

05484

D-05212/2015



An

1600 पश्चिम बंगाल  
12/04/15

पश्चिम बंगाल WEST BENGAL

Certified that the document is admitted to registration the signature sheets and the endorsement sheets attached with this document are part of this document 679451

An  
District Registrar - IV  
Registrar U/S 7(2) of  
Registration Act 1908  
Alipore, South 24 Parganas  
5 JUL 2015

DEVELOPMENT POWER OF ATTORNEY AFTER REGISTERED

DEVELOPMENT AGREEMENT

Know all men by these present that We, 1) SMT. SOMA DEB, wife of Sri Pamir Deb, by faith- Hindu, By occupation- House wife, residing at Kali Bazar Laskarpur, P.O. Laskarpur, P.S. Sonarpur, Kolkata-7000153, and 2) SRI MUKUL KRISHNA ROY, PAN- ADGPR0882G, son of Late Bhushan Chandra Roy, by occupation- School teacher, 3) SMT. BAKUL RANI ROY, PAN-ANYPR1263P, wife of Sri Mukul Krishna Roy, by occupation- house hold, 4) SRI BIPRANEEL ROY, PAN- ATVPR4308J, son of Sri Mukul Krishna Roy, by occupation- student, and 5) SRI SUBHRANEEL ROY, PAN-ATVPR4233L, son of Sri Mukul Krishna Roy, by occupation- student, all by faith- Hindu, residing at Uttar Ramchandrapur,

25 JUN 2015

39088

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

Name: IA Realty

Address: P-16, CIT Road, P.S. f P.O. Buntally,

Vendor:.....

Alipur Collectorate, 24 Pgs. (S)

**SUBHANKAR DAS**

**STAMP VENDOR**

Alipur Police Court, Kol - 27

V.C. NO - 1145/15

Kol-14

*Subhan Kumar*



- 2574  
5/7/15

*Subhan Kumar*



- 2571

*Same Deb*



- 2572

*Mural Krishna Das*



*[Signature]*  
District Sub-Registrar-IV  
Registrar U/S 7(2) of  
Registration Act 1908  
Alipore, South 24 Parganas


5 JUL 2015

*Identified by me  
- Registration Room  
Alipore Police Court, (Admiral) A/1310/1312/2009  
Kol-27*

F.O. Narendrapur, P.S. Sonarpur, Kolkata-700103, and 6) **SMT. DIPALI ROY CHOUDHURY, PAN- ADHPR6837Q**, wife of Sri Bikash Chudhury, by faith-Hindu, By occupation- House wife, residing at 9/33A, Netaji Nagar, P.O. Regent Estate, P.S. Jadavpur now Patuli, Kolkata-700092, do hereby nominate, constitute and appoint **M/S. LA REALTY. (PAN-AAFFLS214Q)**, A Partnership Firm having its registered office P-16, C.I.T. Road, Kolkata-700014, duly represented by its Partners namely) **SRI PARVEEN AGARWAL, PAN- AGPPA1802M**, by faith-Hindu, by Nationality- Indian, by occupation- Business, residing at 26, Mahamaya Mandir Road, Mahamayatala, P.O. Garia, P.S. Sonarpur, Kolkata-700084 and 2) **MR. PRATIK LAKHOTIA, PAN-ABWPL2224N**, son of Late Suresh Chandra Lakhota, by faith-Hindu, by Nationality- Indian, by occupation- Business, residing at 8/10/1, Alipore Road, Kolkata-700027, to be my true and lawful ATTORNEY to do and execute all or any of the following acts and deeds for me and on my behalf.

**WHEREAS** WE the sole and absolute owner of **ALL THAT** piece and parcel of danga land hereditament and premises containing by estimation an area of 15 **Cottahs 12 Chittaks 07 Sq.ft.** be the same a little more or less and comprised in (R.S. Dag No.981, R.S. Khatian No.76, 09 **Cottahs 00 Chittaks 35 Sq.ft.** + R.S. Dag No.1075, R.S. Khatian No.171, 12 **Cottahs 24 Sq.ft.** + R.S. Dag No.1073, R.S. Khatian No.171, 02 **Cottahs 38 Sq.ft.** + R.S. Dag No.986, R.S. Khatian No.49, 02 **Cottahs 12 Chittaks 00 Sq.ft.** + R.S. Dag No.982, R.S. Khatian No.167, 03 **Cottahs 00 Chittaks 00 Sq.ft.** ) and situate within Mouza- Ramchandrapur, J.L. No.58, R.S. No.196, Touzi No.110, within the limits of Bonahogly-1, Gram Panchayet, District-South 24 Parganas the description of which are fully and particularly referred in the Schedule hereunder;

 - 2573  
Bakul Rani Roy

 - 2575

  
 - 2576

*Mohomety*  
 - 2577

Subraman Roy  
 - 2578

dipali Roy choudhry.



