

Serial No. AJ..... 1202



পশ্চিমবঙ্গ সরকার

WEST BENGAL GOVERNMENT OF INDIA  
ALIPORE POLICE COURT

NOTARY PUBLIC  
T. K. DEY  
REGN. No. 1537/2000  
ALIPORE  
INDIA (S)  
24 PARGANAS (S)

32AA 923199

**AFFIDAVIT CUM DECLARATION**

Affidavit cum Declaration of Mr. Ashish Bajaj, being appointed as an Authorized Representative of M/s. Saanvi Itish Realty LLP, promoter of the proposed project named as "ONE 21", vide its authorization dated 11.08.2023:

1. I am fully aware of the provisions of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as "the Act"), which have come into force in West Bengal. The Act aims to regulate the real estate sector and promote transparency, accountability, and efficiency in real estate projects.
2. I acknowledge that the term "Common Area" has been defined under Clause (n) of Section 2 of the Act, which specifies the areas within the real estate project that are designated for common use by all allottees.
3. In accordance with the power granted to the Authority under Section 37 of the Act to issue directions, I hereby affirm that, while applying for the registration of "ONE 21", I will abide by the provisions contained in section 17 of the Act, read with Clause (n) of Section 2, pertaining to the 'Common Area'.

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07 OCT 2023



4. I understand that the Common Area within the real estate project must be maintained and utilized as per the requirement and guidelines set forth in the Act. I will ensure that all necessary measures are taken to provide the requisite amenities and facilities within the Common Area, thereby fulfilling the obligations towards the allottees.
5. I further affirm that the information provided in this affidavit is true and accurate to the best of my knowledge and belief. I understand that any false statement or misrepresentation made herein may result in legal consequences, including penalties and legal action.
6. I undertake to promptly notify the Authority of any changes or modifications to the Common Area or any non-compliance with the provisions of the Act, and I will cooperate fully with the Authority in any inspection or audit conducted in relation to the same.

**Verification**

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from Verified by me at Kolkata on this 5<sup>th</sup> day of October, 2023.

**SAANVI ITISH REALTY LLP**  
*Ashish Bajaj*  
Designated Partner



**Solemnly Affirmed & Declared  
before me on Identification**

**Identified by me**

**T. K. Dey, Notary**  
Alipore Judges' Police Court, Cal-27  
Reg. No. 1537/2000, Govt. of India

*Dilip Das*  
Advocate


**07 OCT 2023**

**07 OCT 2023**  
**DILIP DAS**  
B.Com., LLB  
Advocate  
Allpore Police Court  
Kolkata-700 027  
W.B.-525 / 1979

6 OCT 2023

NO 1019 Date  
Name.....  
Address.....  
Rs 20/-

Saanvi High Realty LLP.  
2 B, Mahendra Road.  
Ker - 25.

Pijush Kanti Chakraborty  
Licence Stamp Vendor  
  
Mipore Police Court  
Kolkata-700 027



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KOLKATA

