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Saroja Ray 30/12/15
 Devavrat Homes Pvt.Ltd.
 Sumita Choudhary
 Managing Director 30/12/15

IRREVOCABLE GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, I, Smt Saroja Ray, aged about 60 Years, Occupation : House wife W/o Sri Sangram Keshari Ray Caste : Khandayat, resident of Plot No 119, Lane 4, Road 2, Jagannath Vihar, Barmunda, 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.

Sarat Kumar Mallik

SUNIL KUMAR

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30.12.15

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DISTRICT TREASURY
KHURDA, BHUBANESHWAR
08 OCT 2015
By
ADDL. TREASURY OFF

STATE BANK OF INDIA
PARADE
KHURDA




Registrar Office
Bhubaneswar

✓




Registered PoA with Possession Deed

Nature of the Document : POA WITH POSSESSION Volume Number : 229
 Date of Execution : 30/12/2015 Place of Execution : KHURDA(BBSR)
 Document Number : 11081511369 Registration Date : 30/12/2015

FIRST PARTY DETAILS

Name	Photo	Thumb Impression	Signature
SAROJA RAY			



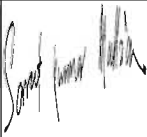
SECOND PARTY DETAILS

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	412/929	28/9064	79Decimal	CHAKA	0	Not Available	Not Available
East		West		North	South	Property Transaction Details			
PROPOSED ROAD		REV.PLOT- 29		PLOT NO- 3	PART PLOT	POWER AREA AC.0.079DEC, CHAKA-21/68			

IDENTIFIER DETAILS

Name	Father's / Husband's Name	Identifier Address	Profession
SARAT KUMAR MALLICK	PRANAKRUSHNA MALLICK	GGP COLONY, BBSR, DIST- KHORDHA	Others
Name	Photo	Thumb Impression	Signature
SARAT 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 Development Agreement 358 dtd 30/12/2015.

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. As per bank valuation

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.

✓ Soroja Ray.

Devavrat Homes Pvt.Ltd.

Sunita Choudhary
Managing Director

Mohit

Sarad Kumar

WI

WL SUMIL 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)-31890 ,, User Charges-200 ,Total 32090

Date: 30/12/2015

[Signature]
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 **30/12/2015** by **SAROJA RAY** , son/wife of **SANGRAM KESHARI RAY** , of **AT-PLOT NO- 119, LANE-4, ROAD-2, JAGANNATH VIHAR, BARAMUNDA, BBSR, DIST- KHORDHA** , by caste **General** , profession **Others** and finger prints affixed.

Saroja Ray

Signature of Presenter / Date: 30/12/2015



[Signature]
Signature of Registering officer

Endorsement under section 58

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
SAROJA RAY				30-Dec-2015

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 Development Agreement 358 dtd 30/12/2015 including execute any deed of conveyance agreements etc., present the same and appear before registering

Sarajo Ray.

Devavrat Homes Pvt.Ltd.

Swati Choudhary
Managing Director



w/ Sarat Kumar Mallick

w/ SUMIL KUMAR

		310877957	<i>Saroja Ray</i>	
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SUNITA CHOUHARY MANAGING DIRECTOR OF MS DEVAVRAT HOMES PVT.LTD		 240330320	<i>Sunita Choudhary</i>	30-Dec-2015
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Identified by **SARAT KUMAR MALLICK** Son/Wife of **PRANAKRUSHNA MALLICK** of **GGP COLONY, BBSR, DIST- KHORDHA** by profession **Others**

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
SARAT KUMAR MALLICK		 39905535	<i>Sarat Kumar Mallik</i>	30-Dec-2015

Date: 30/12/2015

[Signature]
Signature of Registering officer

Endorsement of certificate of registration under section 50

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

Book Number : 1 || Volume Number : 229

Document Number : 11081511369

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 Development Agreement 358 dtd 30 / 12 / 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.