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AND WHEREAS WE have on 22.05.15 executed an Agreement for Development of my property known as **ALL THAT** piece and parcel of danga land hereditament and premises containing by estimation an area of **15 Cottahs 12 Chittaks 07 Sq.ft.** be the same a little more or less and comprised in (R.S. Dag No.981, R.S. Khatian No.76, **09 Cottahs 00 Chittaks 35 Sq.ft.**+ R.S. Dag No.1075, R.S. Khatian No.171, **12 Chittaks 24 Sq.ft.** + R.S. Dag No.1073, R.S. Khatian No.171, **02 Chittaks 38 Sq.ft.** + R.S. Dag No.986, R.S. Khatian No.49, **02 Cottahs 12 Chittaks 00 Sq.ft.** + R.S. Dag No.982, R.S. Khatian No.167, **03 Cottahs 00 Chittaks 00 Sq.ft.** ) and situate within Mouza- Ramchandrapur, J.L. No.58, R.S. No.196, Touzi No.110, within the limits of Boouhoogly 1, Gram Panchayet, District-South 24 Parganas, with **M/S. LA REALTY. (PAN-AAFFL5214Q)**, A Partnership Firm having its registered office P-16, C.I.T. Road, Kolkata-700014, duly represented by its Partneres namly1) **SRI PARVEEN AGARWAL, PAN- AGPPA1802M**, by faith-Hindu, by Nationality- Indian, by occupation- Business, residing at 26, Mahamaya Mandir Road, Mahamayatala, P.O. Garia, P.S. Sonarpur, Kolkata-700084 and 2) **MR. PRATIK LAKHOTIA, PAN-ABWPL2224N**, son of Late Suresh Chandra Lakhotia, by faith-Hindu, by Nationality- Indian, by occupation- Business, residing at 8/10/1, Alipore Road, Kolkata-700027, developers herein;

AND WHEREAS due to our personal reasons and preoccupation it has become difficult for me to look after the affairs of my above property personally and hence these presents;



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1. To enter into the said premises and to hold and possess the said premises and take all actions, for commercially exploiting and developing the said premises, soil testing, making the boundary walls etc.
2. To apply before the Boonhoogly 1, Gram Panchayet and/or any other authority/s concerned for obtaining sanction, alteration, addition, verification and/or modification of the building plans for the construction of the new building at the said premises and for the said purpose, to sign such applications, maps, plans, and representations as may be necessary and as the said Attorneys shall think and deem fit and proper after submission of the original plans.
3. To apply for and obtain electricity, gas, water, sewerage, drainage or any other connections of any other utilities in the said premises and also the completion and other certificates from the Rajpur Sonarpur Municipality, Fire Brigade authorities, WBSEDCL and/or other authorities and for that purpose and/or to make alterations therein and to close down and/or have disconnection of the same and for that to sign, execute and applications, documents and plans and do all other acts, deeds and things as may be deemed fit and proper by our Said Attorney to this effect.
4. To appoint engineers, architects, contractors and other agents and sub-contractors as the said attorney shall think, fit and proper and to make payment of their fees and charges, however, the owner shall not be responsible either for the payment of such fees and charges and for the terms and conditions with the Architects, engineers, and the contractors nor shall bear any liability whatsoever.
5. To apply for and obtain steel, bricks, cements and other construction materials in our names and to sign necessary applications and papers for constructing the new building without any liability whatsoever of the owner either financially or otherwise.



