



"HAA GAURANGA"

Abhinava Construction & Consultation Centre

Developer & Civil Contractor
(Authorised Dealer in : Lafarge, Ultra-Tech, Konark, Birla, Acc etc.)
2/40, NETAJI NAGAR, KOLKATA - 700 092
MOBILE : 9831076907 / 9831057709

Ref. No.....

Date :.....

TO WHOMSOEVER IT MAY CONCERN

JDA and POA related CLARIFICATION

This is with regards to our Project named "**BHAGWAN APARTMENT**" at Premises No. 3, Raja S.C. Mallick Road P.O. - Garia, P.S. - Patuli, Kolkata - 700084, under Ward No - 101, of Borough - XI of KMC, WB, India.

1. In our JDA at Para 5 of Pg-11 clearly mentions that Time period is 30 months from submission of Commencement Letter and our date of commencement of Project is 15-09-2025 as certified by Class-I, LBS on his Official Letter Head and hence there is No Violation of JDA as per time clause.
2. The POA which we have in a General POA and Point 1 of that POA has clearly mentioned about signing and execution of all papers and documents in respect of the said property, which means the POA Holder has all the Powers including the Power to Sell and make Agreements, **MOREOVER** as after Point No. 6, there are General Clauses which has clearly mentioned about business affairs and ancillary incidents be ratified to the POA Holder by the Land Owners. It is clear that business affairs include the Power of enter into Sale Agreement, Conveyance Deed and all other kinds of business activities. Hence, the POA has all the Powers related to conduction of all and any kinds of business affairs, i.e. our POA is much broader in aspect and nature than as anticipated.

ABHINAVA CONSTRUCTION &
CONSULTATION CENTRE


Proprietor

Date: 14-05-2026