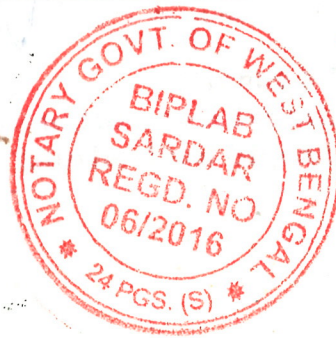


পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

96AB 641044

BEFORE THE NOTARY PUBLIC
AT ALIPORE POLICE COURT

1



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 'Merlin Lakescape Phase-II' at Mouza: Chapna, J.L. No: 35, P.S. Technocity, 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 'Merlin Lakescape 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



MERLIN PROJECTS LTD.

Mayank Periwal
Authorised Signatory / Director

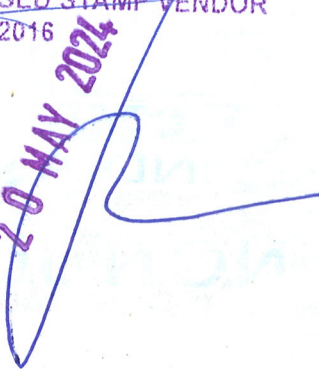
09 JUL 2024

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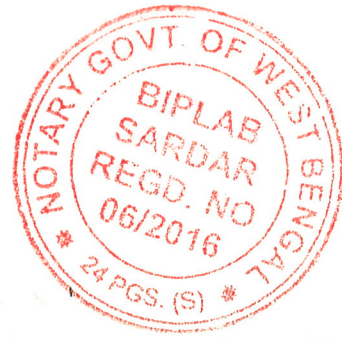
NO..... DATE.....
SOLD TO.....
OF.....
RS.....
JAYDEEP MATTERJEE
16, INDIA EXCHANGE PLACE, KOL-1
GOVT. LICENSED STAMP VENDOR
NO. 351RS2016

B. C. Lahiri Advocate
Durgam Chaudhary Court, Kol-27

20 MAY 2024



20 MAY 2024

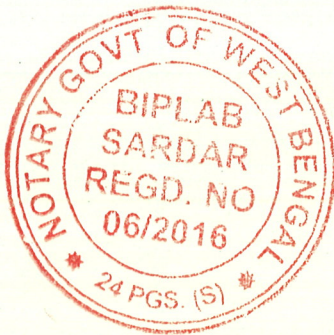


(2)

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)**



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

**BIPLAB SARDAR
NOTARY
Regd. No. 06/2016
Govt of West Bengal**

Identified by me

Advocate

Nabakumar Mukhopadhyay
**Advocate
Alipore Police Court
Enri. No-WB/2037/1999**

09 JUL 2024