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6. To sign, execute, cancel, alter, draw, approve and all papers, documents, declarations, affidavits, applications, returns, confirmations and consents as may in any way be required to be so done, for and in connection with the sanctioned plan and construction of the new building at the said premises on account of the owners of the said premises without making any liability upon the owners.
7. To sign and submit all papers, applications, and documents for having the mutation if necessary, effected in all public records and with all authorities and/or persons including the Rajpur Sonarpur Municipality in respect of the said premises.
8. To appear before the Boonhoogly 1, Gram Panchayet and/or any other authority/s and government departments and/or officers and also all other State, Executive, Judicial or Quasi-Judicial and other authorities and also all Courts and Tribunals for sanction of the building plan/s and also for all the matters relating to the Said Premises.
9. To pay all outgoings, including Municipality taxes and other charges whatsoever payable for and on account of the said premises and receive refunds and other moneys in connection therewith.
10. To give undertakings, assurances, and indemnities as may be required for the purposes as aforesaid at the developer's own risk and responsibility without making the owners liable therefore.
11. To commence prosecute, enforce, defend, answer and oppose all actions, and/or other legal proceedings, including any suits, or arbitrations proceedings and demands touching any of the matters relating to the said premises or any part thereof at the compromise, settle, refer to arbitration, abandon, submit to judgement in any such action or proceeding aforesaid before any civil or criminal court, provided



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however the Developers shall furnish all particulars and principal papers in relation to suits or legal proceedings if any, in connection with the premises.

12. To sign, verify, declare, and/or affirm plaints, written statements, petitions, verifications, objections, cross-objections, counter claim, applications for revision, review, new trial, or stay or of whatsoever nature, memorandum of appeal, swear affidavits, and to do generally all other acts, deeds, and things as the said attorney in his discretion shall think fit and proper in any proceedings or in any way therewith so as to defend our possession and title in the said premises.
13. For the purposes as aforesaid, to appoint Advocates and sign and execute Vakalatnama or any other documents, authorizing such Advocates to act and to terminate such authority and to pay fees of such Advocate/s.
14. To enter into agreement for sale, transfer, mortgage, letting out and/or leasing out the constructed portion of the new building being the developer's allocation and to sign execute and deliver such agreements of constructions, and/or agreements for sale/transfer of flats etc. along with proportionate share of land and agreement for construction of the flat/unit, or any other agreement for holding/delivering possession of the constructed portions of the developer's allocation in the new building to be constructed at the said premises. It is made clear that possession to the intending purchaser shall not be made until the owner's allocation is delivered.
15. To cancel any agreement and forfeit any money advanced by the prospective purchasers, lessee, tenants for reason of their committing default and/or file Suit for Specific Performance and to realized or unrealized amount together with interest and damages as the case may be and to do all such acts deeds matters and things in respect of selling and/or transferring the constructed portions together with the undivided



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variable share in the land and to enter into all sorts of documents in commitments understanding in respect of the developer's allocation only.

16. To sign and execute and deliver Deed/s of Conveyance or Sale, lease/tenancy deeds, and all other instruments of transfer, and agreements, and instruments, deeds, indemnities, undertakings, declarations, confirmations and to present the same whether executed by me or by my Said Attorney and to admit the execution thereof and present for registration before the Registrar of Assurances, Kolkata or any other District Sub-Registrar or Addl. District Sub-Registrar having jurisdiction concerning the said Premises or before any Notary Public or for any similar purposes to take all necessary steps perfecting such execution and registration of the aforesaid documents in respect of the undivided proportionate share of land for the developer's allocation only in terms of the agreement for development dated
17. To deliver possession and/or make over the constructed flats/portions and issue letter of possession and to do and perform all and everything that shall be necessary for completing the sale, lease or tenancy or otherwise in compromise the deal to be finalized in respect of the developer's allocation only after handing over possession of the entire owner's allocation to the owner in the said building together with the common areas as mentioned in the development dated.
18. To receive all moneys, and grant proper receipts and discharges in respect of the amounts to be received on sale and disposal of flats/portions, etc. and/or otherwise in connection with the said matters and lands and properties and building and flats /apartments/ spaces/portions/car parking spaces in the Said Building in respect of the developer's allocation only.



