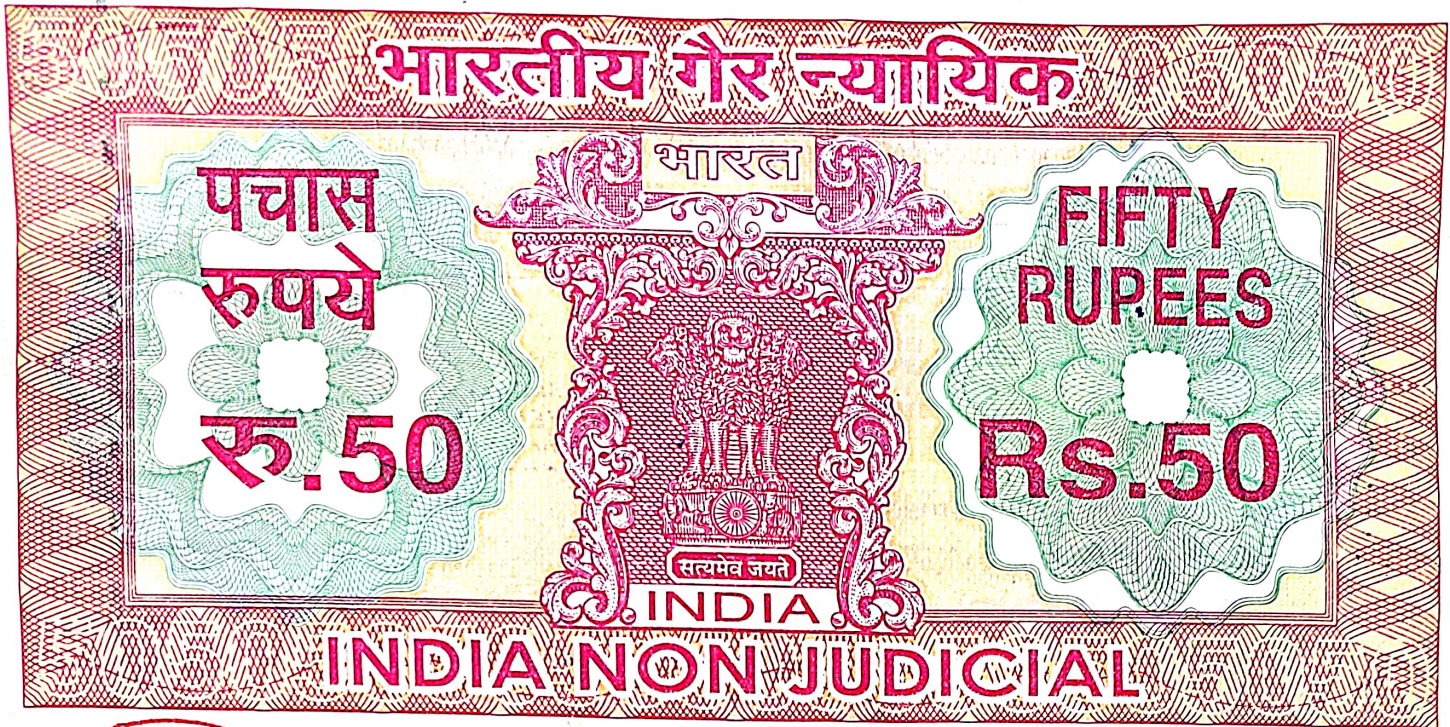




पश्चिम बंगाल WEST BENGAL

AN 710744



UTHSHABHARA DEVELOPERS PVT. LTD.
DIRECTOR

TO WHOMSOEVER IT MAY CONCERN

Affidavits cum Declaration of Mukesh Goyal duly authorized by the promoter of the proposed project "Right Angle" situated at Naukaghata, Asian Highway-02, 3rd Mahananda Bridge, Siliguri – 734015 vide its authorization dated 25/08/2025.

ℓ

Debashish Chakraborty
Notary Govt of India
Siliguri, Darjeeling
Regd No 13792

25 AUG 2025

NO 3326 DATED 25/7/25
SOLD TO Utshadharadevelopers Pvt Ltd
OF 84
RUPEES 50/-

S. K. Sarker
(S. K. Sarker)
STAMP VENDOR,
A.D.S.R. Office, Siliguri
L/No. 3/1975



I, **Mukesh Goyal** S/o S/o of **Roshanlal Goyal** R/o The 42, 49/50th floor, Flat- 49B, 42B Chowrangee Road, Near Maidan Metro Station Park Street Area, Post Office: Middleton Row, Police Station: Middleton Row, Kolkata-700071, West Bengal duly authorized by the promoter of the proposed project "**Right Angle**" situated at Naukaghata, Asian Highway-02, 3rd Mahananda Bridge, Siliguri – **734015**, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for sale/Builder buyer agreement of our Project "**Right Angle**" situated at Naukaghata, Asian Highway-02, 3rd Mahananda Bridge, Siliguri – **734015**, accordance to Annexure A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.
2. That none of terms and conditions of the Agreement to sale presented by us violate the provisions of the Real Estate (Regulation & Development) Act, 2016 & 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 & West Bengal Real Estate (Regulation & Development) Rules, 2021 in that case provisions of Act & Rules shall prevail in those cases.
4. That if any contradiction arises in the future the deponent will be responsible for it.




Deponent

Verification

I hereby affirm that the contents of this Affidavit cum Declaration are true and correct to the best of my knowledge and belief, and no material information has been concealed.

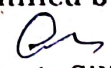
Verified at Siliguri on this 25th day of August, 2025.

AFFIDAVIT
Solemnly Affirmed before me
by Mukesh Goyal
Of R. Chakraborty
Identified by 25th day of Aug, 2025


Debashish Chakraborty
Notary Govt of India
Siliguri, Darjeeling
Regd No. 13797

UTSHAVDHARA DEVELOPERS PVT. LTD.

DIRECTOR
Deponent

Identified by me

Advocate Siliguri
R. Chakraborty
Advocate, Siliguri

25 AUG 2025