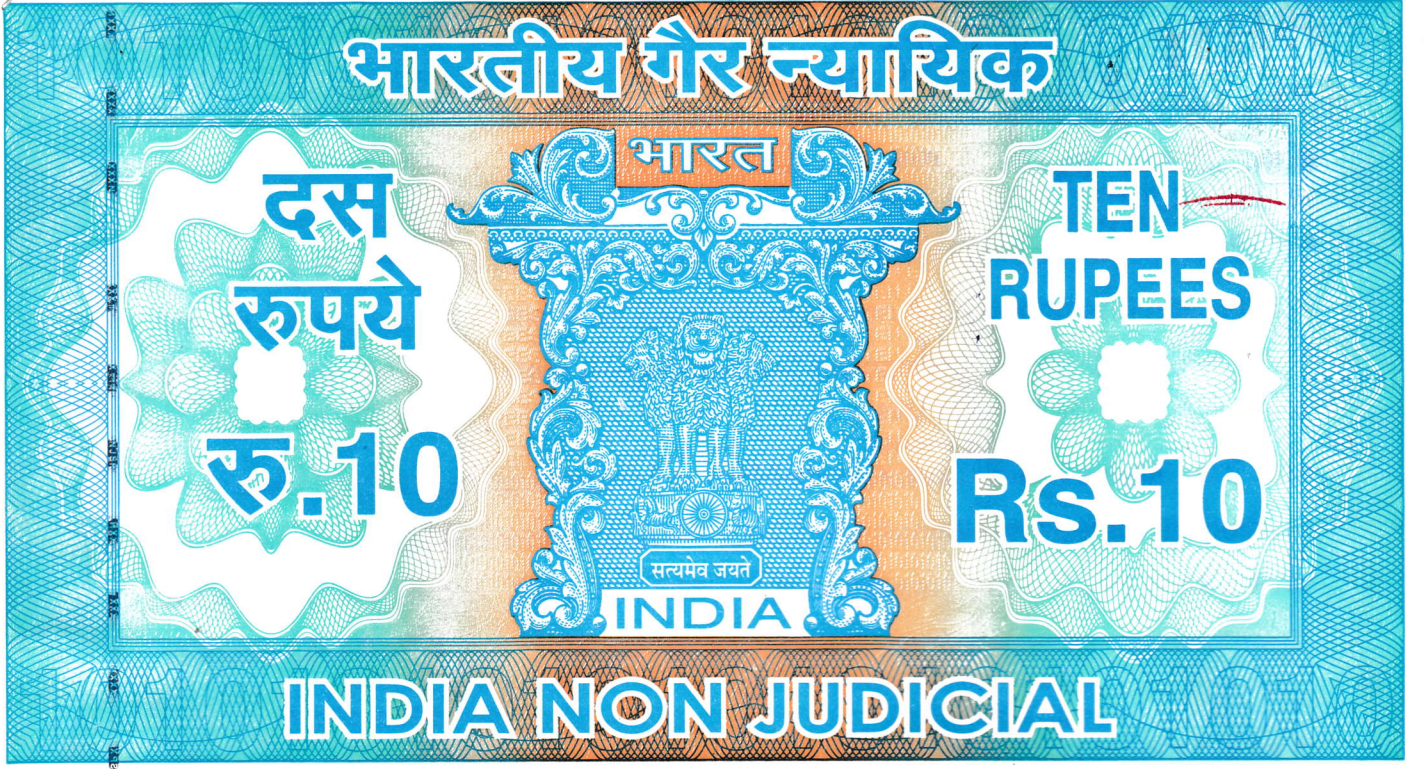


Sl. No. 116 Date



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

92AB 064474



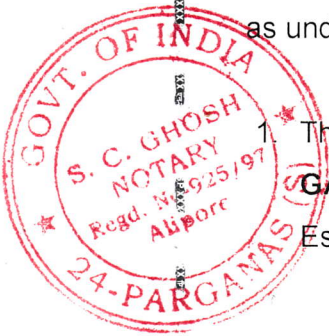
BEFORE THE NOTARY PUBLIC  
AT ALIPORE POLICE COURT

AGREEMENT FOR SALE DECLARATION

TO WHOMSOEVER IT MAY CONCERN

I, Ms. Iftesham Seikh, (PAN:LFFPS0340G), daughter of Late Ramjan Ali Sk. age about 23 years, by Faith Muslim, by Nationality Indian, by Occupation Business, residing at Nandabhanga, Bakrahat, South 24 Parganas, West Bengal - 743377, Director of the Promoter (**OAS REALTY PVT. LTD.**) of the proposed project "**SONAR GAON PHASE II**" situated at Mouza – Makhalia, JL No.-44, P.O.- Bakrahat, P.S. Bisnupur, Under Bakrahat Gram Panchayet, District – South 24 Parganas, West Bengal -743377, do hereby solemnly declare, undertake and state as under:

1. That the Agreement for sale/Builder buyer agreement of our Project "**SONAR GAON PHASE II**" is in accordance to Annexure-A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.



12 DEC 2023

~~005104~~

07 DEC 2023

005232

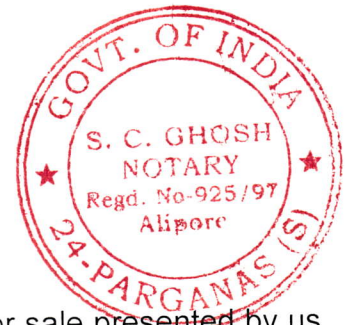
SD

Sl. No.....Rs.....Date.....

Sold to - S. CHAKRABORTY (Adv.)  
of-Alipore Judges Court, Kolkata-27

SD

Samiran Das  
Stamp Vendor  
Alipore Police Court, Kolkata-27



(2)

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.



**OAS Realty Pvt. Ltd.**

*Alishan Seikh*  
**Director**

.....  
**Deponent**  
**OAS REALTY PVT. LTD.**  
(Signature)  
(Authorized Signatory)

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

*S. C. Ghosh*  
**S. C. GHOSH, Notary**  
Alipore Police Court, Kol-27  
Reg. No. 925/97, Govt. of India

**12 DEC 2023**

**Identified by me**  
*Nabakumar*  
**Advocate**

*Nabakumar Mulhopta*  
Advocate  
Alipore Police Court  
Enl. No. WB/2011/1000