

Bimal Kumar Banerjee

Professional Address :
C.M.M's Court Compound
2, Bankshall Street,
Calcutta - 700 001

Notary, Govt. of India.
CALCUTTA & 24-PARGANAS

Notarial Certificate

(Pursuant to section 8 of The Notaries Act, 1952)

TO ALL TO WHOM THESE PRESENTS shall come, I, B. K. Banerjee, duly authorised by the Central Government to practice as a NOTARY, do hereby *verify*, authenticate, certify, attest as under the execution of the instrument annexed hereto collectively marked "A" on its being executed, admitted and identified by the respective signatories as to the matters contained therein, presented before me.

According to that this is to certify, authenticate and attest that the annexed instrument "A" is the *Original Power of Attorney*

Executed by: Sri Anil Kumar Das as

Per the Same

PRIMA FACIE the annexed instrument "A" appears to be in the USUAL procedure to serve and avail as needs or occasions shall or may require for the same.

IN FAITH AND TESTIMONY

WHEREOF being required of a NOTARY, I, the said notary do hereunder subscribe my hand and affix my seal of office at Calcutta on this the *8th* day of *Feb.* in the year of Christ *192002*,



B. K. Banerjee
NOTARY

B. K. Banerjee
08/2/2002

50 RS.



GENERAL POWER OF ATTORNEY

THIS INDENTURE OF GENERAL POWER OF ATTORNEY

EXECUTED this 8th day of February, 2002.

BY

I, **SRI AMIT KUMAR DAS**, son of Late Bishnupada Das, by faith - Hindu, by occupation - Service, by Nationality - Indian, ordinarily residing at Block - EC - 130, Salt Lake City, Police Station - North Bidhannagar, Calcutta - 700 064, do hereby nominate, appoint and Constitute **SMT. SHARMILA DAS**, wife of Sri Amit Kumar Das, by faith - Hindu, by occupation - Service, by Nationality - Indian,

BIMAL KUMAR BANERJEE

NOTARY

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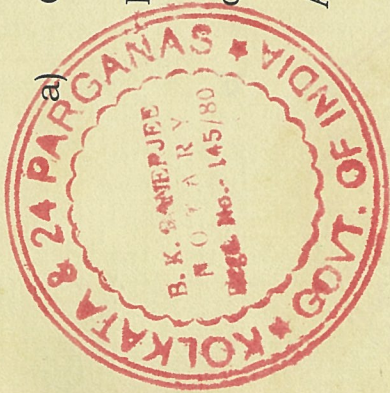
Kolkata-700001

residing at Block - EC - 130, Salt Lake City, Police Station - North Bidhannagar, Calcutta - 700 064, as my true and lawful constituted Attorney for doing and/or performing the acts, deeds and things as stated hereinafter.

1. **BACKGROUND :**

a) One Bishnupada Das since deceased was a lessee of a Leasehold property along with one Smt. Arati Das for a period of 999 years by virtue of a registered Deed of Lease dated 20th August, 1970, which was registered in the office of the Sub-Registrar, Cossipore Dum Dum, in the District of North 24-Parganas and was recorded in Book No. I, Volume No. 95, pages 73 to 79 being No. 6162 for the year 1970 in respect of **ALL THAT** a lease hold land measuring 4.2395 Cottahs be the same a little more or less being Plot No. 130, Block EC, Sector - I, of the Northern Salt Lake City Extension Area.

b) The original Lessee No. 1 as named above was a Hindu Governed by 'Dayabhaga' School of Hindu Law died intestate on 15.07.1990 leaving behind Smt. Arati Das (mother), my self (son) and Smt. Anjana Chanda (daughter) as his legal heirs and representations.



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- c) At the death of the original Lessee No. 1, his properties including the Lease hold property and thereafter referred to as the Lease hold Property devolved upon his said heirs and legal representatives therein.
- d) I myself have 1/3rd (one third) undivided share of 50% share in the Lease hold property.
- e) Due to various circumstances and preoccupations for which I am unable to personally be present I grant this power to my wife as named above as my Attorney to do the following acts in respect of the said 1/3rd undivided share of 50% share of the lease hold property.



NOW THIS POWER OF ATTORNEY WITNESSES AS FOLLOWS :-

2. SUBJECT MATTER OF POWER OF ATTORNEY :

ALL THAT the 1/3rd (One Third) share of 50% undivided share of the land measuring 4.2395 Cottahs be the land a little more or less, Plot No. 130 in Block - EC together with Ground storied brick built structure and garage space measuring in total 1500 Sq.ft. built up area in Sector - I of the Northern Salt Lake City Extension Area in the District of 24- Parganas (North), Police Station - Bidhannagar (North), West Bengal.

