

2630/2019

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C1562/19

भारतीय गैर-न्यायिक

एक सौ रुपये

Rs. 100

₹. 100



ONE HUNDRED RUPEES

भारत INDIA  
INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

रजि. 69648/2019



AB 784187

Additional Registrar  
of Assurances Kolkata

Papiya Banerjee  
Sayantan Banerjee

Adg  
A.

13 MAR 2019

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT We, (1) PAPIYA BANERJEE, PAN- AXPPB0632H,UID No. 2706 5412 5820,Mobile No. 9430372267, by occupation Household affairs, (2) SAYANTAN BANERJEE,PAN-AMB1P9447M.UID No. 3279 6385 6167,,Mobile No.9431752740,by occupation self employed, both by faith Hindu, by caste Brahmin, by Nationality Indians,

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No.1 wife of Late Subhabrata Banerjee and No.2 son of Late Subhabrata Banerjee, both resident of H.No. 546, Sonari West Layout, P.O & P.S Sonari, in town Jamshedpur-831011, Dist East Singhbhum, State of Jharkhand Presently residing at 188/1, Kalikapur Road, P.S Garfa, P.O Kalikapur, Kolkata -700099, hereinafter called and referred to as the EXECUTANTS.

WHEREAS ,ALL THAT piece and parcel of land measuring 0.059 acre, on Company's Holding No.546, Sonari West Layout, P.O. & P.S. Sonari, Town Jamshedpur, Dist East Singhbhum was leased out to Dhvajadhari Banerjee ,since deceased, by the Tata Iron & Steel Company Limited now named as Tata Steel Limited ,for residential purposes and said Dhvajadhari Banerjee during his life time had constructed double storeyed building over the said plot of land as per sanctioned Plan of the Company and JNAC .

AND WHEREAS after demise of said Dhvajadhari Banerjee and subsequent death of her wife Pratima @ Pratibha Banerjee, the entire holding vested and devolved upon his three sons namely Shri Subrata Banerjee, Priyabrata Banerjee and Subhabrata Banerjee, since deceased.

AND WHEREAS upon the death of Subhabrata Banerjee a family arrangement arrived at amongst all the legal heirs of Late Dhvajadhari Banerjee and Late Subhabrata Banerjee, whereby said

Papiya Banerjee  
Sayantan Banerjee

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Subrata Banerjee and Priyabrata Banerjee relinquished their right, title, interest absolutely in favour of Papiya Banerjee and Sayantan Banerjee and based on the relinquishment the entire holding No.546, Sonari West Layout Area stands mutated in the joint names of Papiya Banerjee and Sayantan Banerjee, which stands confirm vide Company's Office Letter No.LAND/BD/423 dated 8<sup>th</sup> February, 2016.

AND WHEREAS the executants have been in possession over the said immovable property, morefully described in the schedule hereunder written and exercising all acts of ownership thereto as its lawful owners in the eye of law without any objection or impediment or interference by and from any corner.

AND WHEREAS the executants owing to their profession and family commitment at outstation are unable to look after, manage and maintain the aforesaid immovable property at all times personally and the executants feel the need of a person who would look after, manage and maintain the their said immovable property, more specifically in the schedule hereunder written and the executants consider Mrs Shyamla Singh as the suitable & competent person for the same.

NOW KNOW YE BY THESE PRESENTS THAT we, the Principals/Executants do hereby constitute and appoint SHYAMLA



*P. K. Bant  
S. K. Bant*

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SINGH wife of Shri Bindeshwari Singh and daughter of Late Ram Suresh Singh, PAN-CRPPS9838C, UID No. 6685 3891 7980, Mobile No. 8863826938, by religion Hindu, by caste Rajput, by Nationality Indian, by occupation Housewife, resident of H.No.8, Road No.C, Anand Nagar, Namda Basti, P.O & P.S Golmuri, town Jamshedpur, District East Singhbhum, State of Jharkhand, PIN -831003 as our TRUE AND LAWFUL ATTORNEY in our names and on our behalf to do, inter alia, the following acts, deeds and things, in respect of our said immovable property and against execution and registration of the sale deed and/or any other documents under conveyance on our behalf, that is to say:-

1. To appear in all courts, offices, D.C, A.D.C, D.C.L.R., S.D.O, TATA STEEL, JUSCO, JNAC, CO, Police Station, Registering Authority, Fire Brigade, other Government and Semi-Government in respect of our aforesaid property.
2. To sign, execute, swear and deliver any application, petition, form, document under conveyance, agreement, undertaking, Indemnity Bond, Vakalatnama, notice, acknowledgement, objection, no-objection, correspondence, etc. and to file the same before any such court of office.
3. To look after, manage and maintain the said immovable property and to protect and defend our legal interest thereto.

