



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

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16936
DATE 21 APR 2025

BEFORE THE NOTARY PUBLIC
BARASAT, NORTH 24 PARGANAS

TO WHOMSOEVER IT MAY CONCERN

AFFIDAVIT CUM DECLARATION

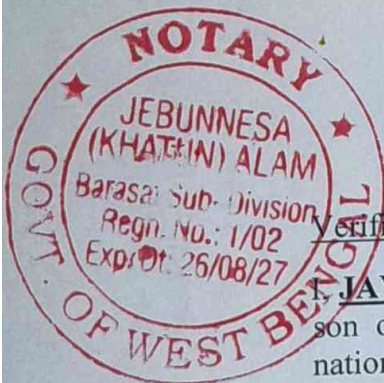
Affidavit cum Declaration of Promoter of the proposed project named "DURGA VISTA", represented by its Partner JAYANTA BISWAS [PAN : AKLPB7146H], [AADHAAR NO. 797466640616]

I, JAYANTA BISWAS [PAN : AKLPB7146H], [AADHAAR NO. 797466640616], son of Late Panchanan Biswas, Partner of S.P.J. DEVELOPERS [PAN : ABNFS7424A], promoter and Partner of the proposed project named "DURGA VISTA" do hereby solemnly declare, undertake and state as under:



21 APR 2025

1. That the Agreement for Sale/Builder Buyer Agreement of our Project "DURGA VISTA" 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 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.



S.P.J. DEVELOPERS
Jayanta Biswas
 Partner

Deponent

Verification

I, **JAYANTA BISWAS [PAN : AKLPB7146H], [AADHAAR NO. 797466640616]**, son of Late Panchanan Biswas, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at TG-3/38, Teghoria, Lichubagan, P.O. Hatiara, P.S. Baguiati, Kolkata - 700157, District North 24 Parganas, West Bengal, 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 thisday of, 2025.

Solemnly affirmed on 21/4/25
 by the party being duly identified by
 Advocate Anamika Swarnakar
 This document contains
 pages and is checked by

Notary Clerk

Jebunnesa Alam
 Notary Public, Barasat
 North 24 Pgs., REGN No. 1/02

Anamika Swarnakar
 ANAMIKA SWARNAKAR
 ADVOCATE
 JUDGES' COURT, BARASAT

21 APR 2025