

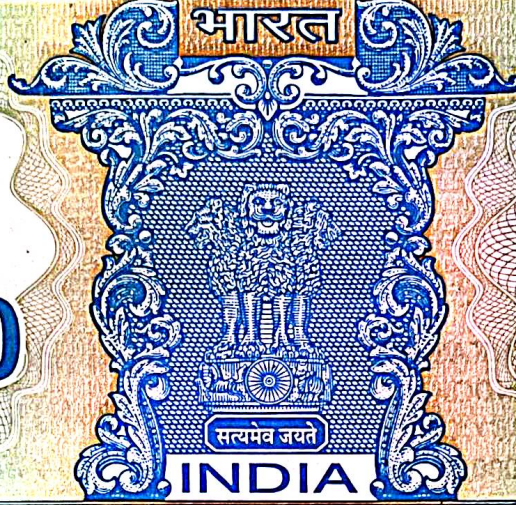
SL. NO. 16 2024

भारतीय गैर न्यायिक

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10

भारत



INDIA

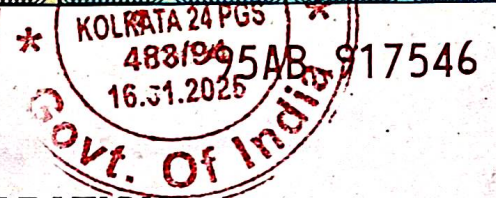
TEN  
RUPEES

Rs. 10

INDIA NON JUDICIAL



শ্রী তপন দাস  
পশ্চিম বঙ্গাল WEST BENGAL



### AGREEMENT FOR SALE DECLARATION

TO WHOMSOEVER IT MAY CONCERN

I, Mr. Debasis Sanyal, (PAN: BKJPS9962B), son of Late Rabindra Nath Sanyal, age about 55 years, by Faith Hindu, by Nationality Indian, by Occupation Business, residing at 43/N, Jhowtala Road, Kalimandir, Bidhannagar Poura Nigam, PO. Hatiara, PS. Baguiati, North 24 Parganas, Kolkata 700157, Director of the promoter (**Smiling Star Realtors Private Limited**) of the proposed project "Royal Residency" situated at Premises No 2224 Nayabad, Ward No.-109, P.O. & P.S. - Purba Jadavpur Now Panchasayar, Dist. - South 24 parganas, Kolkata-700099, do hereby solemnly declare, undertake and state as under:

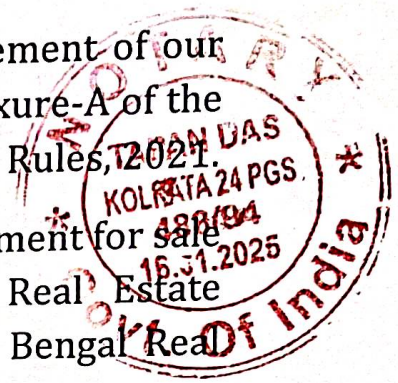
For Smiling Star Realtors Pvt. Ltd.

12 JUN 2024

*Debasis Sanyal*

Director

1. That the Agreement for sale/Builder buyer agreement of our Project "Royal Residency" 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.
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 provisions 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.



For Smiling Star Realtors Pvt. Ltd.

*Subansu Samy*  
Director

Deponent

**Smiling Star Realtors Private Limited**

For Smiling Star Realtors Pvt. Ltd.

*Subansu Samy*  
Director

(Signature)

(Authorized Signatory)

Signature Attested  
Identification of Ld. Advoca.

*Tapan Das*  
TAPAN DAS  
Notary, Govt. of India  
Kolkata & 24. Parganas

Identified by me

*P. G. Mondal*  
Advocate  
P. G. Mondal

12 JUN 2024