

SL. No. 11335 Dated 19/8/25



BEFORE THE NOTARY PUBLIC
AT BIDHANNAGAR
DIST.- NORTH 24 PARGANAS
बंगाल WEST BENGAL



TO WHOMSOEVER IT MAY CONCERN
AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of 'OM SAI CONSTRUCTION' [PAN. AAHF09577B], Developer & Promoter of the proposed project named 'FORTUNE PLAZA' represented by its Partner SWAPAN MUKHERJEE [PAN. AEWPM8694J] [AADHAAR 965062560347].

I, SWAPAN MUKHERJEE [PAN. AEWPM8694J] [AADHAAR 965062560347], son of Late Sudhin Mukherjee, residing at Swasti Apartment (Pubali), I/H-15A, Aswini Nagar, P.O.- Aswini Nagar, P.S.- Baguiati, Kolkata-700159, Partner of 'OM SAI CONSTRUCTION' [PAN. AAHF09577B], promoter and partner of the proposed project named 'FORTUNE PLAZA' do hereby solemnly declare, undertake and state as under:

19 AUG 2025

22616

Sr. No. Sold to **ANAMIKA SWARNAKAR**
ADVOCATE

Address..... **JUDGES' COURT, BARASAT**
Registration No: F/1314/918/2011.

A. K. Maity

Licensed Stamp Vendor

10, Old Post Office Street

Kolkata - 700001

Rs. 10/- (Rupees Ten) only

Sign. .. 

28 JUN 2025



RECEIVED
JUDGES' COURT
BARASAT
28 JUN 2025

1. That the Agreement for Sale/Builder Buyer Agreement of our Project '**FORTUNE PLAZA**' 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.

OM SAI CONSTRUCTION
Swapan Mukherjee
Deponent
Managing Partner

Verification

I, **SWAPAN MUKHERJEE [PAN. AEWPM8694J] [AADHAAR 965062560347]**, son of Late Sudhin Mukherjee, residing at Swasti Apartment, Pubali, I/H-15A, Aswini Nagar, P.O.-Aswini Nagar, P.S.-Baguiati, Kolkata-700159, , do solemnly affirm that the contents of my

Solemnly Affirmed & Deponent Affidavit cum Declaration are true and correct and nothing before me on identification of material has been concealed by me therefrom.
Signed before me

Verified by me at Kolkata on thisday of, 2025

Aloke Bepari
ALOKE BEPARI
★ NOTARY ★
GOVT. OF INDIA
Regd. No. 53927/25
Bidhannagar Court
Dist.- North 24 Pgs

1 9 AUG 2025

Anamika Swarnakar
ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT