



Before the Notary (W.B.)
Barasat, North 24 Pgs.

47AB 687372

AFFIDAVIT CUM DECLARATION

We, (1) SRI NABIN PATRA, having PAN EFMPP6257K, AADHAAR NO. 7819 9754 1465, M- 9874611084, by faith - Hindu, by Nationality - Indian, by occupation - Daily Labour, (2) SRI SUNIL PATRA, having PAN AYNPP2786M, AADHAAR NO. 9742 8550 3194, M- 8013145759, by faith - Hindu, by Nationality - Indian, by occupation - Daily Labour, (3) SRI SHANKAR PATRA, having PAN DOMPP8757J, AADHAAR NO. 7787 6373 2319, M- 8420654351, by faith - Hindu, by Nationality - Indian, by occupation - Daily Labour, (4) SRI PRADIP PATRA, having PAN- CHLPP5791F, AADHAAR NO. 4436 6350 4949, M- 9007133635, by faith - Hindu, by Nationality - Indian, by occupation - Daily Labour and (5) SRI DILIP PATRA, having PAN - DOMPP8758H, AADHAAR



2401
20 OCT 2020
20 OCT 2020

20 OCT 2020

NAME.....
ADD.....
Rs.....

16 OCT 2020

S. CHATTERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kolkata

gaur

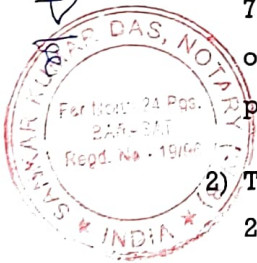
16 OCT 2020

16 OCT 2020

NO. 6504 7371 9908, M- 9239145338, by faith - Hindu, by Nationality - Indian, by occupation- Daily Labour, all are the sons of Late Haran Patra, all residing at Krishnapur, Mahishgot, Post Office - Krishnapur, Police Station - New Town, Kolkata - 700102, Dist. North 24-Parganas, the Landowners herein do hereby jointly declare and state as follows:

- 1) That we are the absolute and recorded owners of **ALL THAT** piece and parcel of Bastu land measuring about **07 Decimals** equivalent to **4 (four) 3 (three) Chittacks 33 (thirty three) sq.ft** more or less together with 600 sq.ft more or less tiles shed structure thereon **comprising land measuring 1 Decimal (0.0807 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1291, **comprising land measuring 2 Decimal (0.06485 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1293, **comprising land measuring 1 Decimal (0.0807 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1294, **comprising land measuring 1 Decimal (0.0806 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1295 **and comprising land measuring 2 Decimal (0.1124 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1296, in Plot Nos. B, C, D, E & F, lying and situated at Mouza - Mahishgot, J.L. No.20, Re. Su. No. 204, Touzi No. 172, within the jurisdiction of New Town Police Station, under Bidhannagar Municipal Corporation, Ward No. 27, Mohishgote Road, Kolkata - 700102, under A.D.S.R. Office at Rajarhat, Newtown, in the District of North 24-Parganas, West Bengal which is morefully and particularly described in the Schedule hereunder written.

- 2) That we are entered into a registered Development Agreement on 20/05/2020 with the Developer namely "**ANNAPURNA DEVELOPERS**", PAN - **ABNFA7994B**, a Partnership Firm, having its Office address at Village + P.O. - Kulberia, Ground Floor, Police Station - K.L.C., District South 24-Parganas, Pin- 743502, represented by its partners namely (i) **SRI DEBASHIS MONDAL**, son of Sri Prosanta Mondal, PAN- **ANQPM8562L**, **AADHAAR NO. 8198 8856 4824**, M- **9874887077**, by faith - Hindu, by Nationality - Indian, by occupation - Business, residing at Vill+P.O. - Kulberia, Police Station- K.L.C, Dist.- South 24 Parganas, Pin- 743502 and (ii) **SRI AMIT KUMAR SAHA**, Son of Sri Nani Gopal Saha, PAN- **CWGPS7605P**, **AADHAAR NO. 3601 0136 8855**, M- **8420157535**,



20 OCT 2020

by faith - Hindu, by Nationality - Indian, by occupation - Business, residing at DD-12/11, Sahapara, Deshbandhu Nagar, Baguiati, P.O.- Deshbandhu Nagar, Police Station - Baguiati, Kolkata - 700059 which was duly registered before the A.D.S.R Rajarhat, Newtown and recorded the same in Book No. I, Volume No. 1523-2020, Pages from 140292 to 140353, Being No. 152303387 for the year 2019 and thereafter we also registered a Development Power of Attorney on 20/05/2020 in favour of the developer which was duly registered before the A.D.S.R Rajarhat, Newtown and recorded the same in Book No. I, Volume No. 1523-2020, Pages from 140520 to 140558, Being No. 152303392 for the year 2019 2020.

