



পশ্চিমবঙ্গ সরকার WEST BENGAL

39AA 720274

BEFORE THE LD. NOTARY PUBLIC AT SILIGURI

TO WHOMSOEVER IT MAY CONCERN

Affidavits cum Declaration of Vivek Agarwal duly authorized by the promoter of the proposed project Leverage Ratna Heights vide its authorization dated 17-03-2025

I, Vivek Agarwal, S/o Gobind Prasad Agarwal, aged 38 Years, R/o Gobind Prasad Agarwal, Tower-4, 11th floor, Flat no D, Upwan Apartment, Uttarayan, Flat no D, Upwan Apartment, Uttarayan, Beside Neotia Hospital,, Matigara, PO: Matigara, DIST: Darjeeling, West Bengal – 734010 duly authorized by the promoter of the proposed project Leverage Ratna Heights, do hereby solemnly declare, undertake and state as under:

Contd...P/2.


TANMAY MITRA
Notary Govt. Of West Bengal
Siliguri, Darjeeling
Regd. No. 167/2024

30 OCT 2025

JUDICIAL STAMP

Sl. No. 1979 Dated 30-10-28
Name Vivek Aggarwal
of Shg
Value Rs. 20/- (Rupee) Twenty only

Sandhya Saha Goon
Govt. Stamp Vendor
Singuri Court
License No. 174/RM dated 20/10/28



TAJANAY WILIA
SINGURI COURT
30-10-28



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1. That the Agreement for sale/Builder buyer agreement of our Project "Leverage Ratna Heights" 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.

✓ LEVERAGE RATNA HEIGHTS
Uves Agarwal
Deponent PARTNER

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 30th day of October 2025.

✓ LEVERAGE RATNA HEIGHTS

Uves Agarwal
Deponent PARTNER

AFFIDAVIT
Solemnly Affirmed before me
by Vivek Agarwal
of Uves Agarwal & Partners
Identified by Adv. Saurav
This the 30th day of October 2025
at AM/PM.

TANMAY MITRA
Notary Govt. of West Bengal
Siliguri, Darjeeling
Regd. No. 187/2024
30 OCT 2025

IDENTIFIED BY ME
Saurav
Advocate/Siliguri