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3. APPOINTMENT :

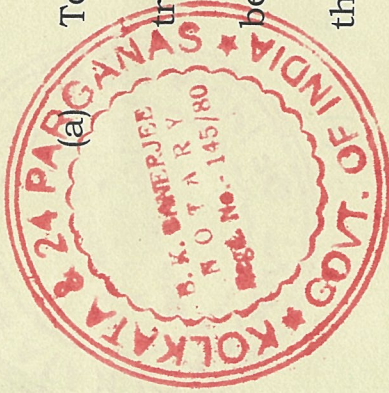
The Owner do hereby nominate constitute and appoint **SMT.**

SHARMILA DAS, wife of Sri Amit Kumar Das, by faith – Hindu, by occupation - Service, by Nationality – Indian, residing at Block – EC – 130, Salt Lake City, Police Station – North Bidhannagar, Calcutta – 700 064, as the true and lawful Attorney to do all acts, deeds and things mentioned herein below in respect of the Schedule premises.

4. POWERS AND AUTHORITIES :

(a) To apply for obtaining permission for assigning and/or transferring the said undivided 1/3rd share of the 50% share before the competent authorities and to obtain permission thereof.

(b) To present the Deed of Conveyance or Conveyances and/or Deed of Lease and/or any Deed of Transfer before any competent Registration Authority for admission and completion the same and sign all the necessary papers as may be required and to do all acts deeds and things which our Attorney shall consider necessary for conveying being the said undivided 1/3rd share of the 50% share of the property as described in the Schedule ~~hereunder~~ ^{hereunder written}



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(c) To receive from the intending assignee or assignees any earnest money and/or advance or advances and also the balance of purchase money and to give good, valid receipt and discharge for the same which will protect the assignee or assignees.

(d) Upon such receipt as aforesaid on my behalf and as my act and deed to sign, execute and deliver conveyance or conveyances of the said property in favour of the assignee and/or assignees or his/her/their nominee or nominees, as the case may be.



(e) To sign and execute all other deeds, instruments and assurances which she will consider necessary and to enter into and/or agree to such covenants and conditions as may be required for fully and effectually conveying and/or assigning the said property as I could do myself, if

personally present.

SIMAL KUMAR BANERJEE

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3 Backsbat (II) Street To present such conveyance or conveyances for registration,

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to admit execution and receipt of consideration before the

Sub-Registrar and/or Additional District Sub-Registrar

having authority for and to have the said conveyance and/or conveyances registered and to do all acts, deeds and things which our said Attorney shall consider necessary for conveying and/or transferring the said property to the assignee or assignees as fully and effectually in all respect as I could do the same myself.

- (g) To represent me before all the statutory offices including the Municipality, U.D. Department and sign all the application including building sanction plan and revised plan thereof, apply for electricity before the West Bengal State Electricity Board, to apply for obtaining clearance certificate in respect of the building on completion on my behalf in respect of the said property.

- (h) I hereby further direct that notwithstanding anything contained hereinbefore, it is made clear that the present General Power of Attorney is limited to the said undivided 1/3rd share of the 50% share of the said property and I do hereby confirm and undertake to ratify that all acts, deeds and things whatsoever my said attorney shall lawfully do or cause to be done by my said Attorney will be treated as acts

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done by me as I could do the same if, I were personally present by virtue of this power.

THE SCHEDULE ABOVE REFERRED TO :

ALL THAT the 1/3rd (one Third) share of 50% undivided share of the land measuring 4.2395 Cottahs be the land a little more or less, Plot No. 130 in Block - EC together with Ground storied brick built structure and garage space measuring in total 1500 Sq.ft. built up area in Sector - I of the Northern Salt Lake City Extension Area in the District of 24- Parganas (North), Police Station - Bidhannagar (North), West Bengal and the same is butted and as follows :-

ON THE NORTH ; By Plot No. 24 (5k), 25 (5k and 129 (4k) in Block EC;

ON THE SOUTH ; By Plot No. 131 (4k), in Block EC & Type VI Road;

ON THE EAST : By Plot No. 129 (4k), in Block EC & Type VI Road;

ON THE WEST : By Plot No. 24 (5k), 131 (4K) AND 129 (4K) in Block EC; **SIMAL KUMAR BANERJEE**

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IN WITNESS WHEREOF I the executant have executed this
General Power of Attorney on this the 8th day of February, 2002.

SIGNED AND DELIVERED

In the presence of :

WITNESSES:-

1. Vedantika Das

V. Das. E.C. 130, Salt Lake City, Anil Kumar Das.
~~Calcutta - 64~~
Calcutta - 64

SIGNATURE OF THE PRINCIPAL

Accepted by me

2. Prabir Paul

200, Seiringer

Madhyamgram

~~Calcutta - 700129~~
Calcutta - 700129

Shamila Das

SIGNATURE OF THE ATTORNEY

INSTRUMENT "A" REFERRED IN
THE NOTARIAL CERTIFICATE

B.K. BANERJEE
NOTARY

Identified by me

Kavir Chowdhury
Advocate

08/2/2002



BIMAL KUMAR BANERJEE

NOTARY

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INSTRUMENT "A" dated 8th Feb 1962 with

Notarial Certificate

Dated 8th day of Feb 1962



Shri B. K. Banerjee
NOTARY PUBLIC
CALCUTTA & 24-PARGANAS
C.M.M's Court Compound
2, Bankshall Street,
Calcutta - 700 001

