



पश्चिम बंगाल WEST BENGAL

KOLKATA  
SHASHI BHUSHAN MAJHI  
REGN. NO. 54381/2025  
Exp. Dt. 6/5/2030

08AC 895759



TO WHOMSOEVER IT MAY CONCERN

Affidavit cum Declaration

Affidavit cum Declaration of Shri Sandip Kundu, Partner of M/s. Nirman Construction promoter of the proposed project, **NIRMAN - IX** at Premises No. 134, Satindra Pally, under Ward No. 111 of Borough - XI of KMC, PS - Bansdrone, Kolkata - 700084, WB, India

I, Sandip Kundu, Son of Samir Kundu, resident of L-41, GARIA, KAMDAHARI, BOSE PARA, KOL-700084, promoter of the proposed project, **NIRMAN - IX** at Premises No. 134, Satindra Pally, under Ward No. 111 of Borough - XI of KMC, PS - Bansdrone, Kolkata - 700084, WB, India, do solemnly declare, undertake and state as under:

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

SHASHI BHUSHAN MAJHI  
NOTARY GOVT. OF INDIA  
REGN. NO. 54381/25  
City Sessions & Chief Judicial  
Magistrate Court  
2&3, Bank Street, Kol-1

10 JAN 2026

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.

*Sandip Kundu*  
Deponent

Verification

I, Sandip Kundu, Son of Samir Kundu, resident of L-41, GARIA, KAMDAHARI, BOSE PARA, KOL-700084, 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 10th day of January, 2026

Identified  
*[Signature]*  
Himadri Chakraborty  
Advocate  
CJM Court, Calcutta  
Enrolment No. WB/154-A/1174

*Sandip Kundu*  
Deponent

SHASHI BHUSHAN MAJHI  
NOTARY GOVT. OF INDIA  
REGN. NO. 54381/25  
City Sessions & Chief Judicial  
Magistrate's Court  
28/2, Park Street, Kol-1

Solemnly Affirm & Declared Before  
me on Identification of Ld. Advocate

*[Signature]*  
NOTARY

10 JAN 2026