



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL 31AA 555706

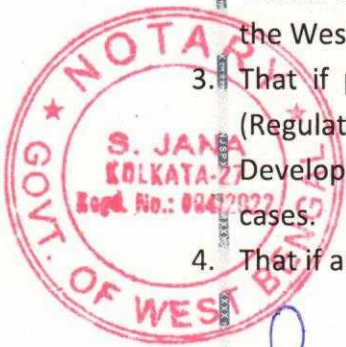
BEFORE THE NOTARY  
ALIPORE JUDGES' COURT



**TO WHOMSOEVER IT MAY CONCERN**

I Aditya Agarwal, S/O Sri Sunil Agarwal, aged about 38 Years, R/O 16/1 Palm Avenue, Ballygunge, Kolkata - 700019 duly authorised by the promoter of proposed project do hereby declare, undertake and state as under:

1. That the Agreement for sale / Builder buyer agreement of our Project "Eden Oxford Park" is in accordance to Annexure – A of the West Bengal Real Estate (Regulation & Development) act, 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 and Development) Act' 2016 & the West Bengal Real Estate (Regulation and Development) Rules, 2021.
3. That if 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.



*Sanjay*  
SANJAY KUMAR JAIN  
ADVOCATE  
HIGH COURT, CALCUTTA

18 APR 2023

Signature (S) of Executant (S)  
attested on identification at  
Alipore Judges' Court, Kolkata-  
700 027 at Alipore, under the  
Notaries Act. at.....A.M./P.M

*Subhasis*  
SUBHASIS JANA  
Notary, Govt. of West Bengal  
Regd. No.: 094/2022

Deponent

Nortech Property Pvt. Ltd.

*[Signature]*  
Director / Authorised Signatory

10207

11 APR 2023

No..... Rs.20/- Date.....  
Name : SANJAY KUMAR JAIN  
ADVOCATE  
HIGH COURT, CALCUTTA

Address : .....

Vendor : .....  
Alipore Collectorate, 24 Pgs. (South)  
**SUBHANKAR DAS**  
STAMP VENDOR  
Alipore Police Court, Kbl-27



BEFORE THE NOTARY  
ALIPORE JUDGES' COURT

TO WHOMSOEVER IT MAY CONCERN

I, Adv. Agriwal, 20 St. Sunil Agarwal, aged about 38 Years, W/O 1571 Palm Avenue, ...  
Kolkata - 700019 duly authorized by the promoter of proposed project ...  
hereby declare, undertake and state as under:

1. That the Agreement for sale (Builder buyer agreement) of our project "Eden Oxford Park" is in accordance to Annexure - A of the West Bengal Real Estate (Regulation & Development) Act, 2015.

2. That none of the terms and conditions of the agreement for sale prescribed by us violates the provision of the Real Estate (Regulation and Development) Act, 2015 & West Bengal Real Estate (Regulation and Development) Rules, 2015.

3. That the provision in Agreement for sale is in consonance with the Real Estate (Regulation & Development) Act, 2015 & the West Bengal Real Estate (Regulation & Development) Rules, 2015, the provisions of the said Act & Rules shall prevail in case of any contradiction arises in the future, the Deponent will be responsible for it.

Deponent  
Northern Property Pvt Ltd.

Director, Kolkata

Signature (S) of Consultant (S)  
attested on identification at  
Alipore Judges' Court, Kolkata  
T. No. 927 at Alipore, under the  
Notaries Act, 1956. A.M.P.M.

SUBHANKAR DAS  
Notary, Govt. of West Bengal  
Kolkata, No. 091502

SANJAY KUMAR JAIN  
ADVOCATE  
HIGH COURT, CALCUTTA

18 APR 2023

