

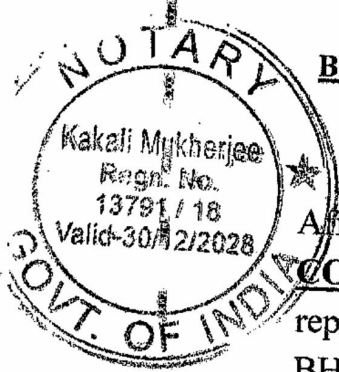


पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Notary Public of India

21AC 240431

S/L. No. 93  
Date 17/02/2026



BEFORE THE NOTARY PUBLIC HOOGHLY AT CHANDERNAGORE

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of "MAA VISHALAXMI CONSTRUCTION", (PAN:ABVFM1420A), a Partnership Firm, represented by its partners (1) SRI SANDIP SAMANTA, (PAN: BHHP59670P, Aadhaar No.8989-8951-8026), son of Late Sisir Samanta, by faith: Hindu (Indian), by profession: Business, residing at 339, Stand Road, Tamlipara, P.S. Chinsurah, P.O. & District Hooghly, Pin-712103, (1) SRI MOLOY DAS, (PAN: ANIPD4474G, Aadhaar No. 5103-1413-4258), son of Late Mantulal Das by faith:

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KAKALI MUKHERJEE  
NOTARY  
Regn. No.- 13791/18  
Chandannagar  
Hooghly-712103

17 FEB 2026

5249 18-2-26  
ক্রেতার নাম Maa Bithalaxmi Construction  
পাঃ Ramkrishna Chandra  
স্বাঃ

ভেডার শ্রী সুরত মলিক  
মোকাম চন্দননগর কোট

PHONE BANK

স্বাক্ষরিত  
তারিখ



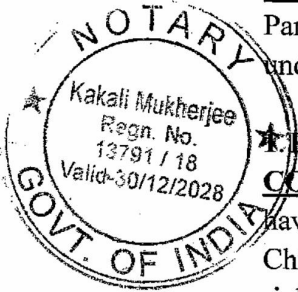
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স্বাক্ষরিত  
তারিখ

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Hindu (Indian), by profession: Business, residing at 216, Mearber Road, P.O. & P.S. Chinsurah, District Hooghly, Pin-712101, having it's registered office at Ramkrishna Lane, Vishalaxmitala, Chinsurah, District Hooghly, Pin-712101, being Promoter of the proposed project having developing right given by the owner of the land, by virtue of Agreement for Development alongwith General Power of Attorney dated 25/06/2025, which was registered at the office of A.D.S.R., Chinsurah, Hooghly, being No.060308179 & 060308198, Dated 25/06/2025 respectively.

We, (1) SRI SANDIP SAMANTA, (PAN: BHHP59670P, Aadhaar No.8989-8951-8026), son of Late Sisir Samanta, aged about 48 years, by faith: Hindu (Indian), by profession: Business, residing at 339, Stand Road, Tamlipara, P.S. Chinsurah, P.O. & District Hooghly, Pin-712103, (2) SRI MOLOY DAS, (PAN: ANIPD4474G, Aadhaar No. 5103-1413-4258), son of Late Mantulal Das, aged about 45 years, by faith: Hindu (Indian), by profession: Business, residing at 216, Mearber Road, P.O. & P.S. Chinsurah, District Hooghly, Pin-712101, duly authorized by the Promoter namely "MAA VISHALAXMI CONSTRUCTION", (PAN:ABVFM1420A), a Partnership Firm, do hereby solemnly declare, undertake and state as under:



1. That the Promoter namely "MAA VISHALAXMI CONSTRUCTION" (PAN:ABVFM1420A) a Partnership Firm, having it's registered office at Ramkrishna Lane, Vishalaxmitala, Chinsurah, District Hooghly, Pin-712101, has a legal development right to the land on which the development of the proposed project is to be carried out.

2. That the said Land is free from encumbrances.
3. That the time period within which the project shall be completed by the promoter is 30<sup>th</sup> day of June, 2028.
4. That Seventy percent of the amounts realized by the 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

  
KAKALI MUKHERJEE  
NOTARY  
Regn. No.- 13791/18  
Chandernagar  
Hooghly-712134

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cover the cost of construction and the land cost and shall be used only for that purpose.

5. 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.

6. 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.

7. That we / the 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 and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That I / the promoter shall take all the pending approvals on time, from the component authorities.

9. That I / the promoter has/have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I / the promoter shall not discriminate against allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



MAA VISHALAKH CONSTRUCTION  
Sudip Das  
Partner

MAA VISHALAKH CONSTRUCTION  
Aditi Das  
Partner

Deponent

Sign in presence and identified by me

*Aditi Das*  
Advocate

*Kakali Mukherjee*  
KAKALI MUKHERJEE  
NOTARY  
Regn. No.- 13791/18  
Chandannagar  
Hooghly-721326

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**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 Chandernagore on this day of 17<sup>th</sup> day of February, 2026.

M/A VISHALAM CONSTRUCTION  
*Sunil Kumar*  
Partner

M/A VISHALAM CONSTRUCTION  
*Rajesh Das*  
Partner

Deponent

Sign in presence and identified by me



*Aditi Das*

Advocate  
Chandernagore Court  
License No.

Solemnly affirm  
&  
deposed before me  
*[Signature]*  
KAKALI MUKHERJEE  
NOTARY  
Regn. No.- 13791/18  
Chandannagar  
Hooahly-712134

17 FEB 2026