SCHEDULE OF PROPERTY

Mouza : Rudrapur, P.S. : Baliana, Tehsil : Bhubaneswar. Dist:

Khurda, Plot No : 28/9064, Khata No : 412/929, Area : Ac 0.079 Dec

~~chaka No - 21/68~~

Bounded By

East : Proposed Road,

West : Rev Plot 29,

North : Plot 3 , 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. Pramod Chandra Mallik
G.G.P. Colony Plot No. 408
Bhubaneswar~~

2. SUNIL KUMAR
S/o. Kit Nandan Mahto

AT - Plot No - 209/20
Shardha sector Tury
Bhubaneswar

✓ Saroja Ray
First Party 30/12/15
Devavrat Homes Pvt.Ltd.

Sunila Choudhary
Managing Director 30/12/15
Second Party

Prepared by
Shilpi
Advat
30/12/15

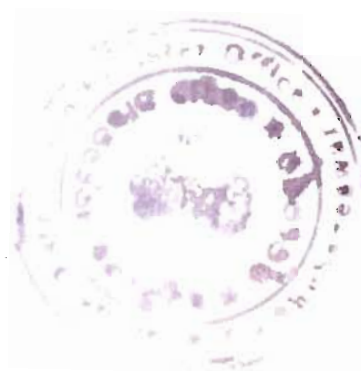
Date: 30/12/2015

Print



RETURNED CASE NO. 1049 DT. 2015
 Certified true copy of the deficit stamp duty of
 Rs. 786.00 & fine of Rs. 500.00
 Rupees several papers deposited vide B.S. 10815/2207
 in respect of document 10815/2207

Registering Officer
Bhubaneswar



1079
2,00,000/-
2015

REGISTERED & TRUE COPY
 FILED IN
 BOOK NO.
 Volume No.
 Pages.
 Being No.
 For the year 2015
10815/2207

Registering Officer
 Bhubaneswar
 30.12.15




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

Schoudhary



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

DEVAVRAT HOMES PRIVATE
LIMITED



13071996

AABCD9143C

Schoudhary

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ABTPR9043C



नाम /NAME
SAROJA RAY

पिता का नाम /FATHER'S NAME
RABI NARAYAN BISOI

जन्म तिथि /DATE OF BIRTH
03-01-1955

हस्ताक्षर /SIGNATURE

Saroja Ray

R. Singh

आयकर निदेशक (पद्धति)
DIRECTOR OF INCOME TAX (SYSTEMS)

Saroja Ray

9

PERMANENT ACCOUNT NUMBER
AAVPM1326N


NAME
SARAT KUMAR MALLICK

FATHER'S NAME
PRANA KRUSHNA MALLICK

DATE OF BIRTH
17-04-1955

SIGNATURE
Sarat Kumar Mallik

COMMISSIONER OF INCOME TAX, BHUBANESWAR



17 Sarat Kumar Mallik

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 ନମ୍ବର : ୨୨
 ତାରିଖ : ୧୯୯୯

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 ପାଞ୍ଚ ଶହ ଟଙ୍କା

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ଏହି ଟଙ୍କା ପତ୍ରଟି କେବଳ ଏକ ଥର ବ୍ୟବହାର ପାଇଁ ବୈଧ ଅଟେ ଏବଂ ଏହା କୌଣସି ଅନ୍ୟ କୌଣସି ଉଦ୍ଦେଶ୍ୟ ପାଇଁ ବ୍ୟବହାର କରାଯାଇ ନପାରିବ।
 ଏହା ଟଙ୍କା ପତ୍ରର ମୂଲ୍ୟକୁ ସଠିକ୍ ଭାବରେ ଦର୍ଶାଏ ଏବଂ ଏହାକୁ କୌଣସି ଅନ୍ୟ କୌଣସି ଉଦ୍ଦେଶ୍ୟ ପାଇଁ ବ୍ୟବହାର କରାଯାଇ ନପାରିବ।



