

Sl. No. 12 Date

06 SEP 2025



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

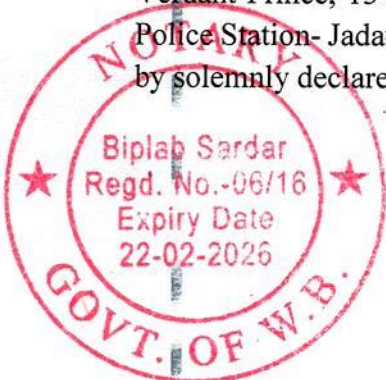
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BEFORE THE NOTARY PUBLIC
GOVERNMENT OF WEST BENGAL



AFFIDAVIT CUM DECLARATION

I, Pream Kumar Gajra, son of Shri Hari Ram K Gajra, by Faith Hindu by Occupation Business, By Nationality Indian, residing at 12, Flat No.19, Satyen Dutta Road, Post Office-Sarat Bose Road, Police Station- Tollygunge, Kolkata- 700029, District- South 24 Parganas, West Bengal being the Director of **M/S. JAPONICA INTERNATIONAL PVT LTD**, a Private Limited Company Registered under Companies Act 1956, having its registered office at Verdant Prince, 134, Prince Gollam Hussein Shah Road, 3rd Floor, Post Office- Jadavpur, Police Station- Jadavpur, Kolkata-700032, District-South 24 Parganas, West Bengal, do hereby solemnly declare undertake and state as under:



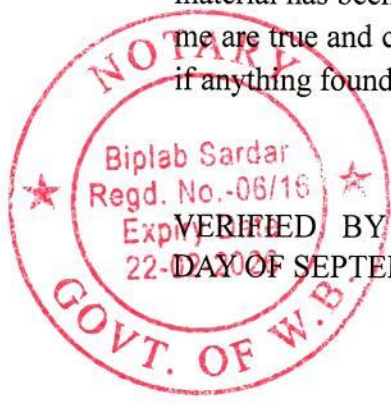
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1. That the agreement for sale/Builder buyer agreement of our project “SHIV SHAKTI APARTMENT” is in accordance to Annexure-A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.

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 provisions in the 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. The Contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom The above statements made and furnished by me are true and correct according to my best of knowledge and belief in all circumstances, if anything found wrong, I shall remain guilty for the same.



VERIFIED BY ME ON THIS
DAY OF SEPTEMBER, 2025

JAPONICA INTERNATIONAL PVT. LTD.

[Signature]
Director
Deponent

Identified By Me



Signature (S) Attested
On Identification
[Signature]
BIPLAB SARDAR, NOTARY
Regd. No. - 06/2016
Govt. of W. Bengal

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