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19. This Power of Attorney shall remain alive till the completion of the project and it is made clear that this power of attorney is granted for the purpose of the jobs, which will be carried out for constructing the said building at the said premises by the said Attorney at his own costs all the jobs mentioned hereinabove will be done by the attorney and agent herein at his sole risk and responsibility and under no circumstances the appointers shall be held responsible for any transaction, financial obligations/liabilities, misdeeds on the part of the attorney and agent herein. Besides the attorney shall do all acts in terms of the development agreement dated


AND to do all acts, deeds and things concerning the authorities as enumerated hereinabove hereby granted in respect of the Said Premises for the purpose of sanction of the building plan which I myself could have done lawfully under my own hand and seal if personally present AND I do hereby ratify and confirm and agree to ratify and confirm all and whatsoever the said Attorneys shall lawfully do or cause to be done in or about the Said Premises as contained hereinabove.

#### SCHEDULE

#### (SAID PREMISES)

**ALL THAT** piece and parcel of danga land hereditament and premises containing by estimation an area of **15 Cotthas 12 Chittaks 07 Sq.ft.** be the same a little more or



  
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less and comprised in (R.S. Dag No.981, R.S. Khatian No.76, **09 Cottahs 00 Chittaks 35 Sq.ft.**+ R.S. Dag No.1075, R.S. Khatian No.171, **12 Chittaks 24 Sq.ft.** + R.S. Dag No.1073, R.S. Khatian No.171, **02 Chittaks 38 Sq.ft.** + R.S. Dag No.986, R.S. Khatian No.49, **02 Cottahs 12 Chittaks 00 Sq.ft.** + R.S. Dag No.982, R.S. Khatian No.167, **03 Cottahs 00 Chittaks 00 Sq.ft.** ) and situate within Mouza-Ramchandrapur, J.L. No.58, R.S. No.196, Touzi No.110, within the limits of Boonhoogly 1, Gram Panchayet, District- South 24 Parganas butted and bounded as follows: -

**On the North:** by R.S. Dāg Nos.987 & 988

**On the South:** by R.S. Dag Nos.980 & 982

**On the East:** by R.S. Dag Nos.985 & 25ft Panchayet road

**On the West:** by R.S. Dag Nos.980 & 12ft Panchayet road



*[Signature]*  
District Sub-Registrar-IV  
Registrar (S/S 2/2) of  
Registration Act, 1908  
Alipour, South 24 Parganas

5 JUL 2015

WITNESS WHEREOF we hereby execute this General Power of Attorney on this

the <sup>5<sup>th</sup></sup> day of July 2015

SIGNED, SEALED AND DELIVERED

By the APPOINTER herein at Kolkata

In the presence of:

1. Suchismita Ghosh  
B/7 Raj Narayan Park  
Kol- 154

Soma Deb  
Mukul Krishna Roy

Barkul Ranil Roy  
Bipraneel Roy (Nipraneel)  
Subraneel Roy  
alipali Roy choudhury.

EXECUTANT

2. Sudranil Bhattacharya  
Pratap Sah, Kol-103

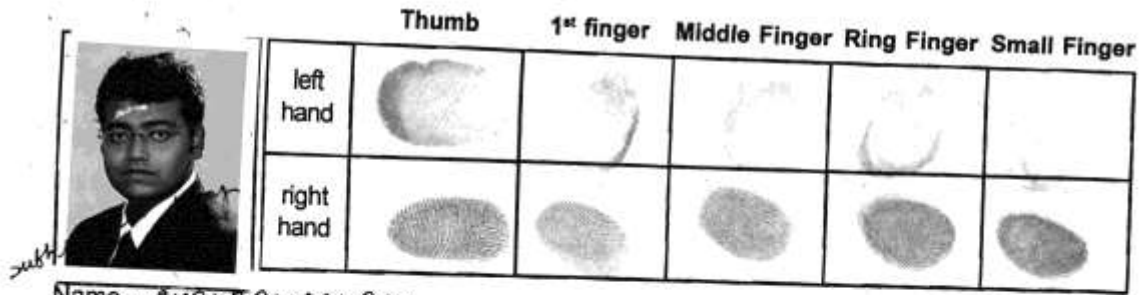
**LA REALTY**  
[Signature]  
**Partner**  
**LA REALTY**  
[Signature]  
**Partner**  
ATTORNEY

Drafted by me and  
Prepared in my chamber  
Bodhisatwa Basu.  
Advocate  
Aiiipore Judges' Court  
Kolkata - 700 027.



