



WEST BENGAL

94AB 736000

BEFORE THE NOTARY AT BARRACKPORE
NORTH 24 PARGANAS

Affidavit as per Section 17 read with Clause (n) of Section 2 of the Real Estate
(Regulation and Development Act), 2016

Affidavit cum Declaration for 'Common Area'

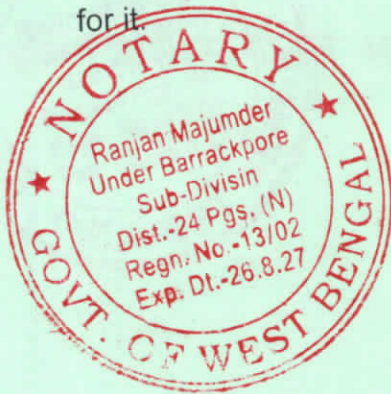
Affidavit cum Declaration of **M/S HAPPY DEVELOPER** promoter of the proposed
project named "**JONAKI APARTMENT II**" represented by its Partner Sri
Chanchal Mukherjee

I, Sri Chanchal Mukherjee s/o-Sri Nema Chandra Mukherjee, Partner of M/s. Happy
Developer, promoter of the proposed project named "**JONAKI APARTMENT-II**"
do hereby solemnly declare, undertake and state as under:

2 8 AUG.2024

That the Agreement for Sale/Builder Buyer Agreement of our Project "JONAKI APARTMENT" is in accordance to Annexure - A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.

1. 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.
2. 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.
3. That if any contradiction arises in the future the Deponent will be responsible for it.



chanchal mukherjee
Deponent

Verification

I, Sri Chanchal Mukherjee s/o-Sri Nemai Chandra Mukherjee, by Nationality Indian, by Occupation Business, residing at Dr. Gopal Chatterjee Road, P.O. Sukchar, P. S. Khardah, Kolkata 700115 in the District of North 24-Parganas, do solemnly affirm that the contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 28th day of August, 2024.

Solemnly Affirmed
&
Declared Before Me
On Identification

an

RANJAN MAJUMDER
NOTARY
Regd. No.-13/02

28 AUG 2024

chanchal mukherjee
Deponent