

1081510132

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A 666966

Handwritten notes and signatures in red ink, including the number 27690 and a date 03-11-17.



Handwritten signature of Bhagyashree Mallick with 'Slip' and 'ADM' written below it.

Handwritten signature of Sunila Choudhary with 'Slip' and 'ADM' written below it.

Devsurat Himans Pvt.Ltd. 03-11-17  
Bhagyashree Mallick  
Sunila Choudhary  
Managing Director

**IRREVOCABLE GENERAL POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS, I, Miss Bhagyashree Mallick, aged about 25 Years, Occupation : Service D/o Sri Sarat Kumar Mallick Caste : Khandayat, resident of Flat No 408, BT Residency, GGP Colony, PS: Mancheswar, Bhubaneswar, Odisha herein after called principal do hereby solemnly affirm and declare as follows.

AND WHEREAS I am absolutely owning and peacefully possessing all piece and parcel of land fully described in SCHEDULE OF PROPERTY.

13,60,000/-

Handwritten numbers in red ink: 68100, 200, 67600, 67060.

W-1 Sarat Kumar Mallick  
W-2 SUNIL KUMAR

22529  
3.11.15 155000

*[Handwritten signature]*

DISTRICT TREASURY  
KHURDA, BHUBANESWAR  
29 OCT 2015  
*[Signature]*  
ADDL. TREASURY OFFICER






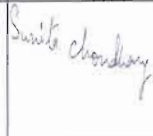


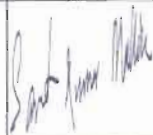
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Registered PoA with Possession Deed									
Nature of the Document : POA WITH POSSESSION					Volume Number : 192				
Date of Execution : 03/11/2015					Place of Execution : KHURDA(BBSR)				
Document Number : 11081509512					Registration Date : 03/11/2015				
FIRST PARTY DETAILS									
Name			Photo		Thumb Impression			Signature	
BHAGYASHREE MALLICK									
SECOND PARTY DETAILS									
Name			Photo		Thumb Impression			Signature	
SUNITA CHOUDHARY MANAGING DIRECTOR OF MS DEVAVRAT HOMES PVT.LTD									
PROPERTY DETAILS									
Sl.No.	District	Village/Thana	Khata	Plot	Property Area	Kisam	MarketValue	Sabak Khata No.	Sabak Plot No.
1	KHURDA	RUDRAPUR-1	384	28(P)	68Decimal	CHAKA	1360000	Not Available	Not Available
East		West		North	South	Property Transaction Details			
PROPOSED ROAD		REV.PLOT- 29		PART PLOT	PART PLOT	POWER AREA AC.0.068DEC, CHAKA-21			
IDENTIFIER DETAILS									
Name			Father's / Husband's Name			Identifier Address			Profession
SHARAT KUMAR MALLICK			PRANAKRUSHNA MALLICK			SAHID NAGAR, BBSR, DIST-KHORDHA			Others
Name			Photo		Thumb Impression			Signature	
SHARAT KUMAR MALLICK									
REMARK DETAILS									
Remark									
ok									

This is a Computer Generated Certificate

AND WHEREAS I have engaged M/s Devavrat Homes Pvt. Ltd. Plot No 209/20, Pragati Vihar, CS Pur, Bhubaneswar 751021 for the development of property mentioned in Schedule by way of constructing Residential/Commercial/Any other complexes vide Regd Development Agreement ~~dated 12/12/2015.~~

AND WHEREAS in order to facilitate M/s Devavrat Homes Pvt. Ltd. to undertake the work of development of property in terms of Development Agreement mentioned above, I, at my own discretion and free will, do here by nominate, constitute, and appoint M/s Devavrat Homes Pvt. Ltd., represented through its Managing Director, Smt. Sunita Choudhary aged about 50 years, W/o – Sri Rajiv Nayan Choudhary resident of 209 / 20, Pragati Vihar, Shaileshree Vihar, Bhubaneswar-751021 herein after called the attorney holder as our true and lawful attorney to do the following acts, deeds and things for me, in our name and on our behalf.

1. To apply for demarcation, mutation, conversion of the said property to Revenue/any other department/ any other competent authorities in our name and on our behalf.
2. To apply for and obtain certified copies, non encumbrances certificates or any other certificate and documents if necessary for the purpose.
3. To apply for approval of the layout and buildings plan to **Plan Sanctioning Authority / Authorities**, swear affidavits for the purpose, obtain approved plan in our name and do all the needful work for this purpose which will be required by the said authorities.