କ୍ର. ସଂଖ୍ୟା	ମୂଲ୍ୟ	କୃଷକଙ୍କ ଦ୍ୱାରା ଦିଆଯାଇଥିବା ସୂଚନା				ଅନ୍ୟାନ୍ୟ ସୂଚନା
		ନାମ	ପଞ୍ଜିକରଣ ନମ୍ବର	କ୍ଷେତ୍ର (ବର୍ଗ ଫୁଟ)	କ୍ଷେତ୍ର (ବର୍ଗ ଗଜ)	
୧	୧୦୦					
୨	୧୦୦					
୩	୧୦୦					
୪	୧୦୦					
୫	୧୦୦					

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ଅଧିକାରୀଙ୍କ ଦ୍ୱାରା ଦିଆଯାଇଥିବା ସୂଚନା

ପଦ ବିଭାଗ: ଉଚ୍ଚ ମାଧ୍ୟମିକ ବିଭାଗ, ଶିକ୍ଷା ବିଭାଗ, ଓଡ଼ିଶା ସରକାର

କ୍ର. ସଂଖ୍ୟା	ନାମ	ପଦ	ବର୍ଗ	ପ୍ରା. ସଂଖ୍ୟା	ପ୍ରା. ତାରିଖ	ପ୍ରା. ସ୍ଥାନ	ପ୍ରା. ବିଭାଗ
୨୧୭୩	ଶ୍ରୀମତୀ ସୁମିତ୍ରା ଦାଶ	ଉପାଧ୍ୟକ୍ଷ	୧୦	୦	୦୭/୯	ଭୁବନେଶ୍ୱର	ଉଚ୍ଚ ମାଧ୍ୟମିକ ବିଭାଗ
୨୧୭୪	ଶ୍ରୀମତୀ ସୁମିତ୍ରା ଦାଶ	ଉପାଧ୍ୟକ୍ଷ	୧୦	୦	୦୭/୯	ଭୁବନେଶ୍ୱର	ଉଚ୍ଚ ମାଧ୍ୟମିକ ବିଭାଗ

ଉପାଧ୍ୟକ୍ଷ
 ଶ୍ରୀମତୀ ସୁମିତ୍ରା ଦାଶ
 ୧୮/୧୨/୧୭
 ଉପାଧ୍ୟକ୍ଷ
 ଶ୍ରୀମତୀ ସୁମିତ୍ରା ଦାଶ
 ୧୮/୧୨/୧୭



Valuation Report

Application No- 1081512207

Registration Office- KHURDA(BBSR)

DEED DETAILS						
Application Type- POA WITH POSSESSION						Status- Fee Collected
Application No.	Execution Date	Presentation Date	Book No.	No. of Pages	Registration No	Registration Date
1081512207	30-DEC-15	30-DEC-15	1	6		

FEE DETAILS (In ₹)			
Stamp Duty :	79000	Registration Fee :	32090
Consideration Amount :	1580000	A18(iii) & A(1):	31850
Benchmark Value :	0	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
SAROJA RAY	HUSBAND	SANGRAM KESHARI RAY	FEMALE	60	HOUSEWIFE	General	PRINCIPAL/SELF	YES	YES	AT- PLOT NO- 119, LANE-4, ROAD-2, JAGANNATH VIHAR, BARAMUNDA, 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, CHANDRASEKHARPUR, 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, CHANDRASEKHARPUR, BBSR, DIST- KHORDHA		MANAGING DIRECTOR		

IDENTIFIER DETAILS							
Name	Father/Husband's Name	Address	Gender	Age	Profession	ID Proof	
SARAT KUMAR MALLICK	PRANAKRUSHNA MALLICK	GGP COLONY, BBSR, DIST- KHORDHA	MALE	0	Others	P	

PROPERTY DETAILS									
District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	MarketValue	Sabak Khata No.	Sabak Plot No.	
KHURDA	RUDRAPUR-1	412/929	28/9064	0.079 Acre (79Decimal)	CHAKA	0	Not Available	Not Available	
East		West		North	South	Property Transaction Details			
PROPOSED ROAD		REV.PLOT- 29		PLOT NO- 3	PART PLOT	POWER AREA AC.0.079DEC, CHAKA-21/68			

The total transacted area is:0.079 acre(s).

APPLICATION ID CREATED BY : ADHIKARI SWAIN
DOCUMENT ENTERED BY : L SRIKANT RAO

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