



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

85AB 703875

BEFORE THE NOTARY PUBLIC
GOVERNMENT OF WEST BENGAL

FORM 'B'

[See Rule 3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of TAPAS NASKAR, S/O ANUKUL NASKAR, RESIDING AT 14, POSTAL PARK, ROYNAGAR, PO & PS- BANSDRONI, KOLKATA-700070, DESIGNATION – PROPRIETOR, MAA CONSTRUCTION, promoter of the proposed project;

I, TAPAS NASKAR, S/O ANUKUL NASKAR, RESIDING AT 14, POSTAL PARK, ROYNAGAR, PO & PS- BANSDRONI, KOLKATA-700070, DESIGNATION – PROPRIETOR, MAA CONSTRUCTION, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, TAPAS NASKAR have a legal title to the land on which the development of the proposed project is to be carried out,

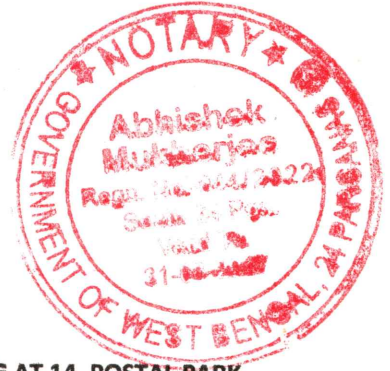
AND

A legally valid authentication of title of such land of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is 31/08/2027.

MAA CONSTRUCTION
Proprietor
Tapas Naskar



17 JAN 2024

23008

19 MAY 2023

No. 10/- Date

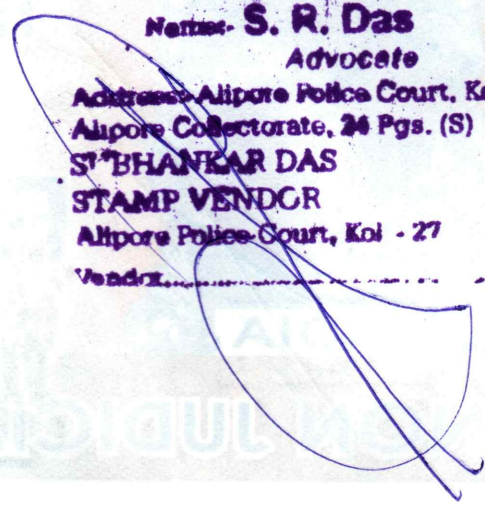
Name: S. R. Das
Advocate

Address: Alipore Police Court, Kol-27
Alipore Collectorate, 24 Pgs. (S)

S^r BHANKAR DAS
STAMP VENDOR

Alipore Police Court, Kol - 27

Vendor



FORM B
(See Rule 3(a))

Affidavit cum Declaration

I, S. R. DAS, Advocate, do hereby solemnly affirm and declare that I am the promoter of the proposed project of CONSTRUCTION OF A

PROJECT OF CONSTRUCTION OF A at ALIPORE POLICE COURT, KOLKATA-27

and that I have a legal title in the land on which the project is to be carried out.

and I solemnly affirm and declare that the said land is free from all encumbrances and that I have a legal title in the land on which the project is to be carried out.

A legally valid authentication of the said land and the project is to be carried out.

That the said land is free from all encumbrances and that I have a legal title in the land on which the project is to be carried out.



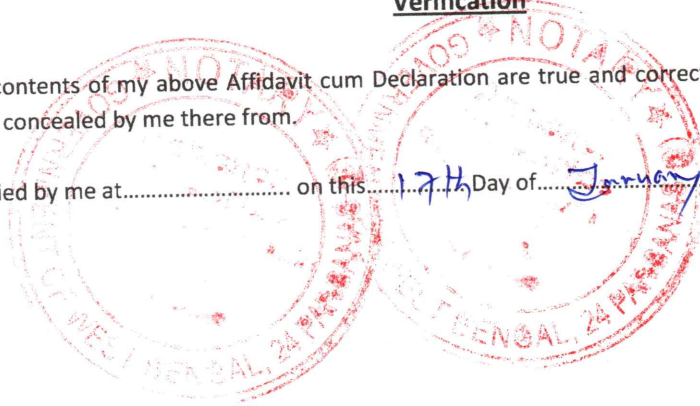
4. That seventy percent of the amount realised by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That I/promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



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..... on this 17th Day of January, 2024.



Deponent

MAA CONSTRUCTION
Japan Narayan

Proprietor

Identified by me
Rajesh Kumar
Advocate

**Signature Attested
on identification**
[Signature]
A. Mukherjee, Notary
Alipore Judges/Police Court, Cal-27
Regn. No.-044/2022, Govt. of West Bengal

17 JAN 2024

17 JAN 2024