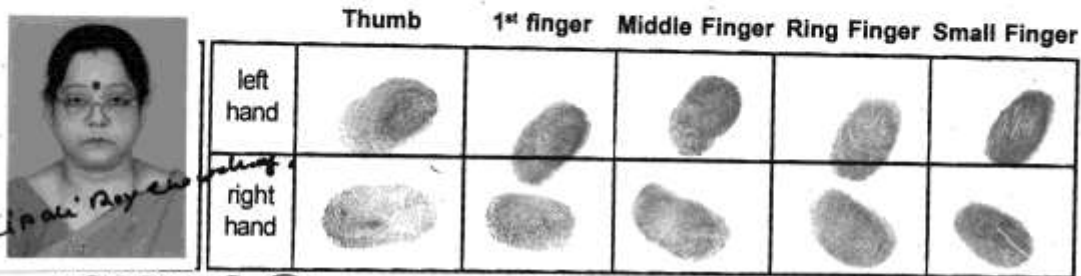
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District Sub-Registrar-IV  
Registrar U/S 7(1) of  
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Alipore, South 24 Parganas

5 JUL 2015



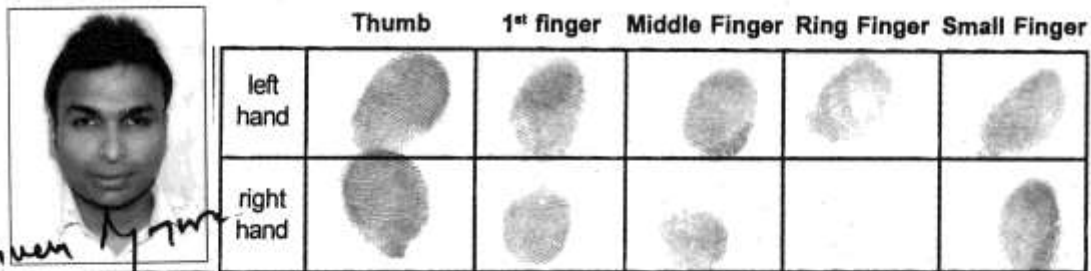
Name ...SUBHANSU ROY...

Signature ...Subhansu Roy...



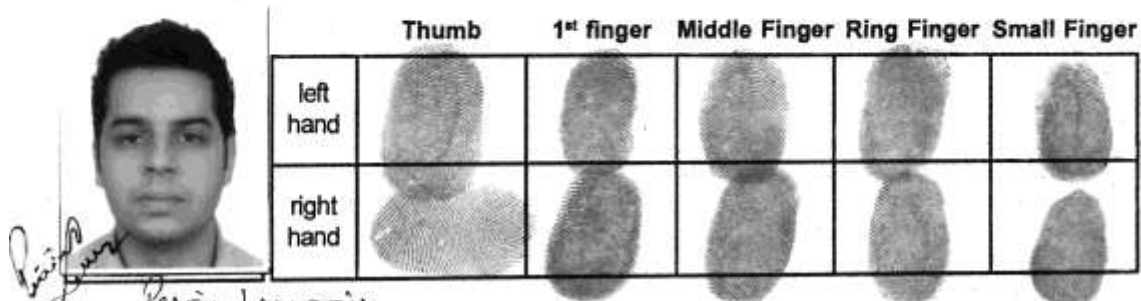
Name ...DIPALI ROY CHOUDHURY...

Signature ...dipali Roy choudhury...



Name ...Jyoti Jyoti...


Signature ...Jyoti Jyoti...














Name ...PRATIK LAKSHYA...

Signature ...Pratik Lakshya...














  
District Sub-Registrar-IV  
Registrar 11/5 7(2) of  
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		Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
	left hand					
	right hand					




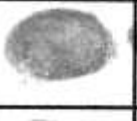

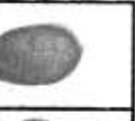





Name ..S.M.A. DEB.....

Signature *S.M.A. Deb*.....

		Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
 <i>Mukul Krishna Roy</i>	left hand					
	right hand					












Name ..M.V.KUL. KRISHNA ROY

Signature *Mukul Krishna Roy*

		Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
 <i>B.Kul. Rani Roy</i>	left hand					
	right hand					

Name ..B.KUL. RANI ROY

Signature *B.Kul. Rani Roy*

		Thumb	1 <sup>st</sup> finger	Middle Finger	Ring Finger	Small Finger
 <i>Bipraneel Roy</i>	left hand					
	right hand					

Name ..BIPRANEEL ROY

Signature *Bipraneel Roy*.....