Bhagyashree Mallik

Sunita Choudhary

w | Saraf Kumar Mallick

w | SUNIL KUMAR



**Endorsement of the certificate of admissibility**

Admissible under rule 25: duly stamped under the Indian stamp (Orissa Amendment act 1 of 2008) Act 1899, Schedule 1-A No. 48(g) Fees Paid : A18(iii) & A(1)-27490 ,, User Charges-200 ,Total 27690

Date: 03/11/2015

Signature of Registering officer

**Endorsement under section 52**

Presented for registration in the office of the District Sub-Registrar KHURDA(BBSR) between the hours of 10:30 AM and 2:30 PM on the 03/11/2015 by BHAGYASHREE MALLICK, son/wife of SARAT KUMAR MALLICK, of AT- FLAT NO- 408, BT RESIDENCY, GGP COLONY, PS- MANCHESWAR, BBSR, DIST- KHORDHA, by caste General, profession Service and finger-prints affixed.

*Bhagyashree mallik*



Signature of Presenter / Date: 03/11/2015

Signature of Registering officer

**Endorsement under section 58**

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
BHAGYASHREE MALLICK				03-Nov-2015



## Valuation Report

Application No- **1081510132**Registration Office- **KHURDA(BBSR)**

### DEED DETAILS

Application Type- **POA WITH POSSESSION**Status- **Pending for Fee collection**

Application No.	Execution Date	Presentation Date	Book No.	No. of Pages	Registration No	Registration Date
1081510132	03-NOV-15	03-NOV-15	1	6		

#### FEE DETAILS (In `.)

Stamp Duty :	68000	Registration Fee :	0
Consideration Amount :	1360000	A18(iii) & A(1):	27450
Benchmark Value :	1360000	Incidental Fee Details	
		User Charges :	200

#### FIRST PARTY DETAILS

Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
BHAGYASHREE MALLICK	FATHER	SARAT KUMAR MALLICK	FEMALE	25	Service	General	PRINCIPAL/SELF	YES	YES	AT- FLAT NO- 408, BT RESIDENCY, GGP COLONY, PS- MANCHESWAR, BBSR, DIST- KHORDHA	

#### SECOND PARTY DETAILS

Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
SUNITA CHOUDHARY MANAGING DIRECTOR OF MS DEVAVRAT HOMES PVT.LTD				50		GENERAL	ATTORNEY/INSTITUTION			AT- PLOT NO- 209/20, PRAGATI VIHAR, SAILASHREE VIHAR, BBSR, DIST- KHORDHA	
Representative Name			Institution Name				Representative Address		Representative Designation		
SUNITA CHOUDHARY MANAGING DIRECTOR OF MS DEVAVRAT HOMES PVT.LTD			MS DEVAVRAT HOMES PVT.LTD				AT- PLOT NO- 209/20, PRAGATI VIHAR, SAILASHREE VIHAR, BBSR, DIST- KHORDHA		MANAGING DIRECTOR		

#### IDENTIFIER DETAILS

Name	Father/Husband's Name	Address	Gender	Age	Profession	ID Proof
SHARAT KUMAR MALLICK	PRANAKRUSHNA MALLICK	SAHID NAGAR, BBSR, DIST- KHORDHA	MALE	0	Others	V

#### PROPERTY DETAILS

District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	MarketValue	Sabak Khata No.	Sabak Plot No.
KHURDA	RUDRAPUR-1	384	28(P)	0.068 Acre ( 68Decimal )	CHAKA	1360000	Not Available	Not Available
<b>East</b>		<b>West</b>		<b>North</b>		<b>South</b>		<b>Property Transaction Details</b>
PROPOSED ROAD		REV.PLOT- 29		PART PLOT		PART PLOT		POWER AREA AC.0.068DEC, CHAKA-21

The total transacted area is:0.068 acre(s).

APPLICATION ID CREATED BY : ADHIKARI SWAIN

DOCUMENT ENTERED BY : L SRIKANT RAO

This page is generated at <http://www.igrorissa.gov.in>.

4. To develop the said property, by constructing residential/commercial/any other complex of any type, construct boundary walls or any other structure over the said property, as mentioned in Regd Development Agreement mentioned above, in connection with development of property.
5. To deposit necessary fees, taxes, rents and charges to concerned authorities / departments relating to the said property obtain receipts thereof.
6. To take electric, water, telephone, TV/cable connection etc to the said premises either on Temporary or Permanent basis and execute agreements for the purpose if necessary.
7. To make gift of any part of said property, in favour of **Plan Sanctioning Authority / Authorities** or municipality for Road purpose if necessary.
8. To defend, withdraw and compromise any litigation and dispute if found and arises over the said property if necessary.
9. To appoint advocate, moharir, agents, etc. sign Vakalatnama, petitioners, written statements, give oral and written evidences, file suits, appeals and revision in all courts and offices if necessary.
10. To advertise for sell, sell, enter into agreements for sale, transfer, lease, receive and appropriate payments in lieu, gift, pledge or mortgage to any financial institution for arranging loan, or any other act whatsoever for "**Developers shares**" of units as mentioned in Regd Development Agreement 313 dtd 03/11/2015 including execute any deed of conveyance agreements etc., present the same and appear before registering

