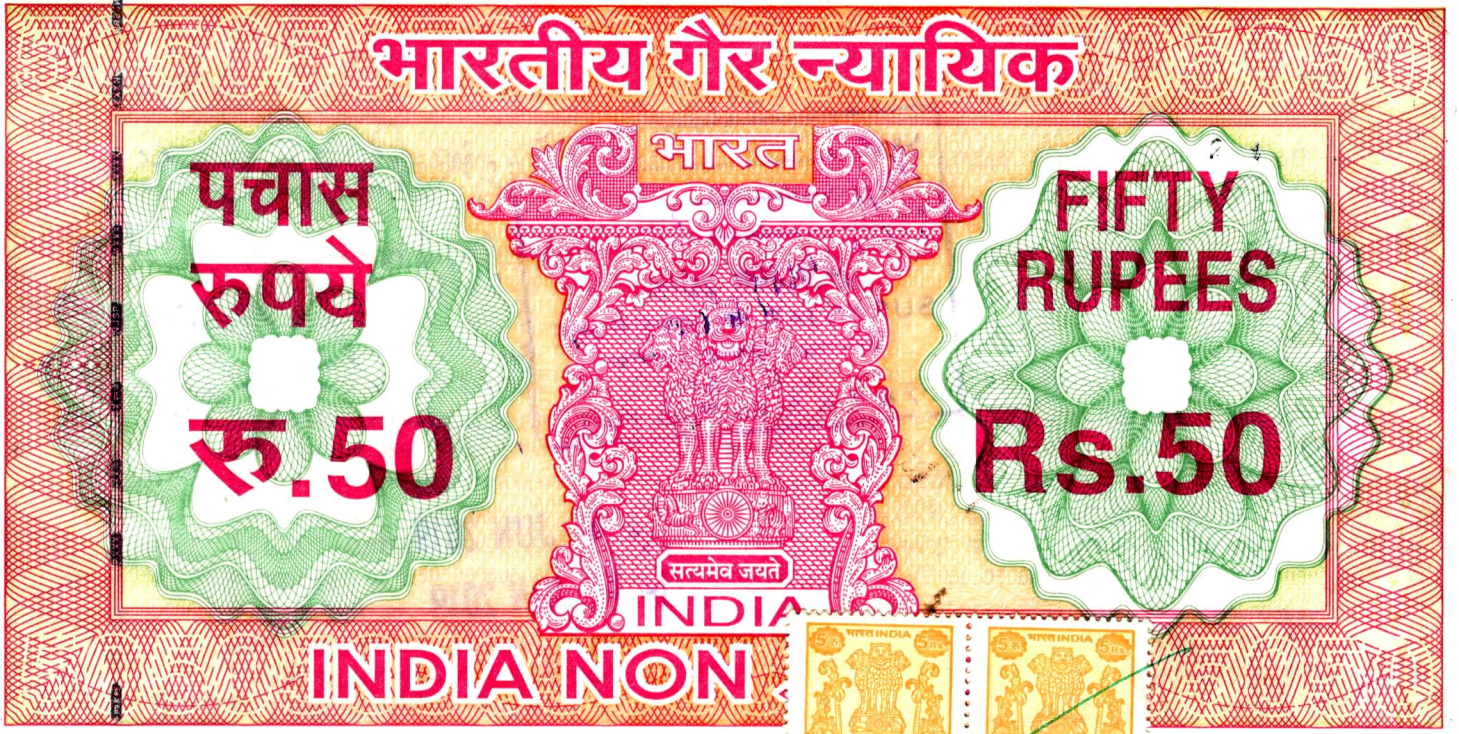
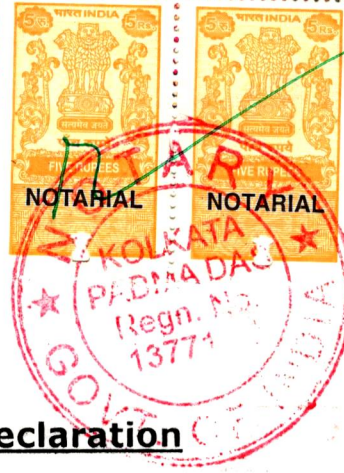


