



WEST BENGAL

10AC 278131

TO WHOMSOEVER IT MAY CONCERN

I, Shishir Gupta, son of Late Shree Bhagwan Gupta, being one of the designated partners of Vinayak Realtech Properties LLP, having its registered office at T-68, Teghoria Main Road (Near Loknath Mandir), Kolkata – 700157, District North 24 Parganas, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for Sale/Builder buyer agreement of our Project 'RAAJKUTIR' 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.

Identified by
[Signature]
Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No. WB/154-A/11

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.M's Court
Kolkata-700 001

05 DEC 2025

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

[Signature]
PADMA DAS
NOTARY

Deponent
FOR Vinayak Realtech Properties LLP

[Signature]
Shishir Gupta (Designated Partner)