Shreyashree Mathur

Sumita Choudhary

w/ Saraf Kumar Upadex

w/ SUNIL KUMAR

		310790262	<i>Sunita Choudhary</i>	
SUNITA CHOU DHARY MANAGING DIRECTOR OF MS DEVAVRAT HOMES PVT.LTD		 240271760	<i>Sunita Choudhary</i>	03-Nov-2015

Identified by **SHARAT KUMAR MALLICK** Son/Wife of **PRANAKRUSHNA MALLICK** of **SAHID NAGAR, BBSR, DIST- KHORDHA** by profession **Others**

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
SHARAT KUMAR MALLICK		 39944388	<i>Sharat Kumar Mallik</i>	03-Nov-2015

Date: 03/11/2015

*[Signature]*  
Signature of Registering officer

**Endorsement of certificate of registration under section 60**

Registered and true copy filed in : Office of the District Sub-Registrar, KHURDA(BBSR)

Book Number : 1 || Volume Number : 192

Document Number : 11081509512

For the year : 2015

Seal :



*[Signature]*  
Signature of Registering officer



authority for Registration, admit execution thereof in my /our name and on my/our behalf.

11. This Power of Attorney doesn't give any right to attorney holder for selling undeveloped land.

12. In case of any ambiguity, this Power of Attorney shall be read and interpreted along with Regd Development Agreement 213 dtd 03/11/2015.

13. I undertake to ratify and confirm all acts, deeds and things lawfully done, which will be executed and done by our attorney holder by virtue of this general power of attorney. As per benchmark variation the cost is Rs 13,60,000/-

**SCHEDULE OF PROPERTY**

Mouza : Rudrapur, P.S. : Baliahta, Tehsil : Bhubaneswar. Dist: Khurda, Plot No : 28 (Part), Khata No : 384, Area : Ac 0.068 Dec

**Bounded By**

East : Proposed Road,

West : Rev Plot 29,

North : Part Plot , South : Part Plot

IN WITNESS WHEREOF both the parties put their respective hands and seal after going through the contents of this deed of the agreement on the above mentioned date in presence of witness.

**WITNESS**

1. Sarat Kumar Mallik  
S/o. Pradeep Kumar Mallik  
B.T. Residencies, 1st Flr, G. Govt. Colony.

2. SUNIL KUMAR  
S/o. Kirtanadas Mahata

Plot No 209/20, Pargada Vihar  
Baitathree Vihar, e-s-n  
Khurda.  
2.11.15

Bhagyashree Mallik  
First Party 2.11.15

Sunita Choudhary  
Second Party 2.11.15

Date: 03/11/2015

Print



IMPOUND CASE NO. 804 DT. 20/11/2015

Certified that the deficit stamp duty of Rs. 6700 & fine of Rs. 10000/- have been deposited vide B.S. No. 117 dated 11/11/2015 in respect of document D No. 117

Registering Officer  
Bhubaneswar

REGISTERED & TRUE COPY FILED IN

BOOK NO. ....  
Page No. ....  
Page No. ....  
Page No. ....  
of the year 2015  
1081510132

Registering Officer

Handwritten notes in red ink: 'No 68', 'Bhubaneswar', and a signature.

03.11.15


**ଭାରତ ନିର୍ବାଚନ ଆୟୋଗ**  
**ELECTION COMMISSION OF INDIA**  
 ଭାରତ ପଠନ ଚିତ୍ରର ପତ୍ର - ELECTOR PHOTO IDENTITY CARD


**RXL0876664**

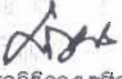


ନାମ : ଭାଗ୍ୟଶ୍ରୀ ମଲିକ  
**Name : Bhagyashree Mallick**  
 ପିତାଙ୍କ ନାମ : ଶରତ କୁମାର ମଲିକ  
**Father's Name : Sarat Kumar Mallick**

ଲିଙ୍ଗ/Sex : ୩1 / Female  
 ଜନ୍ମ ତାରିଖ/ବୟସ (Date of Birth/Age) : 21/05/1991  
 ଠିକଣା :  
 ଗ୍ରାମ/ସହର - ଶହୀଦନଗର ଗ୍ରାମ/ସହର - ଭୁବନେଶ୍ୱର  
 ଥାନା - ଶହୀଦନଗର ଡିଭିଜନ - ଖୋର୍ଦ୍ଧା