*A*  
District Sub-Registrar  
Registrar U/S 7(2) of  
Registration Act 1908  
Alipore, South 24 Parganas  
- 5 JUL 2015



### Seller, Buyer and Property Details

#### A. Principal & Attorney Details

Principal Details	
SL No	Name, Address, Photo, Finger print and Signature
1	<p>Smt SOMA DEB Wife of Shri PAMIR DEB KALI BAZAR LASKARPUR, P.O:- LASKARPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700153 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Status : Self Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence</p>
2	<p>Shri MUKUL KRISHNA ROY Son of Late BHUSHAN CH ROY UTTAR RAMCHANDRAPUR, P.O:- NARENDRAPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700103 Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, Status : Self Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence</p>
3	<p>Smt BAKUL RANI ROY Wife of Shri MUKUL KRISHNA ROY UTTAR RAMCHANDRAPUR, P.O:- NARENDRAPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700103 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, Status : Self Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence</p>
4	<p>Shri Bipraneel Roy Son of Shri MUKUL KRISHNA ROY UTTAR RAMCHANDRAPUR, P.O:- NARENDRAPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700103 Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India, Status : Self Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence</p>



Principal Details	
SL No.	Name, Address, Photo, Finger print and Signature
5	<p>Shri SUBHRANEEL ROY            Son of Shri MUKUL KRISHNA ROY            UTTAR RAMCHANDRAPUR, P.O:- NARENDRAPUR, P.S:- Sonarpur, District:-South 24-Parganas, West Bengal, India, PIN - 700103            Sex: Male, By Caste: Hindu, Occupation: Student, Citizen of: India,            Status : Self            Date of Execution : 05/07/2015            Date of Admission : 05/07/2015            Place of Admission of Execution : Pvt. Residence</p>
6	<p>Smt DIPALI ROY CHUDHURY            Wife of Shri BIKASH ROY CHUDHURY            9/33 A NETAJI NAGAR, P.O:- REGENT ESTATE, P.S:- Patuli, District:-South 24-Parganas, West Bengal, India, PIN - 700092            Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India,            Status : Self            Date of Execution : 05/07/2015            Date of Admission : 05/07/2015            Place of Admission of Execution : Pvt. Residence</p>



Attorney Details	
SL No.	Name, Address, Photo, Finger print and Signature
1	M/S L A REALTY P-16 C I T RD., P.O:- Entaly, P.S:- Entaly, District:-South 24-Parganas, West Bengal, India, PIN - 700074 Status : Organization Represented by representative as given below:-
1(1)	Mr Parveen Agarwal Son of Late Rajendra Kr Agarwal 26 MAHAMAYA MANDIR RD., P.O:- GARIA, P.S:- Sonarpur, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700084 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Status : Representative Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence
(2)	Mr PRATIK LAKHOTIA Son of Late SURESH CH LAKHOTIA 8/10/1 ALIPORE RD., P.O:- ALIPORE, P.S:- Alipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700027 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, Status : Representative Date of Execution : 05/07/2015 Date of Admission : 05/07/2015 Place of Admission of Execution : Pvt. Residence

#### B. Identifire Details

Identifier Details			
SL No.	Identifier Name & Address	Identifier of	Signature
1	Mr BODHISATWA BASU Son of Mr PRADIP KR BASU ALIPORE POLICE COURT, P.O:- ALIPORE, P.S:- Alipore, Kolkata, District:-South 24-Parganas, West Bengal, India, PIN - 700027 Sex: Male, By Caste: Hindu, Occupation: Advocate, Citizen of: India,	Smt SOMA DEB, Shri MUKUL KRISHNA ROY, Smt BAKUL RANI ROY, Shri Bipraneel Roy, Shri SUBHRANEEL ROY, Smt DIPALI ROY CHUDHURY, Mr Parveen Agarwal, Mr PRATIK LAKHOTIA	

