

भारतीय गैर न्यायिक



INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

13AC 826026



BEFORE THE NOTARY PUBLIC
AT ALIPORE, KOLKATA-27

AFFIDAVIT CUM DECLARATION

(Order No 309-RERA, Dated 15.03.2023)

I, SRI. TAPAS KUMAR DAS (PAN no : AESPD5910J) (Aadhaar No. 3346 9689 6815) son of son of Late Kshirod Chandra Das, by faith - Hindu, by Occupation - Business, by Nationality - Indian, residing at 520, Peyara Bagan, Post Office : Laskarpur, Police Station : Narendrapur, Kolkata - 700153, District South - 24 Parganas, in the state of West Bengal, PROPRIETOR OF M/s. DAS CONSTRUCTION & DEVELOPER " (Pan no : AESPD5910J), (DEVELOPER) duly Authorized by the promoters of the Proposed Project do hereby solemnly declare, undertake and state as under:



1) That the Agreement for sale /Builder buyer agreement of our Project "MONORAMA APARTMENT" is in accordance to annexure-A of the West Bengal Real Estate (Regulation and 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 and Development) Act, 2016 & the West Bengal Real Estate (Regulation and Development) Rules, 2021.

Das Construction & Developer

Tapas K. Das

Proprietor

Cont 02 Pages

20 JAN 2026

26 DEC 2025

Name..... S. S. Ali, Advocate

Address..... ALIPORE POLICE COURT, KOL-27

Vendor.....

I. CHAKRABORTY
6B, Dr. Rajendra Prasad Sarani
Kolkata-700 001



ANNUAL CUM DECLARATION

Order No 303-REB, Dated 12.03.2023

AN AGREEMENT BY THE PARTIES OF THE PROPOSED PROJECT TO SET UP A
A. THE PARTIES CONCERNED ARE THE DEPARTMENT OF WATER SUPPLY AND
THE GOVERNMENT OF KARNAKHA GAS (PVT) LTD. (REG. NO. 3346/888/8815) (SINCE
APPROVED BY THE GOVERNMENT OF SRI LANKA) AND THE GOVERNMENT OF
KARNAKHA GAS (PVT) LTD. (REG. NO. 3346/888/8815) (SINCE APPROVED BY
THE GOVERNMENT OF SRI LANKA).

Section 207 of the Regulation and Development of the Vassal-land, as in force in consequence of the Amendment Act of 1951.

See Note 6 to West Bengal Best Estates (Registration and Development) Act, 1952.

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3) That if any Provision in agreement for sale is in contravention with the Real Estate (Regulation and Development) Act, 2016 & the West Bengal Real Estate (Regulation and 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.

Das Construction & Developer

Tapas K. Das

Proprietor

Deponent

For DAS CONSTRUCTION & DEVELOPER

(Authorized Signatory)

TAPAS KUMAR DAS

(PROPRIETOR)

VERIFICATION

The content of my above Affidavit cum Declaration is true and correct and nothing material has been concealed by me there from.

Verified by me at Kolkata on this 20th Jan Day of, 2026

Identified by me :

Das Construction & Developer

Tapas K. Das

Proprietor

Deponent

For DAS CONSTRUCTION & DEVELOPER

(Authorized Signatory)

TAPAS KUMAR DAS

(PROPRIETOR)

Solemnly Affirmed & Declared
before me on Identification

BIPLAB SARDAR
NOTARY
Regd. No 06/2016
Govt. Of W. Bengal

IDENTIFIED BY ME

Advocate

NABAKUMAR MUKHERJEE
Advocate
Alipore Criminal Court
Kolkata- 700027
Enr. No.- WB / 2037 / 1999

20 JAN 2026