

Sl. No. 205 dated 25 AUG 2023



पश्चिम बंगाल WEST BENGAL



AFFIDAVIT CUM DECLARATION

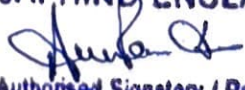
(Order No 309-RERA, Dated 15.03.2023)

I, **SRI.ANUPAM DAS** (PAN no : **AGLPL5826A**, Aadhaar Card No. **8731 0280 9813**), son of Late Prasanta Kumar Das, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 2B, Gour Mohan Ghosh Road, P.O & P.S. Bhowanipore, Kolkata-700025, Partner of M/s. **JAI HIND ENCLAVE** (PAN no : **AANFJ2530K**), (**LEAD DEVELOPER**) duly Authorized by the promoters of the Proposed Project do hereby solemnly declare, undertake and state as under:

- 1) That the Agreement for sale /Builder buyer agreement of our Project "**ASTER HEIGHTS**" is in accordance to annexure-A of the West Bengal Real Estate (Regulation and 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 and Development) Act, 2016 & the West Bengal Real Estate (Regulation and Development) Rules, 2021.

Cont 02 Pages

25 AUG 2023

JAI HIND ENCLAVE

Authorized Signatory / Partner

:: 02 ::

- 3) That if any Provision in agreement for sale is in contravention with the Real Estate (Regulation and Development) Act, 2016 & the West Bengal Real Estate (Regulation and 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.

Deponent

For JAI HIND ENCLAVE (LEAD DEVELOPER)

JAI HIND ENCLAVE

Anupam Das
Authorised Signatory / Partner

(Authorized Signatory)

ANUPAM DAS
(PARTNER)



VERIFICATION

The content of my above Affidavit cum Declaration is true and correct and nothing material has been concealed by me there from.

Verified by me at Kolkata on this 25th Day of August, 2025.

Identified by me :

Deponent

For JAI HIND ENCLAVE (LEAD DEVELOPER)

JAI HIND ENCLAVE

Anupam Das
Authorised Signatory / Partner

(Authorized Signatory)

ANUPAM DAS
(PARTNER)

Solemnly declared and affirmed
before me on identification at
Alipore Judges' Court, Kolkata-
700 027 at Alipore, under the
Notaries Act, at *10:30* A.M./P.M.

RK
RAJSEKHAR KUNDU
Notary, Govt. of West Bengal
Regd. No.: 095/2022

25 AUG 2025