#### C. Transacted Property Details

Land Details					



Land Details						
Sch No.	Property Location	Plot No & Khatian No/ Road Zone	Area of Land	Setforth Value(In Rs.)	Market Value(In Rs.)	Other Details
L1	District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur	RS Plot No:- 981 , RS Khatian No:- 76	9 Katha 35 Sq Ft	50,000/-	1,08,58,323/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 24 Ft., Adjacent to Metal Road.
L2	District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur	RS Plot No:- 1075 , RS Khatian No:- 171	12 Chatak 24 Sq Ft	25,000/-	9,39,999/-	Proposed Use: Bastu, ROR: Bastu, Width of Approach Road: 24 Ft., Adjacent to Metal Road.
L3	District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur	RS Plot No:- 1073 , RS Khatian No:- 171	2 Chatak 38 Sq Ft	25,000/-	2,13,333/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 24 Ft., Adjacent to Metal Road.
L4	District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur	RS Plot No:- 986 , RS Khatian No:- 49	2 Katha 12 Chatak	50,000/-	32,99,997/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 24 Ft., Adjacent to Metal Road.
L5	District: South 24-Parganas, P.S:- Sonarpur, Gram Panchayat: BANGOOGHLY-I, Mouza: Ramchandrapur	RS Plot No:- 982 , RS Khatian No:- 167	3 Katha	50,000/-	35,99,996/-	Proposed Use: Bastu, ROR: Shali, Width of Approach Road: 24 Ft., Adjacent to Metal Road.

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Transfer of Property from Principal to Attorney				
Sch No.	Name of the Principal	Name of the Attorney	Transferred Area	Transferred Area in(%)
L1	Shri Bipraneel Roy	M/S L A REALTY	2.48837	16.6667
	Shri MUKUL KRISHNA ROY	M/S L A REALTY	2.48837	16.6667
	Shri SUBHRANEEL ROY	M/S L A REALTY	2.48837	16.6667
	Smt BAKUL RANI ROY	M/S L A REALTY	2.48837	16.6667
	Smt DIPALI ROY CHUDHURY	M/S L A REALTY	2.48837	16.6667
	Smt SOMA DEB	M/S L A REALTY	2.48837	16.6667
L2	Shri Bipraneel Roy	M/S L A REALTY	0.215417	16.6667
	Shri MUKUL KRISHNA ROY	M/S L A REALTY	0.215417	16.6667
	Shri SUBHRANEEL ROY	M/S L A REALTY	0.215417	16.6667
	Smt BAKUL RANI ROY	M/S L A REALTY	0.215417	16.6667
	Smt DIPALI ROY CHUDHURY	M/S L A REALTY	0.215417	16.6667
	Smt SOMA DEB	M/S L A REALTY	0.215417	16.6667
L3	Shri Bipraneel Roy	M/S L A REALTY	0.0488889	16.6667
	Shri MUKUL KRISHNA ROY	M/S L A REALTY	0.0488889	16.6667
	Shri SUBHRANEEL ROY	M/S L A REALTY	0.0488889	16.6667
	Smt BAKUL RANI ROY	M/S L A REALTY	0.0488889	16.6667
	Smt DIPALI ROY CHUDHURY	M/S L A REALTY	0.0488889	16.6667
	Smt SOMA DEB	M/S L A REALTY	0.0488889	16.6667
L4	Shri Bipraneel Roy	M/S L A REALTY	0.75625	16.6667
	Shri MUKUL KRISHNA ROY	M/S L A REALTY	0.75625	16.6667
	Shri SUBHRANEEL ROY	M/S L A REALTY	0.75625	16.6667
	Smt BAKUL RANI ROY	M/S L A REALTY	0.75625	16.6667
	Smt DIPALI ROY CHUDHURY	M/S L A REALTY	0.75625	16.6667
	Smt SOMA DEB	M/S L A REALTY	0.75625	16.6667
L5	Shri Bipraneel Roy	M/S L A REALTY	0.825	16.6667
	Shri MUKUL KRISHNA ROY	M/S L A REALTY	0.825	16.6667
	Shri SUBHRANEEL ROY	M/S L A REALTY	0.825	16.6667
	Smt BAKUL RANI ROY	M/S L A REALTY	0.825	16.6667
	Smt DIPALI ROY CHUDHURY	M/S L A REALTY	0.825	16.6667
	Smt SOMA DEB	M/S L A REALTY	0.825	16.6667

