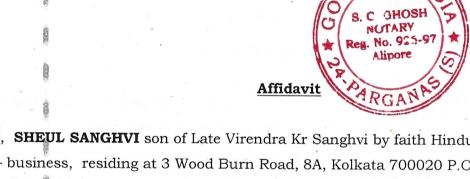
SI. No. ...



পশ্চিমৰুগ पश्चिम बंगाल WEST BENGAL

95AB 539795



I, **SHEUL SANGHVI** son of Late Virendra Kr Sanghvi by faith Hindu, by occupation – business, residing at 3 Wood Burn Road, 8A, Kolkata 700020 P.O Lala Lajpat Rai Sarani, P S Bhowanipore, one of the partner of **M/S SATVAN REALTY**, **(PAN-AFBFS4080E)**, a partnership firm, having its office at - 2 Dr Rajendra Road, Kolkata 700020, P. O Lala Lajpat Rai Sarani, P S Bhowanipore, **Developer** of the proposed project named – "OMKARA" being premises No. **03-0796** in street no. **0796** (13 M. **WIDE**) (Erstwhile plot No. **IIIB 636 in Block No. AA-IIIB**), under category- **HIGI -II**, situated in the New Town, Police Station: **New Town**, Dist. North 24 Pargana's Erstwhile in the Panchayat Area Falling within MOUZA – Patharghata J.L No.36 under Patharghata G. P. West Bengal, India, do hereby solemnly declare, undertake and state as under;



1 8 SEP 2024

1. That New Town Development Authority has approved sangtion slan THOSHe project "OMKARA", Building sanction PIN 00300796202404 likegdated 199 APRIL 2024. Date of Sanction: 04.09.2024.

That we undertake to abide by the provisions contained in section 7 port 2. said Act read with clause (n) of section 2 relating to 'Common Area' of Project "OMKARA"

- 3. That none of the terms and conditions of the Agreement for sale presented by us, violate the provisions relating to 'Common Area' of the Real Estate (Regulation & Development) Act,2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021.
- 4. That if any provision in Agreement For Sale relating to 'Common Area' 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.
- 5. That if any contradiction arises in future the deponent will be responsible for it.

VERIFICATION

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from

Verified by me at KOLKATA on this Day of September 2024

SATVAN REALTY

Alipore

DEPONENT

Solemnly Affirmed & Declared Before me on "gentification

S. C. GHOSH. Notas Alipore Police Court, Kol-27 Reg. No. 925/97. Govt. of India Identified by me Advocate