

Order No. RO/1097/2024**BEFORE THE RECOVERY OFFICER  
SECURITIES AND EXCHANGE BOARD OF INDIA  
KOLKATA****Recovery Certificate No. RC4596 of 2022**

S. No.	DEFAULTERS
1	Kalyani and Kalyani Developers (India) Limited (PAN: AACCK8267C)
2	Baman Charana Das (PAN: AJMPD9925C)

**Order under Rule 16 and 48 of the Second Schedule to the Income Tax Act, 1961  
read with Section 28A of the SEBI Act, 1992**

1. Recovery proceedings have been initiated against **(1) Kalyani and Kalyani Developers (India) Limited (PAN: AACCK8267C) and (2) Baman Charana Das (PAN: AJMPD9925C) [Defaulters]** in the matter of Kalyani and Kalyani Developers (India) Limited for failure to pay a sum of **6,41,24,100/- (Six Crore Forty One Lakh Twenty Four Thousand One Hundred Only)** along with returns due to investors, along with further interest, all costs, charges and expenses incurred in respect of all the proceedings taken for recovery of the said sum payable in respect of **Certificate No. RC4596 of 2022 dated 31.03.2022**, drawn up by the Recovery Officer, Eastern Regional Office.
2. Notice of Demand dated 31.03.2022 was issued by the Recovery Officer to the defaulter(s) demanding payment of the sum mentioned above along with returns, interest, costs, expenses etc., within 15 days from the date of receipt of the said notices. The Recovery Officer has attached various bank accounts of the defaulter(s) in execution of the said notices and sent copies of attachment notices to the defaulter(s). The defaulter(s) have failed to pay the said dues and have not responded to the notices. The funds available in the bank accounts and the securities available in the demat accounts of the defaulters are not sufficient for recovery of the dues.



3. It is learnt that the defaulters are *inter alia* in possession of the properties mentioned below and it is also felt that they may dispose or transfer or alienate the assets with a view to obstruct or delay the recovery proceedings, which needs to be prevented immediately by attaching the said assets.
4. In view of the above, and in exercise of the powers conferred under Rule 16 and 48 of the Second Schedule to the Income Tax Act, 1961 read with Section 28A of the SEBI Act, 1992, the defaulter(s) are hereby prohibited from disposing, transferring, alienating, or charging in respect of the following properties attached:
- a. All the immovable properties held by the defaulter(s) including the below mentioned immovable properties:

S No	Deed No	Particulars of properties	Location	State
1	1730/08 dated 02/04/2008	Land	Ramchandrapur village, Mouza Kukudakhandi, Berhampur Sadar, Ganjam District	Odisha
2	1731/08 dated 02/04/2008	Land		
3	1732/08 dated 02/04/2008	Land		
4	1733/08 dated 02/04/2008	Land		
5	1734/08 dated 02/04/2008	Land		
6	1914/07 dated 18/05/2007	Land		
7	1915/07 dated 18/05/2007	Land		
8	1916/07 dated 18/05/2007	Land		
9	1938/07 dated 18/05/2007	Land		
10	1939/07 dated 18/05/2007	Land		
11	1940/07 dated 18/05/2007	Land		
12	1941/07 dated 18/05/2007	Land		
13	2244/07 dated 01/06/2007	Land		
14	2245/07 dated 01/06/2007	Land		
15	3549/07 dated 10/08/2007	Land		
16	3557/07 dated 10/08/2007	Land		
17	3558/07 dated 10/08/2007	Land		
18	3679/07 dated 21/08/2007	Land		
19	5224/09 dated 22/08/2009	Land		
20	Khatian No. 337/142	Land		
21	Khatian No. 337/275	Land		
22	Khatian No. 337/276	Land		
23	Khatian No. 337/470	Land		

- b. All other movable properties held by the defaulter(s).





5. It is further directed that all persons are hereby prohibited from taking any benefit under such disposal, transfer, alienation or charge in respect of the properties mentioned above, which stands attached in execution of Recovery Certificate.
6. The defaulter(s) are also hereby directed to *furnish the complete details of all the immoveable and movable properties held by the defaulter(s) and charges, if any, thereon* in the format annexed hereto, duly certified by the Board of Directors along with original documents pertaining to the aforementioned properties, within two weeks from date of this order at SEBI, Eastern Regional Office, Kolkata.
7. The defaulter(s) are also hereby directed to furnish, duly certified copies at SEBI, Eastern Regional Office, Kolkata, the complete details of all the movable and immovable properties held by the defaulter(s) and charges, if any, thereon in the format prescribed at **Annexure -A**, duly certified by the Board of Directors within Two weeks from the date of this order.
8. This order shall be served on the defaulter(s) and
- A. the Inspectors General of Registration of all the States and Union Territories; and
- B. the concerned Tehsildars, District Registrars and Sub-Registrars of the respective areas where the above mentioned properties are located,

with a direction not to act upon any documents purporting to be dealing with transfer, mortgage, charge, lease or creation or alteration of any interest in any of the properties owned/held by the defaulter(s), including the said properties, if presented for registration.

Given under my hand and seal at Kolkata this **21<sup>st</sup> day of November, 2024.**

SEAL



**RECOVERY OFFICER**

राजकुमार कलुरी / Rajkumar Kaluri  
वसूली अधिकारी एवं उप महाप्रबंधक  
Recovery Officer & Dy. General Manager  
भारतीय प्रतिभूति और विनिमय बोर्ड  
Securities and Exchange Board of India  
कोलकाता / Kolkata

**ANNEXURE A**

Sl.No.	Description of the Property	Date of Purchase	Purchase Price	Present Market Value	Details of building, fixtures, fittings, standing crop, timber, livestock etc. if any	Details of encumbrance if any
1	District					
	Sub-division					
	Block					
	Village					
	Mouza					
	Khata No.					
	Plot No.					
	Boundaries					
	Extent of Land					
2						
3						

