



SUN SHAKTI REALTOR LLP

## COVERED PARKING DECLARATION

TO WHOMSOEVER IT MAY CONCERN

This is to certify that there are **11 (Eleven) number of Covered Parking** enmarked for sale in the Project named **SUN NECTAR** situated at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India .

I do take full responsibility of the statement made here above and declare it to be fully true.

SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner

Date: 29-06-2026



Phone

033 - 40080640  
+91-9830361555



Address

21/7, ASHWINI DUTTA ROAD, CONTACT@SUNGROUP.INFO  
KOLKATA - 700029



Email

WWW.SUNCONSTRUCTION.IN



SUN SHAKTI REALTOR LLP

# AIRPORT AUTHORITY DECLARATION

TO WHOMSOEVER IT MAY CONCERN

This is to certify that the proposed project named **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough - XVI of KMC, PS - Haridevpur, Kolkata - 700104, WB, India, **does not fall under the purview of AIRPORT AUTHORITY CLEARANCE**, i.e. the rules pertaining to Airport Authority Department does not apply for the afore mentioned Project.

I do hereby declare and undertake the abovementioned statement to be fully true and also do hereby take full responsibility of the same.

SUN SHAKTI REALTOR LLP

*Kamdar*  
Designated Partner

Date: 29-06-2026



Phone

033 - 40080640  
+91 - 9830361555



Address

21/7, ASWINI DUTTA ROAD  
KOLKATA - 700029



Email

CONTACT@SUNGROUP.INFO

WWW.SUNCONSTRUCTION.IN



SUN SHAKTI REALTOR LLP

## NO REAL ESTATE AGENT DECLARATION

TO WHOMSOEVER IT MAY CONCERN

This is to certify that there is NO REAL ESTATE AGENT being engaged for sale of Flats or Apartments in the Project named **SUN NECTAR** situated at Premises No. 51/10, Srijani, under Ward No. 143 of Borough - XVI of KMC, PS - Haridevpur, Kolkata - 700104, WB, India .

I do take full responsibility and declare that there is NO REAL ESTATE AGENT for Sale of Flats or Apartments in the Project named **SUN NECTAR**

SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner

Date: 29-06-2026



Phone

033 - 40080640  
+91-9830361555



Address

21/7, ASHWINI DUTTA ROAD, CONTACT@SUNGROUP.INFO  
KOLKATA - 700029



Email

WWW.SUNCONSTRUCTION.IN



SUN SHAKTI REALTOR LLP

# WBFIRE DECLARATION

## TO WHOMSOEVER IT MAY CONCERN

This is to certify that the proposed project named **SUN NECTAR** to be developed at Premises No. 51/10, Srijani, under Ward No. 143 of Borough - XVI of KMC, PS - Haridevpur, Kolkata - 700104, WB, India, **does not fall under the purview of WBFIRE AUTHORITY CLEARANCE**, i.e. the rules pertaining to WBFIRE Department does not apply for the afore mentioned Project.

I do hereby declare and undertake the abovementioned statement to be fully true and also do hereby take full responsibility of the same.

SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner

Date: 29-06-2026



Phone

033 - 40080640  
+91-9830361555



Address

21/7, ASHWINI DUTTA ROAD, CONTACT@SUNGROUP.INFO  
KOLKATA - 700029



Email

WWW.SUNCONSTRUCTION.IN



SUN SHAKTI REALTOR LLP

## NO ENCUMBRANCES CERTIFICATE

### TO WHOMSOEVER IT MAY CONCERN

This is to certify that there is NO ENCUMBRANCE/s on the land situated at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India on which the Project named **SUN NECTAR** is under construction under Ward No. 143, Premises No. 51/10, Srijani.

I do hereby declare and undertake that there are NO ENCUMBRANCES on the aforementioned land in which the Project named **SUN NECTAR**

I do take full responsibility of the above statements being made by me.

SUN SHAKTI REALTOR LLP

*Jamdan*

Designated Partner

Date: 29-06-2026



Phone

033 - 40080640  
+91-9830361555



Address

21/7, ASHWINI DUTTA ROAD, CONTACT@SUNGROUP.INFO  
KOLKATA - 700029



Email

WWW.SUNCONSTRUCTION.IN

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY  
RUPEES

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL FORM 'B' 40AA 591851

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Smt Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India

Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India, do hereby solemnly declare, undertake and state as under:

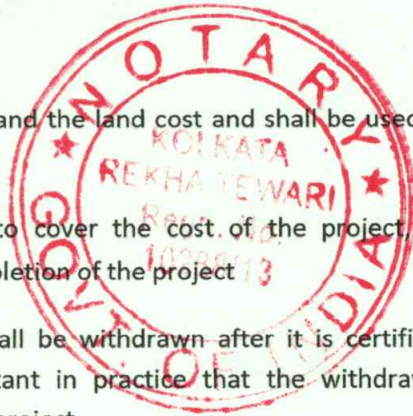
1. That our Co/LLP has a legal title/right to the land on which the development of the project is proposed via Joint Development Agreement with the Land Owners, being Deed No. 160203921 of 2022, registered at the Office of the DSR-II, South 24 Parganas
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is 31/12/27
4. That seventy per cent of the amounts realised by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a