#### D. Applicant Details

Details of the applicant who has submitted the requisition form	
Applicant's Name	Bodhisatwa Basu

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Details of the applicant who has submitted the requisition form	
Applicant's Name	Bodhisatwa Basu
Address	Alipore Police Court, Thana : Alipore, District : South 24-Parganas, WEST BENGAL, PIN - 700027
Applicant's Status	Advocate



Office of the D.S.R. - IV SOUTH 24-PARGANAS, District: South 24-Parganas

Endorsement For Deed Number : I - 160405212 / 2015

Query No/Year	16041000127874/2015	Serial no/Year	1604005484 / 2015
Deed No/Year	I - 160405212 / 2015		
Transaction	[0138] Sale, Development Power of Attorney after Registered Development Agreement		
Name of Presentant	Mr Parveen Agarwal	Presented At	Private Residence
Date of Execution	05-07-2015	Date of Presentation	05-07-2015

Remarks

On 05/07/2015

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

Presented for registration at 12:50 hrs on : 05/07/2015, at the Private residence by Mr Parveen Agarwal ..

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

Execution is admitted on 05/07/2015 by

Smt SOMA DEB, Wife of Shri PAMIR DEB, KALI BAZAR LASKARPUR, P.O: LASKARPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700153, By caste Hindu, By Profession House wife  
Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Shri MUKUL KRISHNA ROY, Son of Late BHUSHAN CH ROY, UTTAR RAMCHANDRAPUR, P.O: NARENDRAPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, By caste Hindu, By Profession Service  
Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Smt BAKUL RANI ROY, Wife of Shri MUKUL KRISHNA ROY, UTTAR RAMCHANDRAPUR, P.O: NARENDRAPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, By caste Hindu, By Profession House wife  
Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O: ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027, By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Shri Bipraneel Roy, Son of Shri MUKUL KRISHNA ROY, UTTAR RAMCHANDRAPUR, P.O: NARENDRAPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, By caste Hindu, By Profession



Student

Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O:  
ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027,  
By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Shri SUBHRANEEL ROY, Son of Shri MUKUL KRISHNA ROY, UTTAR RAMCHANDRAPUR, P.O:  
NARENDRAPUR, Thana: Sonarpur, , South 24-Parganas, WEST BENGAL, India, PIN - 700103, By caste  
Hindu, By Profession Student

Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O:  
ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027,  
By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Smt DIPALI ROY CHUDHURY, Wife of Shri BIKASH ROY CHUDHURY, 9/33 A NETAJI NAGAR, P.O:  
REGENT ESTATE, Thana: Patull, , South 24-Parganas, WEST BENGAL, India, PIN - 700092, By caste Hindu,  
By Profession House wife

Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O:  
ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027,  
By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Mr Parveen Agarwal, , M/S L A REALTY , P-16 C I T RD., P.O: Entaly, Thana: Entaly, , South 24-Parganas,  
WEST BENGAL, India, PIN - 700074

Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O:  
ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027,  
By caste Hindu, By Profession Advocate

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

Execution is admitted on 05/07/2015 by

Mr PRATIK LAKHOTIA, , M/S L A REALTY , P-16 C I T RD., P.O: Entaly, Thana: Entaly, , South 24-Parganas,  
WEST BENGAL, India, PIN - 700074

Indetified by Mr BODHISATWA BASU, Son of Mr PRADIP KR BASU, ALIPORE POLICE COURT, P.O:  
ALIPORE, Thana: Alipore, , City/Town: KOLKATA, South 24-Parganas, WEST BENGAL, India, PIN - 700027,  
By caste Hindu, By Profession Advocate



(Tridip Misra)

DISTRICT SUB-REGISTRAR





OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 07/07/2015

**Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)**

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 48(g) of Indian Stamp Act 1899.

**Payment of Fees**

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

**Payment of Stamp Duty**

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

**Description of Stamp**

1. Rs 100/- is paid on Impressed type of Stamp, Serial no 39088, Purchased on 25/06/2015, Vendor named S Das.



(Tridip Misra)

DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

On 19/06/2015

**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 1,89,11,648/-



(Tridip Misra)

DISTRICT SUB-REGISTRAR  
OFFICE OF THE D.S.R. - IV SOUTH 24-  
PARGANAS  
South 24-Parganas, West Bengal

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