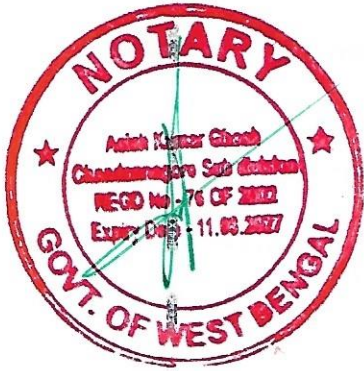




পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL BEFORE THE NOTARY PUBLIC
AT CHANDANNAGAR 94AB 372494



TO WHOMSOEVER IT MAY CONCERN

Affidavits cum Declaration of Payamanthi Mondal duly authorized by the promoter of the proposed project Madhuvanti vide its authorization dated 23/02/2026.

I, Payamanthi Mondal S/o Jayanta Kumar Mondal aged 35 years R/o Gopal Babu Road Chandamandirtala, Chandannagar Hooghly Pin 712137 duly authorized by the promoter of the proposed project Madhuvanti, do hereby solemnly declare, undertake and state as under:

ASISH KUMAR GHOSH
NOTARY
REGD. NO. 76 OF 2002
CHANDERNAGORE
HOOGHLY

23 FEB 2026

1. That the Agreement for sale/Builder buyer agreement of our Project "Madhuvanti" accordance to Annexure A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.
2. That none of terms and conditions of the Agreement to sale presented by us violate the provisions of the Real Estate (Regulation & Development) Act, 2016 & 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 & West Bengal Real Estate (Regulation & Development) Rules, 2021 in that case provisions of Act & Rules shall prevail in those cases.
4. That if any contradiction arises in the future the deponent will be responsible for it.

PHOENIX

Payamanti Mondal
Partners
Deponent

Verification

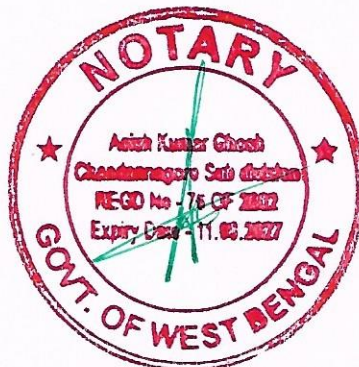
I hereby affirm that the contents of this Affidavit cum Declaration are true and correct to the best of my knowledge and belief, and no material information has been concealed.

Verified at CGR on this 23rd day of Feb. 2026

PHOENIX

Payamanti Mondal
Partners
Deponent

ASISH KUMAR GHOSH
NOTARY
REGD. NO. 76 OF 2002
CHANDERNAGORE
HOOGHLY



SIGNATURE ATTESTED

A. K. Ghosh
NOTARY
Chandernagore

23 FEB 2026