**Address :**  
 Village/Locality - Shahid Nagar G.P/Town  
 Bhubaneswar P.S. - Saheednagar  
 District - Khurda

**Date : 8/9/2014**

  
 ନିର୍ବାଚନ ରେଜିଷ୍ଟ୍ରିକରଣ ଅଧିକାରୀ  
**Electoral Registration Officer**

112 ଭୁବନେଶ୍ୱର (ମଧ୍ୟ) ବିଧାନସଭା ନିର୍ବାଚନ ମଣ୍ଡଳୀ  
 112-Bhubaneswar Central Assembly Constituency  
 ଭାଗ ନଂ/ନାମ - 123 ଶହୀଦନଗର - 10  
 Part No and Name: 123-Sahidnagar-10

**Note :**  
 1. ଏହି କାର୍ଡ ଧାରଣା କି ଆପଣ ବର୍ତ୍ତମାନ ଭାରତର ବର୍ତ୍ତମାନ ଚିତ୍ରର ପତ୍ରରେ ଅଛନ୍ତି ।  
 କେବଳ ଏହି କାର୍ଡ ଧାରଣା କି ଆପଣ ବର୍ତ୍ତମାନ ଭାରତର ବର୍ତ୍ତମାନ ଚିତ୍ରର ପତ୍ରରେ ଅଛନ୍ତି ।  
 Mere possession of this card is no guarantee that you are elector in the current electoral roll. Please check your name in the current electoral roll before every election.

2. ଏହି କାର୍ଡ ଧାରଣା କି ଆପଣ ବର୍ତ୍ତମାନ ଭାରତର ବର୍ତ୍ତମାନ ଚିତ୍ରର ପତ୍ରରେ ଅଛନ୍ତି ।  
 କେବଳ ଏହି କାର୍ଡ ଧାରଣା କି ଆପଣ ବର୍ତ୍ତମାନ ଭାରତର ବର୍ତ୍ତମାନ ଚିତ୍ରର ପତ୍ରରେ ଅଛନ୍ତି ।  
 Date of Birth mentioned in this card shall not be treated as a proof of age/D.O.B for any purpose other than registration in electoral roll.

Bhagyashree Mallick

8594890723  
 2766 21-

आयकर विभाग  
INCOME TAX DEPARTMENT

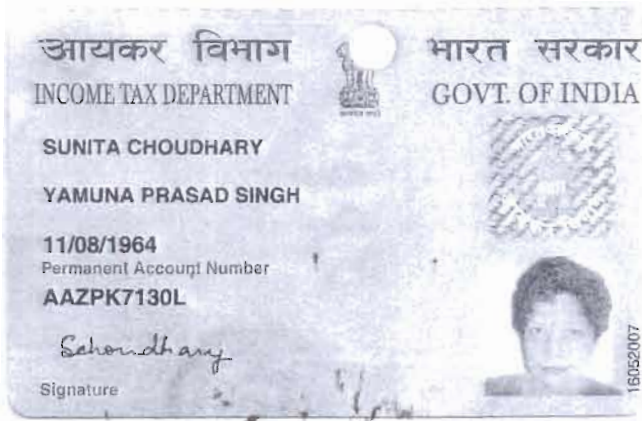
भारत सरकार  
GOVT. OF INDIA

SUNITA CHOUDHARY  
YAMUNA PRASAD SINGH

11/08/1964  
Permanent Account Number  
AAZPK7130L

*Schoudhary*  
Signature

16052007

An official Indian Income Tax Department card for Sunita Choudhary. The card is rectangular with a light blue background. It features the text 'आयकर विभाग' and 'INCOME TAX DEPARTMENT' on the left, and 'भारत सरकार' and 'GOVT. OF INDIA' on the right. The cardholder's name 'SUNITA CHOUDHARY' and father's name 'YAMUNA PRASAD SINGH' are printed in the center. Below this, the date of birth '11/08/1964' and the Permanent Account Number 'AAZPK7130L' are listed. A handwritten signature 'Schoudhary' is written over the printed name. On the right side, there is a small portrait of the cardholder and a vertical identification number '16052007'. The Indian national emblem is visible in the background.

*Schoudhary*  
(*Sunita Choudhary*)

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AAVPM1326N



नाम /NAME

SARAT KUMAR MALLICK

पिता का नाम /FATHER'S NAME

PRANA KRUSHNA MALLICK

जन्म तिथि /DATE OF BIRTH

17-04-1955

हस्ताक्षर /SIGNATURE

Sarat Kumar Mallick

*Mallik*

आयकर आयुक्त, भुवनेश्वर

COMMISSIONER OF INCOME-TAX, BHUBANESWAR

*Sarat Kumar Mallick*