

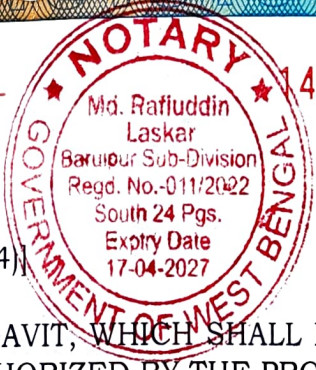
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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC AT BAKURIPUR  
KOL-144 GOV. OF WEST BENGAL

FORM 'B'  
[See rule 3(4)]

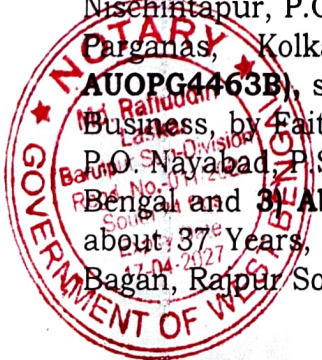


14AC 800584

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **1) Sk. Nizamuddin Alam (PAN- AWPPA6675C)** son of Sk. Samsar Alam alias Sk. Samser Alam, age about 34 Years, by Occupation- Business, by Faith- Muslim, residing at Natun Hat Nutan Para, Paschim Nischintapur, P.O. Boral, P.S. Sonarpur, Rajpur-Sonarpur (M), District- South 24 Parganas, Kolkata- 700154, West Bengal, **2) Sumon Ghosh (PAN- AUOPG4463B)**, son of Dulal Chandra Ghosh, age about 36 years, by Occupation- Business, by Faith- Hindu, resident of Natundiya, Opposite of Matree Builders, P.O. Nayabad, P.S. Sonarpur, District- South 24 Parganas, Kolkata- 700150, West Bengal and **3) Abhijit Roy (PAN- AOGPR3328Q)**, son of Kali Shankar Roy, age about 37 Years, by Occupation- Business, by Faith- Hindu, residing at Peyara Bagan, Rajpur Sonarpur (M), P.O. Laskarpur, P.S. Sonarpur, District- South 24



EDENEDGE HOUSING PRIVATE LIMITED

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EDENEDGE HOUSING PRIVATE LIMITED

*Abhijit Roy*  
**21 FEB 2026** Director

*Sumon Ghosh*  
Director

*Sk Nizamuddin Alam*  
Director

406106

No..... Sold to.....

Address.....

Rs.....

Date.....

**Rajib Kr. Mondal**  
Advocate  
Sealdan Court, Kol.-700014

16 JAN 2026

16 JAN 2026

**SIPRA DEY**

Licence No: 18A

Code: 707016 JAN 2026

1, N. S. Road, Kolkata-700 001



EMERGENCY HOUSING PRIVATE LIMITED

EMERGENCY HOUSING PRIVATE LIMITED

Director

Director

Parganas, Kolkata- 700153, West Bengal, all by Nationality - Indian being the Directors of the Promoter **M/S. EDENEDGE HOUSING PRIVATE LIMITED** of the proposed project "**MAGNOLIA**" situated at Premises No. 68, Bose Para Road, Ward No. 111 under KMC, P.O.- Garia, P.S.- Bansdrani, Dist. South 24 Parganas, Kolkata- 700084, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 21/02/2026.

We, **1) SK NIZAMUDDIN ALAM, 2) SUMON GHOSH, 3) ABHIJIT ROY**, Directors of **M/S. EDENEDGE HOUSING PRIVATE LIMITED** a Company is incorporated under the Provision of Companies Act 2013, having (CIN-U68200WB2024PTC274162 & PAN-AAICE4605J) registered Office at Holding No.- 731, Ramkrishna Nagar, Ward No. 30, P.O. Laskarpur SO, P.S. Sonarpur, District- South 24 Parganas, Kolkata- 700153, West Bengal), Promoter of the proposed project do hereby jointly declare, undertake and state as under:

- 1) Kuntal Sinha** (PAN- BCUPS2091C), son of Late Dipak Sinha, by Occupation- Business, **2) Mallika Singha Alias Mallika Sinha** (PAN- EEJPS2017J), wife of Late Dipak Sinha, by Occupation-Housewife, both by Faith-Hindu, by Nationality- Indian, resident of L-34, Kamdahari, Bose Para, P.O.- Garia, P.S.- Bansdrani, Kolkata-700084, District- South 24 Parganas, West Bengal and **3) Rakhi Paul Sinha** (PAN- BDOPP9916N), daughter of Late Dipak Kumar Sinha, by Occupation- Housewife, by Faith-Hindu, by Nationality- Indian, resident at Janakinath Basu Road, Purbachal, Rajpur Sonarpur (M), P.O.- Subhas Gram, P.S.- Sonarpur, Kolkata- 700147, District- South 24 Parganas, West Bengal, have a legal title to the land on which the development of the project is proposed is to be carried out.

AND

a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

- That the said land is free from all encumbrances.

- That the time period within which the project shall be completed by us/promoter is 23/09/2030.

- That seventy percent of the amounts realised by us/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost and shall be used only for that purpose.

- That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

- That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

EDENEDGE HOUSING PRIVATE LIMITED

*Abhijit Roy*

Director

21 FEB 2026

EDENEDGE HOUSING PRIVATE LIMITED

*Sumon Ghosh*

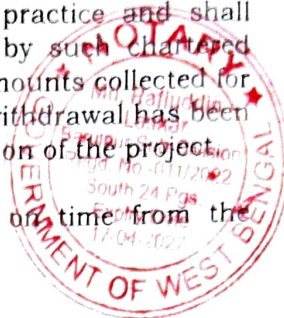
Director

EDENEDGE HOUSING PRIVATE LIMITED

*SK Nizamuddin Alam*

Director

7. That, We / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That, We / promoter shall take all the pending approvals on time from the competent authorities.
9. That, We / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, We / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



EDENEDGE HOUSING PRIVATE LIMITED

*Abul Roy*

Director

EDENEDGE HOUSING PRIVATE LIMITED

*Suman Ghosh*

Director

EDENEDGE HOUSING PRIVATE LIMITED

*Sk Nizamuddin Alam*

Director

Deponent

Verification

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 day of 21 th February, 2026

EDENEDGE HOUSING PRIVATE LIMITED

*Abul Roy*

Director

EDENEDGE HOUSING PRIVATE LIMITED

*Suman Ghosh*

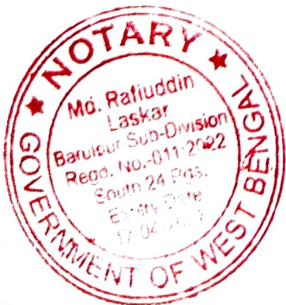
Director

EDENEDGE HOUSING PRIVATE LIMITED

*Sk Nizamuddin Alam*

Director

Deponent



Signature Attested  
On Identification

*[Signature]*  
MD. RAFIUDDIN LASKAR  
NOTARY  
Barailpur Civil & Criminal Court  
Regd. No.- 011/2022  
Govt. of West Bengal

Identified by me  
*Soumya Samanta*  
Advocate

21 FEB 2026