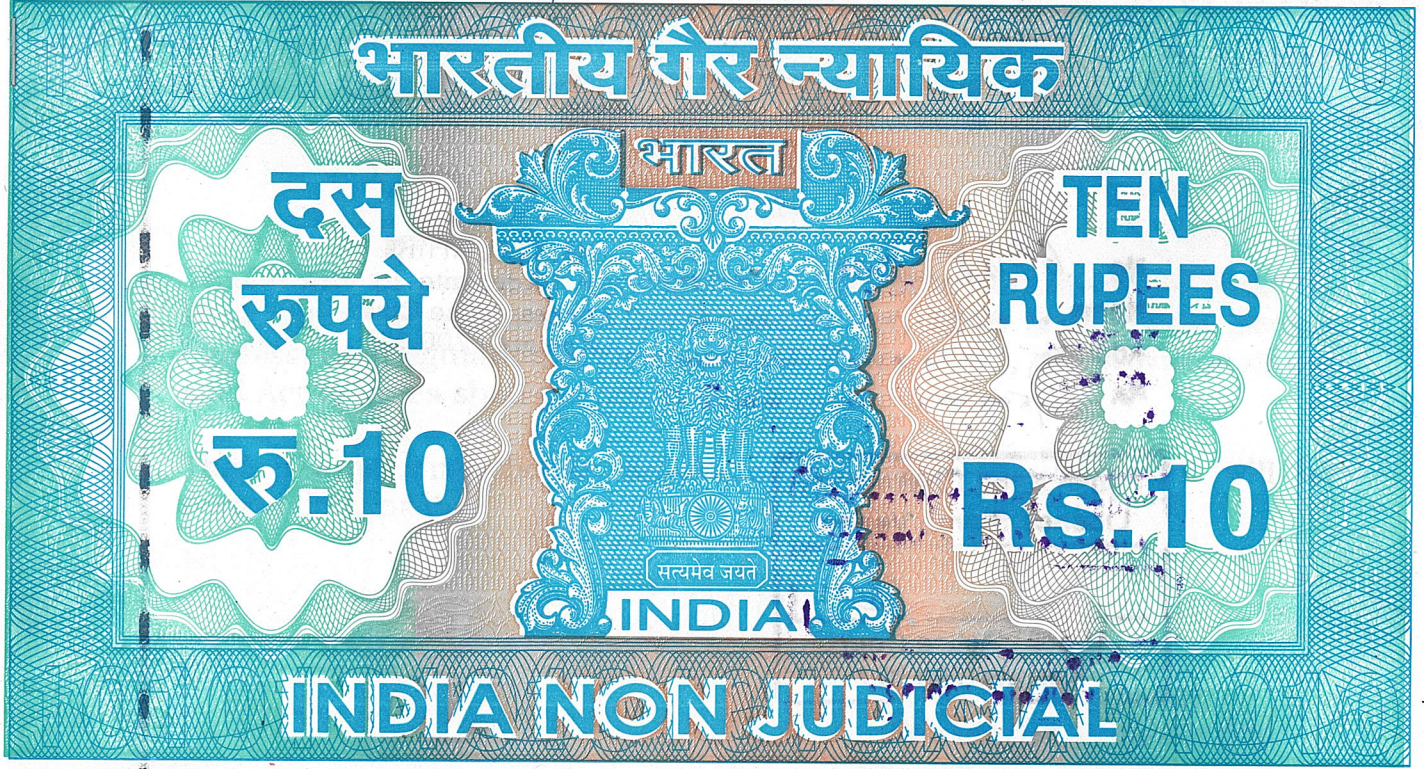


Sl. No. 24 Dated 10 DEC 2024



पश्चिम बंगाल WEST BENGAL

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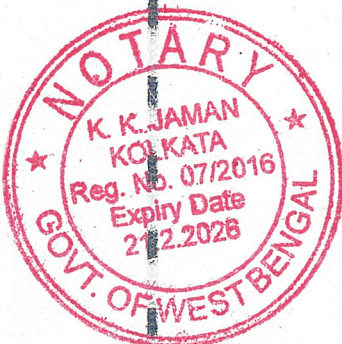
Before the Notary
at Alipore Judge's Court

AFFIDAVIT CUM DECLARATION

I, Mayank Periwal son of Kamal Kumar Periwal, aged about 26 years, R/o 37A, Baker Road, Alipore, Kolkata-700 027, duly authorized by the promoter of the proposed project 'F Residences Merlin Phase-II' at Mouza: Gopalpur, J.L. No: 02, P.S. Narayanpur, North 24 Paraganas, Kolkata-700 135, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for Sale/Builder buyer agreement of our Project 'F Residences Merlin 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



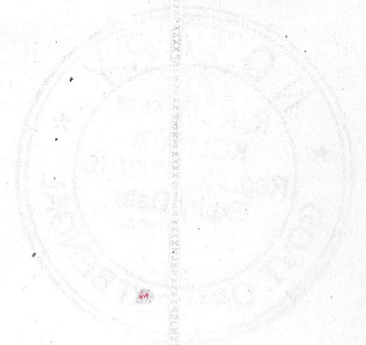
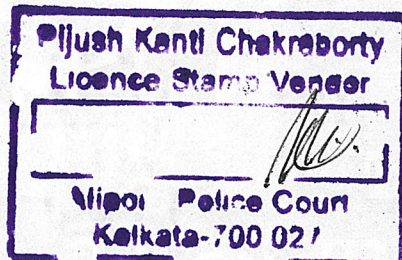
10 DEC 2024

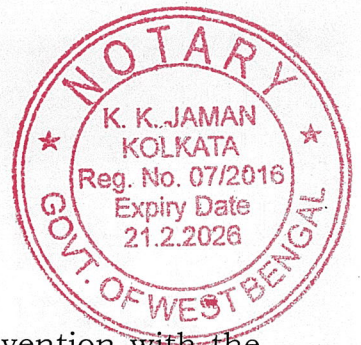
MERLIN PROJECTS LTD.
[Signature]
Authorised Signatories/Director

29 NOV 2024

No. 6068 Date
Name
Address
At 10

B. C. LAHIRI
Advocate
Alipore Police Court
Kolkata - 700 027

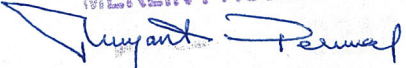




(2)

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.

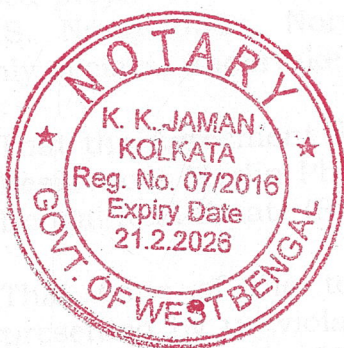
Deponent
For Merlin Projects Ltd.


(Mayank Periwal)

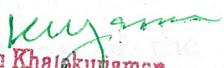
(Signature of Authorized Signatory)
(Authorized Signatory's Name)

Identified by me


Debasish Chowdhury
Advocate
Alipore Judges' Court, Kol-700 027
WB/929/1983



Signature attested
in identification


Kazi Khajekujaman
Notary, Govt. of West Bengal
Regn. No.: 07/2016
Kolkata

10 DEC 2024