भारतीय गैर न्यायिक



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Z 046862



Affidavit cum Declaration

Affidavit cum Declaration of Mr. Souvik Banerjee, duly authorised by the promoter of the proposed project, vide its authorization dated 6th July, 2020;

I, Mr. Souvik Banerjee, duly authorized by the promoter of the proposed project "NECTAR" namely Propertymen Realty Private Limited, a Company duly incorporated under the Companies Act, 2013, having its office at Premises No: 626, "HMP House" 4, Fairley Place, Sixth Floor, P.O: G.P.O., P.S: Hare Street, Kolkata- 700001, do hereby solemnly declare, undertake and state as under:

1. That the Propertymen Realty Private Limited is the promoter of the proposed project "NECTAR".
2. That the said project will be developed over the piece and parcel of land measuring about little more or less 18 Cottah 14 Chittak alongwith 2 Cottah 8 Chittak 12 Square Feet common passage comprising of two plots of 9 Cottah 7 Chittak alongwith 1 Cottah 4 Chittak 06 Square Feet common passage be little more or less recorded in R.S. Dag No: 3755, R.S. Khatian No: 1044 and 9 Cottah 7 Chittak alongwith 1 Cottah 4 Chittak 06 Square Feet common passage be little more or less recorded in R.S. Dag No: 3757, R.S. Khatian No: 109 both in Mouza: Purba Barisha, J.L. No: 23, P.S: Thakupukur, P.O: Joka, District

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.'s Court
Kolkata-700 001

12 5 NOV 2020

Souvik Banerjee

297 22

NAME.....
 ADD.....
 RS.....
6 JUN 2019
SURANJAN MUKHERJEE
 Licensed Stamp Vendor
 C. C. Court
 2 & 3, K. S. Roy Road, Kol-1

Sourav Banerjee
 21/2 - S. N.
 Chatterjee Rd.
 Vr 38

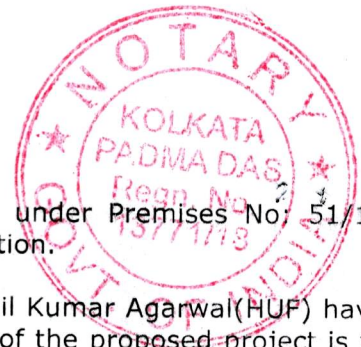
- 6 JUN 2019
 - 6 JUN 2019



NOTARY
 C.M.N. Court
 Kolkata - 700 001

[Faint handwritten signature]

South 24-Parganas, in the State of West Bengal under Premises No: 51/10 Srijani, Ward No: 143 of Kolkata Municipal Corporation.



3. That Anil Kumar Agarwal, Manisha Agarwal And Anil Kumar Agarwal(HUF) have a legal title to the land on which the development of the proposed project is to be carried out.
4. That said property has mortgaged to Bank of Baroda, College Street Branch against cash credit loan facility availed by a Proprietorship Firm namely Dewesh Enterprise as informed by the Landowner of the said property in the Joint Development Agreement cum Power Of Attorney bearing number 160703834 of 2020, book number: I, volume number 1607-2020, page number 136633 to 136701 dated 30.06.2020 executed by the Owners of the One Part and the Promoter of the other Part and registered in the office of the Additional District Sub-registrar, Behala, South 24 Parganas. Beside this, the said land is free from all encumbrances in terms of the provision made under the West Bengal Housing Industry Regulation Act 2017 and the West Bengal Housing Industry Regulation Rules, 2018.
5. That the promoter has applied before the West Bengal Housing Industry Regulatory Authority on 22/07/2020 vide NPR No: 01396 for registration of the said project.
6. That the promoter has been declaring that they will keep the proposed purchaser of the project save and harmless from all liabilities arising out of the said loan and handed over possession of the property to the proposed purchaser free from all encumbrances.
7. That the statement made in para 1 to 6 are true to best of my belief and knowledge

Deponant
Deponent

Verification

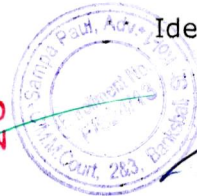
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 24th day of November, 2020.

Deponant
Deponent
Identified by me

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

Notary Signature
PADMA DAS
NOTARY



Advocate Signature
Advocate

PADMA DAS
NOTARY
Regn. No. 1377/18
C.M.M.'s Court
Kolkata-700 001

25 NOV 2020