

Serial No.

11/20/6/25

भारतीय गैर न्यायिक



পশ্চিমবঙ্গ পশ্চিম বঙ্গ WEST BENGAL

02AC 834545

BEFORE THE NOTARY
ALIPORE JUDGES COURT
KOLKATA-700 027



Date: 19.06.2025

To

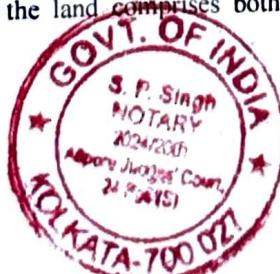
The Chairperson
West Bengal Real Estate Regulatory Authority
Calcutta Greens Commercial Complex, 1st Floor
1050/2, Survey Park
Kolkata - 700075

Subject: Rectification of Land Use Details and Payment of Differential Registration Fees for
the Project "SS Mirage"

Respected Sir/Madam,

I, Pratik Gupta, authorized representative of M/s Prime Build, would like to bring to your kind attention a rectification in the land use details provided during the submission of our application for the project named "SS Mirage".

At the time of filing the application, the total land area admeasuring 228.075 sq. mtr was mistakenly considered entirely as residential. However, upon further verification, it has come to our notice that the land comprises both residential and commercial components, as detailed below:



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- Residential Area: 214.465 sq. mtr
- Commercial Area: 13.609 sq. mtr

Accordingly, the registration fees paid earlier were calculated on the entire area as residential, i.e., 228 sq. mtr \times ₹ 10 = ₹ 2,280.

As per the correct bifurcation and applicable fee structure, the revised fees should be:



- Residential: 214 sq. mtr \times ₹ 10 = ₹ 2,140
- Commercial: 14 sq. mtr \times ₹ 50 = ₹ 700
- Total Payable: ₹ 2,840

Thus, there is a differential amount of ₹ 560 (₹ 2,840 - ₹ 2,280) which we are willing to pay to rectify the discrepancy.

We sincerely regret the oversight and request you to kindly consider our application for rectification and allow us to deposit the balance amount of ₹ 560 at the earliest.

Thank you for your understanding and cooperation.

Yours faithfully,

Pratik Gupta
Authorized Representative
M/s Prime Build
Date: 19.06.2025
Place: Kolkata

Identified by
Debasish Choudhury
Advocate
Alipore Judges' Court
Kol-70002,
WB/929/1983

Signature Attested

S. P. SINGH
NOTARY
Govt. of India
Reg. No. 2024/2001



20 JUN 2025