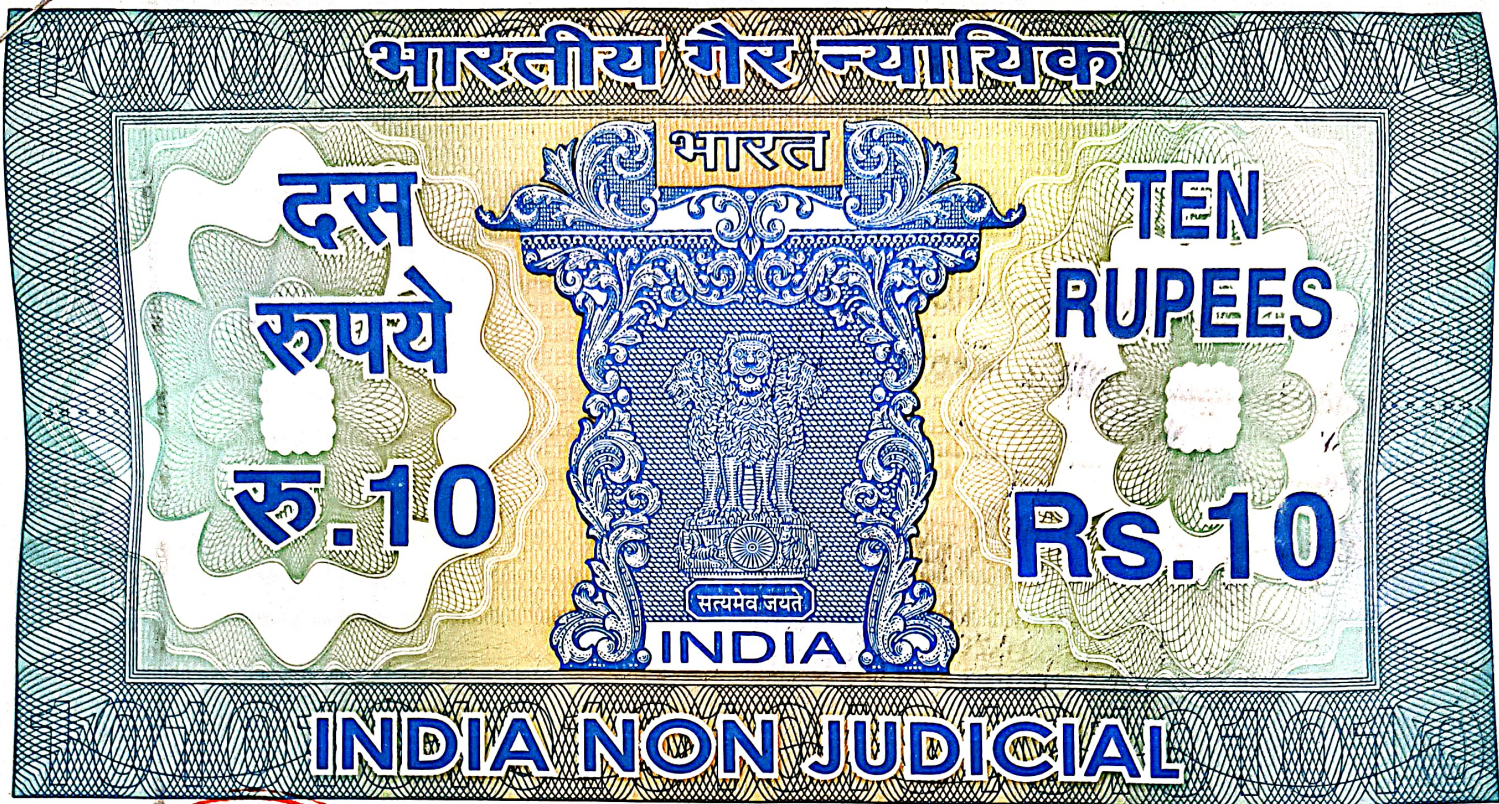




INDIA NON JUDICIAL



WEST BENGAL

24AC 597676

FORM-B

[See rule 3(4)]

AFFIDAVIT CUM DECLARATION



I, Mr. Intekhab Alam, Son of Mr. Mahboob Alam, aged about 42 years, residing at Block-1, Flat-2C, Aspiration Serenity, 2 Ganesh Ghosh Lane, Kolkata - 700039, do hereby solemnly affirm and declare as under:

1. That I am the Owner as well as the Promoter of the real estate project named "Ambience Serenity 2", to be developed on the land situated at Premises No. 1878, Laskerhat, Kolkata - 700039.
2. That I have legal and absolute title to the said land, and the same is free from all encumbrances.
3. That the said project is being developed by me in my capacity as Owner-cum-Promoter, and no other person or entity has any right, title, interest, or development rights in the said project, except as disclosed to the Authority.
4. That the project shall be completed on or before 15-12-2030, and I undertake to adhere to the timeline declared before the Real Estate Regulatory Authority.

Debraj Bhattacharya
Notary, Govt. of W.B.
Regd. No. 063/2022
Bankshall Court, Calcutta

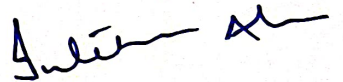
30 MAR 2026

5. That seventy percent (70%) of the amounts realized from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank, to cover the cost of construction and land cost, and shall be used only for that purpose.
6. That the amounts from the separate account shall be withdrawn in proportion to the percentage of completion of the project, and such withdrawals shall be certified by an engineer, an architect, and a practicing chartered accountant.
7. That I shall get the accounts audited within six months after the end of every financial year by a practicing chartered accountant, and shall produce a statement of accounts duly certified and signed by such chartered accountant, confirming that the amounts collected have been utilized for the project and withdrawals have been in compliance with the proportion to the percentage of completion.
8. That I shall obtain all pending approvals in a timely manner from the competent authorities.
9. That I have furnished all such other documents as prescribed under the provisions of the Real Estate (Regulation and Development) Act, 2016 and the rules and regulations made thereunder.
10. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot, or building in the said project.

VERIFICATION

The Contents of my above affidavit cum declaration are true and correct to my knowledge and belief, and nothing material has been concealed by me therefrom

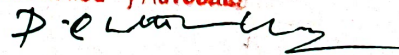
Verified at Kolkata on this 30th day of March, 2026



DEPONENT



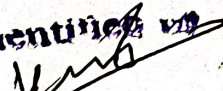
Solemnly Affirmed and
Declared Before me Deponents
Signature Identified by Advocate



Notary

Debraj Bhattacharya
Notary, Govt. of W.B.
Regd. No. 063/2022
Bankshall Court, Calcutta

30 MAR 2026

Identified by

Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No. WB/154 A/134