REKHA TEWARI  
NOTARY  
Regn. No.-10288/13  
C.M.M'S. Court  
Kolkata-700 001

30 JUN 2026

scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose

5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner  
Deponent

Verification

I, Jayita Kamdar w/o Jay S. Kamdar Resident of 38A/26, Jyotish Roy Road, New Alipore, Kolkata – 700053, do solemnly affirm that the contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 30th day of June, 2026

SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner  
Deponent



Identified by me

*[Signature]*  
TINA DAS  
Advocate  
Regn No. - F-13227

REKHA TEWARI  
NOTARY  
Regn. No. - 10288/13  
C.M.M.'S. Court  
Kolkata-700 001

SOLEMNLY AFFIRMED AND DECLARED  
BEFORE ME ON IDENTIFICATION

*[Signature]*

REKHA TEWARI  
NOTARY

30 JUN 2026



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL




Affidavit as per Section 17 read with Clause (n) of Section 2 of the Real Estate  
(Regulation and Development Act), 2016

Affidavit cum Declaration for 'Common Area'

Affidavit cum Declaration of Smt Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India

Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India, do hereby solemnly declare, undertake and state as under:

  
REKHA TEWARI  
NOTARY  
Regn. No.-10288/13  
C.M.M'S. Court  
Kolkata-700 001

30 JUN 2026

That all the provisions relating to 'Common Area' as per Section 17 read with Clause (n) of Section 2 of the Real Estate (Regulation and Development Act), 2016 read with The West Bengal Real Estate (Regulation and Development) Rules, 2021 will be complied in this project.



SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner  
Deponent

Verification

I, Jayita Kamdar w/o Jay S. Kamdar Resident of 38A/26, Jyotish Roy Road, New Alipore, Kolkata – 700053, do solemnly affirm that the contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 30th day of June, 2026

SUN SHAKTI REALTOR LLP

*Jamdar*

Designated Partner

Deponent



SOLEMNLY AFFIRMED AND DECLARED  
BEFORE ME ON IDENTIFICATION

*Rekha Tewari*  
REKHA TEWARI  
NOTARY

REKHA TEWARI  
NOTARY  
Regn. No. - 10288/13  
C.M.M'S. Court  
Kolkata-700 001

30 JUN 2026



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

40AA 591836

TO WHOMSOEVER IT MAY CONCERN


Affidavit cum Declaration



Affidavit cum Declaration of Smt Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India

Jayita Kamdar, Designated Partner of SUN SHAKTI REALTOR LLP, promoter of the proposed project **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for Sale/Builder Buyer Agreement of our Project is in accordance to Annexure – A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.

  
REKHA TEWARI  
NOTARY  
Regn. No.-10288/13  
C.M.M'S. Court  
Kolkata-700 001

30 JUN 2026

2. That none of the terms and conditions of the Agreement for Sale presented by us violate the provisions of the Real Estate (Regulation & Development) Act, 2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021.
3. That if any provision in Agreement for Sale is in contravention with the Real Estate (Regulation & Development) Act, 2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021, the provisions of the said Act & Rules shall prevail in those cases.
4. That if any contradiction arises in the future the Deponent will be responsible for it.



SUN SHAKTI REALTOR LLP  
*Kamdar*  
 Designated Partner  
 Deponent

Verification

I, Jayita Kamdar w/o Jay S. Kamdar Resident of 38A/26, Jyotish Roy Road, New Alipore, Kolkata – 700053, do solemnly affirm that the contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 30th day of June, 2026

SUN SHAKTI REALTOR LLP  
*Kamdar*  
 Designated Partner  
 Deponent

Identified by me  
  
 TINA DAS  
 Advocate  
 Regn No. - 1322/21



SOLEMNLY AFFIRMED AND DECLARED  
 BEFORE ME ON IDENTIFICATION  
  
 REKHA TEWARI  
 NOTARY

REKHA TEWARI  
 NOTARY  
 Regn. No. - 10288/13  
 C.M.M'S. Court  
 Kolkata-700 001

