use, Cemented Floor, Age of Structure: 0Year, Roof Type: Pucca, Extent of Completion: Complete</p>					
Total :		2400 sq ft	1 /-	18,00,000 /-	




Principal Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Smt INDRANI GHOSH Wife of Late MALAY KUMAR GHOSH Executed by: Self, Date of Execution: 02/12/2016 , Admitted by: Self, Date of Admission: 02/12/2016 ,Place : Office	Photo  02/12/2016	Fingerprint  LTI 02/12/2016	Signature  02/12/2016
P-42, LAKE TOWN BLOCK B, P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700089 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AKCPG2995E, Status :Individual				
2	Name Miss SOMA GHOSH Daughter of Late MALAY KUMAR GHOSH Executed by: Self, Date of Execution: 02/12/2016 , Admitted by: Self, Date of Admission: 02/12/2016 ,Place : Office	Photo  02/12/2016	Fingerprint  LTI 02/12/2016	Signature  02/12/2016
42 LAKE TOWN BLOCK B, P.O:- LAKE TOWN, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700089 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No. AKCPG2997G, Status :Individual				

Attorney Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	PRIYANTI CONSTRUCTION 161/1 DAKSHINDARI ROAD, P.O:- SREEBHUMI, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048 PAN No. AADFP9411D, Status :Organization			

Representative Details :

Sl No	Name,Address,Photo,Finger print and Signature			
1	Name Mr NILKANTHA SAHA Son of Late GAJENDRA NATH SAHA Date of Execution - 02/12/2016 , Admitted by: Self, Date of Admission: Dec 2 2016 , Place of Admission of Execution: Office	Photo  Dec 2 2016 12:09PM	Finger Print  LTI Dec 2 2016 12:10PM	Signature  Dec 2 2016 12:10PM
181/25 CANAL STREET, P.O:- SREEBHUMI, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AKSPS8697K, Status : Representative, Representative of : PRIYANTI CONSTRUCTION (as PARTNER)				

Identifier Details :

Name & address	
Mr ANIRBAN BOSE Son of Late SUDHIR CHANDRA BOSE 1 A C DAS LANE, P.O:- ULTADANGA, P.S:- Ultadanga, District-North 24-Parganas, West Bengal, India, PIN - 700067, Sex: Male, By Caste: Hindu, Occupation: Others, Citizen of: India, . Identifier Of Smt INDRANI GHOSH, Miss SOMA GHOSH, Mr NILKANTHA SAHA, ,	
02/12/2016	
<i>Anirban Bose</i>	

Transfer of property for L1

Sl.No	From	To. with area (Name-Area)
1	Smt INDRANI GHOSH	PRIYANTI CONSTRUCTION-3.30229 Dec
2	Miss SOMA GHOSH	PRIYANTI CONSTRUCTION-3.30229 Dec

Transfer of property for S1

Sl.No	From	To. with area (Name-Area)
1	Smt INDRANI GHOSH	PRIYANTI CONSTRUCTION-12000 Sq Ft
2	Miss SOMA GHOSH	PRIYANTI CONSTRUCTION-12000 Sq Ft

Endorsement For Deed Number : I - 150401884 / 2016**On 29-11-2016****Certificate of Market Value(WB PUVI rules of 2001)**

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 2,18,13,889/-



Goutam Sinha Roy
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

On 02-12-2016**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 11:58 hrs on 02-12-2016, at the Office of the A.D.S.R. BIDHAN NAGAR by Mr NILKANTHA SAHA ,

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

Execution is admitted on 02/12/2016 by 1. Smt INDRANI GHOSH, Wife of Late MALAY KUMAR GHOSH, P-42, LAKE TOWN BLOCK B, P.O: LAKE TOWN, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700089, by caste Hindu, by Profession House wife, 2. Miss SOMA GHOSH, Daughter of Late MALAY KUMAR GHOSH, 42 LAKE TOWN BLOCK B, P.O: LAKE TOWN, Thana: Lake Town, , North 24-Parganas, WEST BENGAL, India, PIN - 700089, by caste Hindu, by Profession House wife

Indefied by Mr ANIRBAN BOSE, , Son of Late SUDHIR CHANDRA BOSE, 1 A C DAS LANE, P.O: ULTADANGA, Thana: Ultadanga, , North 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by profession Others

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

Execution is admitted on 02-12-2016 by Mr NILKANTHA SAHA, PARTNER, PRIYANTI CONSTRUCTION, 161/1 DAKSHINDARI ROAD, P.O:- SREEBHUMI, P.S:- Lake Town, District:-North 24-Parganas, West Bengal, India, PIN - 700048

Indefied by Mr ANIRBAN BOSE, , Son of Late SUDHIR CHANDRA BOSE, 1 A C DAS LANE, P.O: ULTADANGA, Thana: Ultadanga, , North 24-Parganas, WEST BENGAL, India, PIN - 700067, by caste Hindu, by profession Others

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 21/- (E = Rs 21/-) and Registration Fees paid by Cash Rs 21/-

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 70/- and Stamp Duty paid by Stamp Rs 100/-
Description of Stamp

1. Stamp: Type: Impressed, Serial no 1879, Amount: Rs.100/-, Date of Purchase: 20/10/2016, Vendor name: M Dutta



Goutam Sinha Roy
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
North 24-Parganas, West Bengal

~~~~~  
DATED THIS 2ND DAY OF December 2016  
~~~~~

BY

SMT. INDRANI GHOSH and
MISS. SOMA GHOSH

...EXECUTANTS/
PRINCIPALS

TO

NILKANTHA SAHA

...CONSTITUTED ATTORNEY

DEVELOPMENT POWER OF
ATTORNEY AFTER REGISTRATION
OF DEVELOPMENT AGREEMENT

In respect of P - 42, Lake Town, Block 'B',
P.O. Lake Town, P.S. Lake Town, Kolkata
- 700089.

Mr. G. R. Saha,
Advocate
High Court , Calcutta
6, Old Post Office Street,
(1st Floor) , Room No. 59,
Calcutta -700 001.

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 1504-2016, Page from 67233 to 67265

being No 150401884 for the year 2016.



Digitally signed by GAUTAM SINHA RAY
Date: 2016.12.07 12:25:40 +05:30
Reason: Digital Signing of Deed.

G Roy

(Goutam Sinha Roy) 07-12-2016 12:25:39
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BIDHAN NAGAR
West Bengal.

(This document is digitally signed.)