

THIS IS JUST A FORMAT.

Kindly take proper Legal Advice for Drafting Document as per your requirements.

**General Power of Attorney (GPA) in
respect of Property/Flat (Irrevocable)**

KNOW ALL MEN BY THESE PRESENTS THAT I/WE,
.... do hereby nominate and constitute
.... as my/our true and lawful GENERAL ATTORNEY to do the following acts,
deeds and things in my/our name and on my/our behalf as under:—

1. To manage, control, lookafter and supervise my/our PROPERTY/
FLAT
.....
.....
in any manner my/our SAID ATTORNEY deems fit and proper.
2. To pay the lease money, balance cost, installments and other dues re-
garding the SAID PROPERTY to the concerned authorities on demand.
3. To let out the SAID PROPERTY on rent to any person and realise the
rents and issue the rent receipt thereof.
4. To file suit for the ejection of the tenant and recovery of the rent
against the tenant in the court of law.
5. To sign and get all kinds of deeds and documents, regarding the said
property and to do all other acts, deeds and things which are neces-
sary for the completion of the same.
6. To appear and act on my/our behalf and to represent me in all the of-
fices of the DDA, MCD, NDMC, ADMN., DVB (BSES), LOCAL BODIES
or any allied offices in respect of all the matters of the SAID PROP-
ERTY.
7. To file affidavits or reply to any letters or notices issued by the appro-
priate authority or any other authority in respect of the SAID PROP-
ERTY.
8. To execute, sign and present all kinds of suits, petitions or claims,
objections, complaints, appeals, plaints, reviews, revisions, written
statements, applications, contracts, affidavits, undertakings, Indem-
nity Bonds, Agreements etc. in proper courts and offices, to proceed in
all the proceedings filed in my/our name and against me/us regarding
the said property, to compromise and compound the cases, to with-
draw them, to deposit and withdraw money, to deposit and withdraw
documents and to issue receipt and to take every step for the same
regarding the SAID PROPERTY.
9. To apply for and get the electric, water, power and sewerage connec-
tions and other services in the said property, from the authorities con-
cerned.
10. To submit the plan for the additions, alterations or any changes in
the existing structure in the SAID PROPERTY, from the office of con-
cerned authorities/departments.
11. To sell THE SAID PROPERTY with the lease-hold rights of the land
underneath to any person(s), to execute and sign proper sale deed(s)
to present the same for registration before the Sub-Registrar, Delhi,
to admit the execution thereof, to receive the consideration amount

GENERAL POWER OF ATTORNEY (GPA) IN RESPECT OF PROPERTY/FLAT (IRREVOCABLE)

- or earnest money and to hand over the possession to the intending purchaser(s) and to mutate the same in the relevant records.
12. To apply and get freehold certificate of the said flat/property from the concerned authority and for the purpose to make any application, affidavit, undertaking, indemnity bond, declaration, etc. and execute the conveyance deed before, competent authority and pay the required fee/charges; if any.
 13. To apply and to get all kinds of sale permission, No Objection Certificate and other connected permission for the transfer of the SAID PROPERTY from the office of the appropriate authorities.
 14. To get the lease deed and/or supplemental deed and conveyance deed of the said flat/property and/or the land beneath the same from the office of the D.D.A. or competent authority in this regard and to sign it and get the same regd. in the office of the Sub-Registrar, Delhi/New Delhi or any other regd. authority anywhere in India.
 15. To appoint any arbitrator in respect of any dispute regarding the said flat and to accept the award of the said Arbitrator.
 16. To deal with all the matters with all the local, competent revenue and other competent registering authorities in respect thereof.
 17. To appoint and remove further attorney(s) and/or to execute a rectification deed of any deed(s) executed in respect of the said flat and to get the same regd. in the office of the S.R. Delhi/New Delhi or any regd. authority.
 18. To apply and get the Income Tax Clearance Certificate from the appropriate authority under their own signatures for the completion of the sale deed of the SAID PROPERTY/FLAT and to do all acts, deeds and things which are necessary for the same.
 19. And Generally to do all acts, deeds and things which are not specifically mentioned in this deed and my/our said attorney be considered as valid and effective as if I/we have done them personally.

That this General Power of Attorney (GPA) is irrevocable.

IN WITNESS WHEREOF, I/We have signed this General Power of Attorney in the presence of the following witnesses:

DATE:

EXECUTANT

WITNESSES:

- 1.
- 2.