*Priya Banerjee*  
*Lawyer*

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4. To file any suit or case and/or defend any proceeding or case and to give evidence on our behalf.
5. To verify, sign and submit plaint, Written Statement, Show Cause, Affidavit, Petition, and/or any paper in connection with the said immovable property and to appoint or engage Advocate, Solicitor, Arbitrator, Legal Representative, and to contest and/or compromise or compound any suit, case or proceeding with the Opposite Party and/or any Party as our Attorney think fit and proper.
6. To apply and obtain certified copy of any document and/or judgment or decree or order passed by any court or office for record and reference and/or to refer the same for higher arbitration or appeal before the higher jurisdiction, High Court or Apex, against order of the Lower Court or Office.
7. To enter into an agreement in respect of our said immovable property with any party, person or concern on such terms as our Attorney think fit and proper. Sale proceeds if any from aforementioned case to be deposited in our respective Bank Account/s only.
8. To make payments of ground rent, other taxes, utility services, amenities, including water, electricity to the concerned authority.

Papiya Banerjee  
Ananta Banerjee

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9. To sign and execute the Deed of Conveyance including transfer, lease, etc. in favour of the intending buyers or lessee, on such consideration and terms as our Attorney shall think fit and proper and to submit or present the same before the Registering authority and admit execution for the same for us and on our behalf to do all necessary acts, for completing the Registration thereof and to endorse the Registration receipt in the name of purchasers.

Be it specifically stated that the schedule mentioned property is not situated within the notified and cantonment area and no embargo and/or restriction imposed by the local authority/ competent authority /Government Authority for transferring the land/ flat in question and if restriction prevails, in that event Principals will be held responsible for that.

Be it noted that this Power of Attorney is being granted in favour of the said attorney without any consideration and no interest or right of the attorney is created on the property which is the subject matter of this power of attorney and that further the said attorney shall not hereby obtain or have power to make any construction, development work on the said properties.

*[Handwritten signature]*  
[7]

The sale proceeds and/or any other sum received by the attorney will be deposited on the account of the Principal. ✓

All expenses incurred by Attorney will be borne by Principal. ✓

This Deed is revocable in nature.

**AND GENERALLY TO DO ALL** acts, deeds and things as stated herein for all intents and purposes as stated herein.

**AND WE HEREBY AGREE TO RATIFY AND CONFIRM** all acts shall lawfully, do, execute and perform and/or cause to be done,executed and performed by our said Attorney by virtue of these presents. ✓

SCHEDULE  
(Above referred to )

**ALL THAT** superstructures, appurtenance, together with double stroyed building, constructed over the sub-leased land measuring 0.059 acre or 5.9 decimels, comprising Holding No. 546, situated at Sonari West Layout Area, P.O. & P.S. Sonari, in town Jamshedpur, District East Singhbhum, and all its advantages, privileges, utility services, amenities and sub-lease interest within the said Holding. Which Bounded and butted as follows:

NORTH : Company's Alley ;  
SOUTH : Company's Road ;  
EAST : Company's H.No.545 ;  
WEST : 20 ft wide Company's alley ;



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IN WITNESS WHEREOF We, the above named executants, have hereunto set our respective hands today and signed on this day of 15<sup>th</sup> day of March, 2019 at Kolkata in the presence of witnesses. Read over and explained the contents of this Deed to the Executants, who admitted it to be true and correct.

**WITNESSES :**

1. Palitra Kumar Mukherjee  
S/o Sasadhara Mukherjee  
121/24, Purbaachal  
Kalitala Road  
Kolkata - 700 078  
Papiya Banerjee  
( PAPIYA BANERJEE )  
Sayantan Banerjee  
( SAYANTAN BANERJEE )

**(EXECUTANTS)**

- Kantavya Singh
2. S/o Jagdeo Singh  
BTR. No. - A/147  
vill + Po. - CISF UNIT  
Kolkata - 700052  
(W.B)

Shyamla Singh  
( SHYAMLA SINGH )  
ATTORNEY

Drafted by :

Animesh Sinha  
Advocate  
Kolkata High Court  
RegnNo.F-1609/02