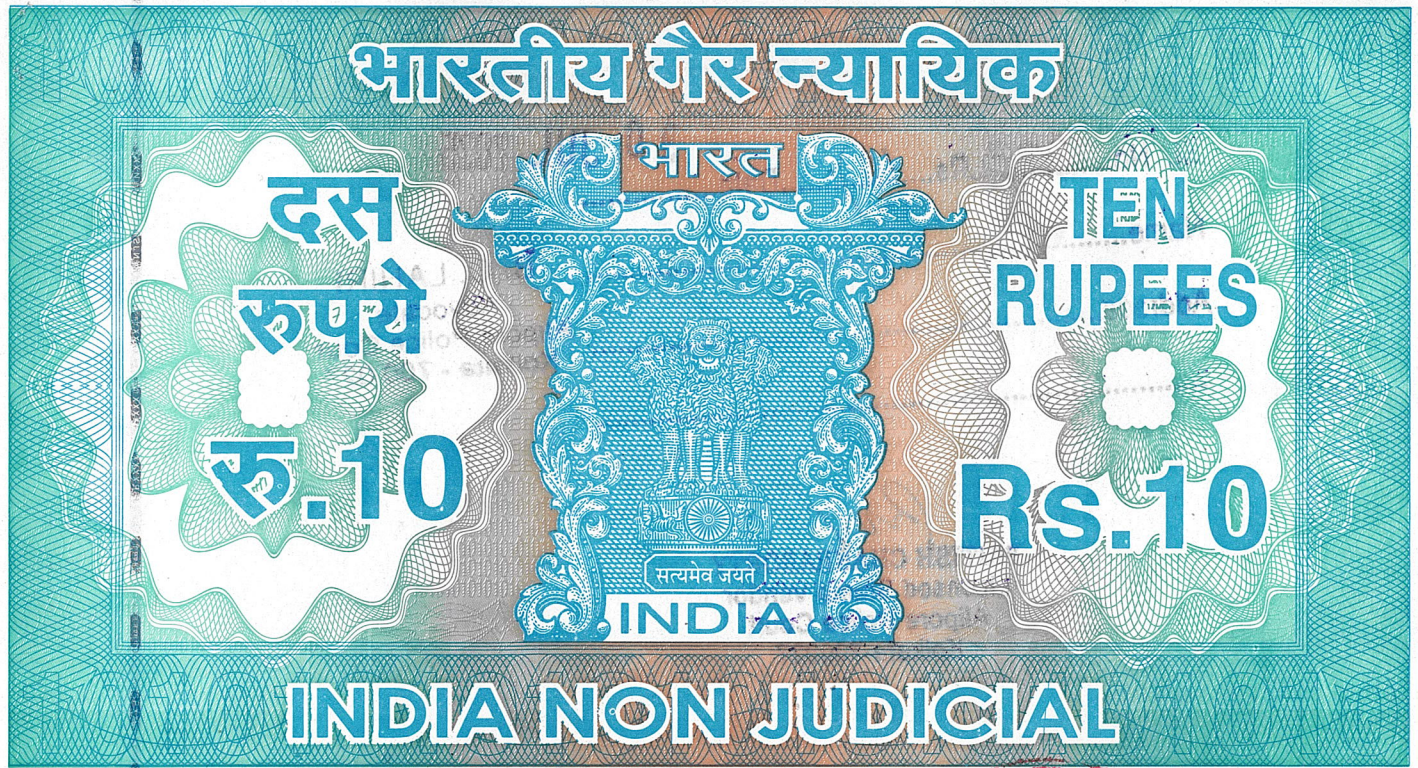
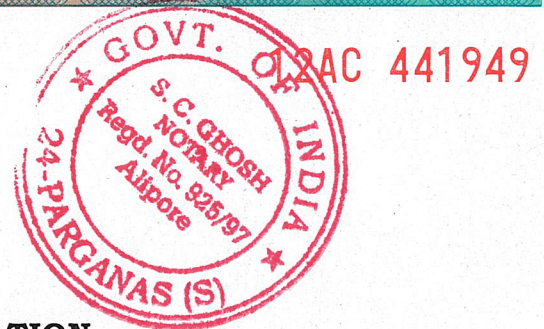




পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC
AT ALIPORE POLICE COURT



AFFIDAVIT CUM DECLARATION

I, Sudipta Halder, son of Sanat Kumar Halder, aged about 43 years, R/o Vill. Puratan Bazar, Diamond Harbour, Dist. South 24 Parganas, Pin-743331, duly authorized by the promoter of the proposed project 'La-Vita Phase-II' at Mouza- Ramkrishnapur (J.L. No.70) under P.S. Bishnupur, Dist. 24 Parganas (South), Pin-743 503, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for Sale/Builder buyer agreement of our Project 'La-Vita Phase-II' is in accordance to Annexure-A of the West Bengal Real Estate (Regulation & 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 & Development) Act, 2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021.

contd.....2



ALLOTROPE INDIA PVT. LTD.

Sudipta Halder

Authorised Signatory / Director

11 2 NOV 2025

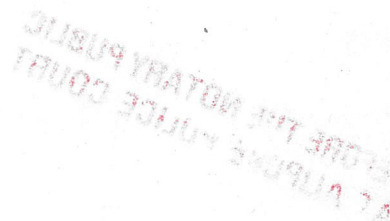
30 JUL 2025

B. C. LAHIRI

Advocate

Alipore Police Court
Kolkata - 700 027

PRITISH CHAKRABORTY
Licensed Stamp Vendor
Alipore Police Court
Kolkata-700027



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(2)

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 provision 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.

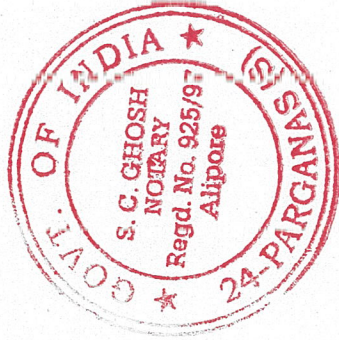
Deponent
For Allotrope (India) Pvt. Ltd.

ALLOTROPE INDIA PVT. LTD.

Sudipta Ealder

Authorised Signatory / Director

(Sudipta Ealder)



solemnly Affirmed & Declared
before me on Identification

[Signature]
S. C. GHOSH, Notary
Alipore Police Court, Kol-27
Reg. No. 925/97 Govt. of India

Identified by me

[Signature]

Advocate

12 NOV 2025