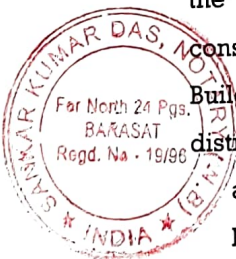
3) That as per terms of the said registered Development Agreement we will get **46.5% (Forty Six point Five percent)** construction area of the proposed (G+4) storied building as per Building Sanctioned Plan from the Developer which to be distributed on as follows:

- a) Entire First Floor.
- b) Entire Fourth Floor.
- c) Balance area on the Ground Floor (Back side).

4) That due to some technical problem the Developer herein could not construct (G+4) storied building and only will sanction (G+3) storied building from the Bidhannagar Municipal Corporation and after knowing the same from the Developer we are agreed with the Developer to get **46.5% (Forty Six point Five percent)** construction area of the proposed (G+3) storied building as per Building Sanctioned Plan from the Developer which to be distributed on as follows:

- a) Entire First Floor.
- b) 50% share of Third Floor (Back side).
- c) Balance area on the Ground Floor (Back side).

And the Developer will get rest portion of the proposed (G+3) storied building as per Building Sanctioned Plan from the Bidhannagar Municipal Corporation after giving our aforesaid allocation.



20 OCT 2020

Handwritten signature in blue ink.

- 5) It is pertinent to mentioned herein that the Developer will not install the "LIFT" of the below Schedule property.
- 6) That we are agreed to execute a supplementary agreement with the Developer for allocation of the aforesaid ratio.

THE SCHEDULE OF THE PROPERTY ABOVE REFERRED
(TOTAL LAND)

ALL THAT piece and parcel of Bastu land measuring about **07 Decimals** equivalent to **4 (four) 3 (three) Chittacks 33 (thirty three) sq.ft** more or less together with 600 sq.ft more or less tiles shed structure thereon **comprising land measuring 1 Decimal (0.0807 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1291, **comprising land measuring 2 Decimal (0.06485 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1293, **comprising land measuring 1 Decimal (0.0807 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1294, **comprising land measuring 1 Decimal (0.0806 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1295 **and comprising land measuring 2 Decimal (0.1124 share)** in R.S & L.R Dag No. 796, L.R Khatian No. 1296, in Plot Nos. B, C, D, E & F, lying and situated at Mouza - Mahisgot, J.L. No.20, Re. Su. No. 204, Touzi No. 172, within the jurisdiction of New Town Police Station, under Bidhannagar Municipal Corporation, Ward No. 27, Mohisgote Road, Kolkata - 700102, under A.D.S.R. Office at Rajarhat, Newtown, in the District of North 24-Parganas, West Bengal and the entire property is butted and bounded as follows:-

ON THE NORTH : R.S. Dag No.797

ON THE SOUTH : 30 ft. wide Canal Side Road (krishnapur).

ON THE EAST : R. S. Dag No.936

ON THE WEST : R.S. Dag No.796.

The aforesaid statements of the foregoing paragraphs are true and correct to the best our knowledge and belief.

দুইসহ

১৪/১০/২০২০

১৪/১০/২০২০

20 OCT 2020

ଶ୍ରୀମତୀ ସୁମିତ୍ରା

WITNESSES :-

1.

ଶ୍ରୀମତୀ ସୁମିତ୍ରା

ଶ୍ରୀମତୀ ସୁମିତ୍ରା

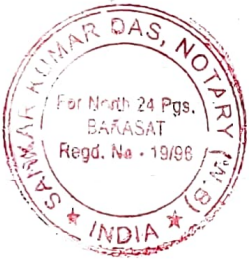
2.

ଶ୍ରୀମତୀ ସୁମିତ୍ରା

ଶ୍ରୀମତୀ ସୁମିତ୍ରା

20/10/2020

3.



SIGNATURE OF DEPONENT

Drafted by me

Sankar Kumar Das
(Notary)

ATTESTED
S.K. Das
S. K. DAS
Notary (W.B.)
Barasat, North 24 Pgs
Regn No 19/96
20 OCT 2020

CHECKED BY
[Signature]
NOTARY CLERK

20 OCT 2020