30 JUN 2026

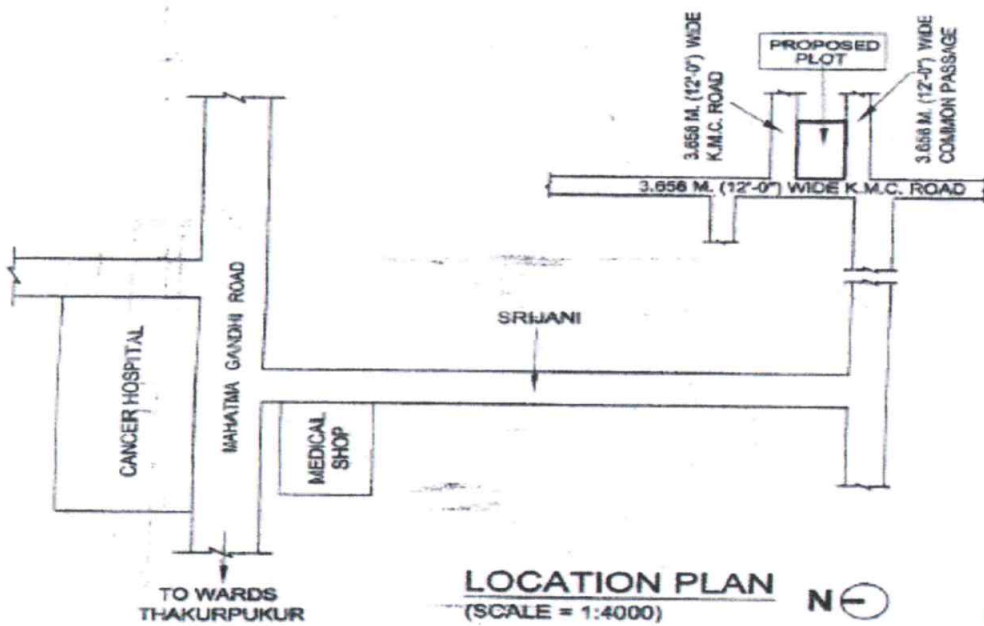
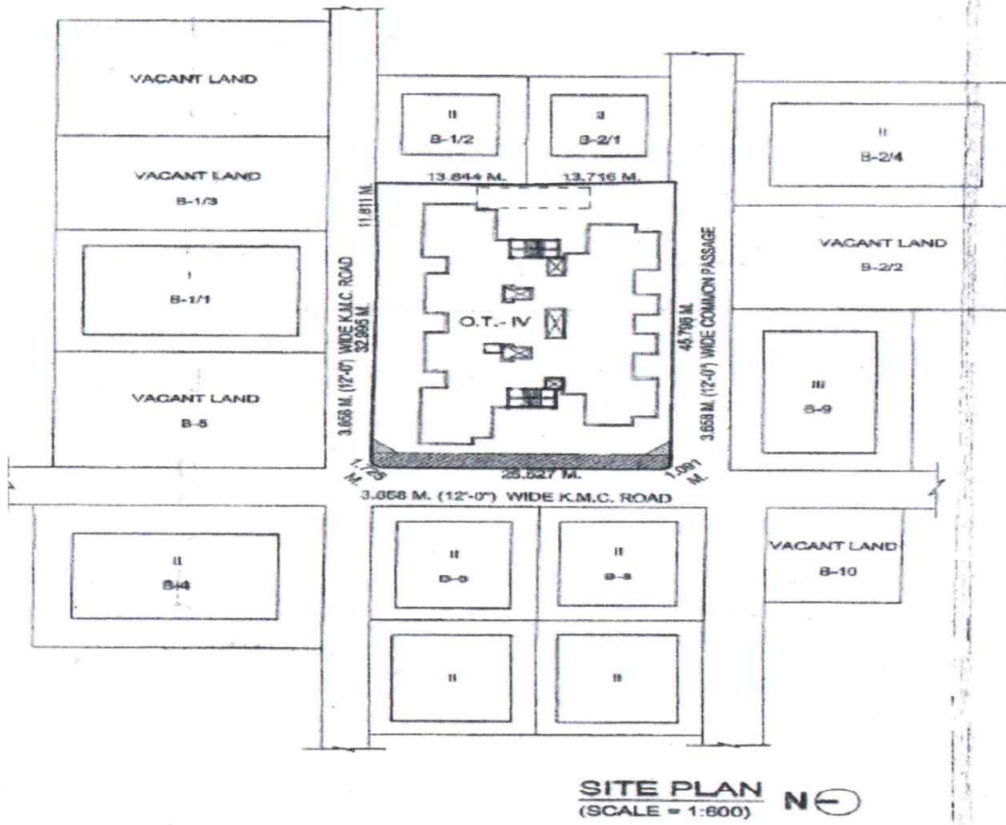


# SUN SHAKTI REALTOR LLP

Location Map with Latitude and Longitude for the Project named **SUN NECTAR** at Premises No. 51/10, Srijani, under Ward No. 143 of Borough – XVI of KMC, PS – Haridevpur, Kolkata – 700104, WB, India:

Latitude: 22.45716673508811

Longitude: 88.32186356879187



SUN SHAKTI REALTOR LLP  
*Kamdar*  
Designated Partner