

# Annexure G

BY SPEED POST

From:  
Promita Majumdar  
B-14/219 Kendriya Vihar, VIP Road,  
Kolkata WB 700052

30th  
September, 2019

To:  
The Director,  
Usashi Realstate Pvt. Ltd.  
Flat-1B, Radhakunja Apartment,  
81, Golaghata Main Road, VIP Road,  
Kolkata WB 700048

Kind Attention. Mr. Buddhadev Das

Subject: Refund of amounts paid towards flat in discontinued project "King Town – Newtown"

(KTNT 2849)

Dear Mr. Das,

This to bring to your kind notice that in pursuance to Usashi advertisements in the leading Kolkata newspapers in Feb. 2017 for KingTown residential project at Newtown, we had booked a 2 BHK (522.74 sq. ft.) flat on March 25, 2017. The booking amount was paid/remitted online (Rs. 1, 52,250). The possession of the flat was guaranteed in December 10, 2020.

By the end July 2017, we had paid 25% of the total cost, totally amounting to **Rs. 3,53,978**, as per terms of the Agreement dated August 9, 2017, details of which are given below.

However, in May 2019, i.e., after 2 years we were informed by Mr. Pradip Debnath of Usashi that no work had yet begun for KingTown NewTown project due to some problems with transfer of land title & that it was likely to be delayed further by another at least 2 years (if cleared).

Mr Debnath further suggested & made an offer of transfer of Funds from the existing booking in KingTown project of Usashi Realstates to one Evanie Eco Nest housing project of Evanie Infrastructure (P) Ltd, as per the latter's terms & conditions & on payment of a "Transfer fee". He had also forwarded/mailed the requisite Transfer /Application Forms etc for exercising willingness to transfer to the new Housing project.

In this connection please note that we have thoroughly considered the offer from Usashi for transfer of funds/Application to (Evanie EcoNest) of Evanie Infrastructure (P) Ltd and **have decided not to take up the said offer of transfer to the new project.**

Accordingly, we request a refund of the total amount already paid towards the flat in the now discontinued/shelved King Town Housing project along with interest @ 12%, as per the law. We had made three payments including the initial booking amount. The details are provided below:



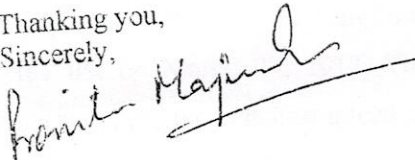
EMI787323461M INR:6907178732346  
SP KENDRIYA VIHAR SB (700052)  
Counter No:1, 30/09/2019, 10:57  
To: USASHI REAL ESTATE PVT. LTD, 81 G.M. RD  
PIN: 700048, Golaghata, S.O.  
From: PROMITA MAJ, B-14/219 K VIHAR  
WB 700052

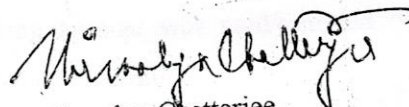
#	Date	Amount	Bank / Cheque details	Interest
1	Mar 25, 2017	1,52,250.00	SBI Netbanking, EBS ID 71923726	50,274.90
2	July 21, 2017	1,00,000.00	SBI Third Party Transfer ID - ITN6633881	28,235.70
3	July 29, 2017	1,01,728.00	SBI Third Party Transfer ID - ITN7397644	28,400.25
Interest (as on date) =				1,06,910.85
Total -		3,53,978.00 (Principal) + 1,06,910.85 (Interest) = 4,60,888.85		

In view of the foregoing, please arrange to have the amount refunded and remitted to the bank account detailed below at the earliest under intimation /confirmation to the undersigned applicants.

**Holder:** Promita Majumdar  
**Bank/Branch:** SBI / Koyla Vihar, VIP Road, Kolkata  
**Account No.:** 20045291816  
**IFSC Code #** SBIN0040711

Thanking you,  
Sincerely,

  
Promita Majumdar  
(Primary Signatory/ Applicant)

  
Nirmalya Chatterjee  
(Joint Signatory/Applicant)

Kolkata  
September , 2019