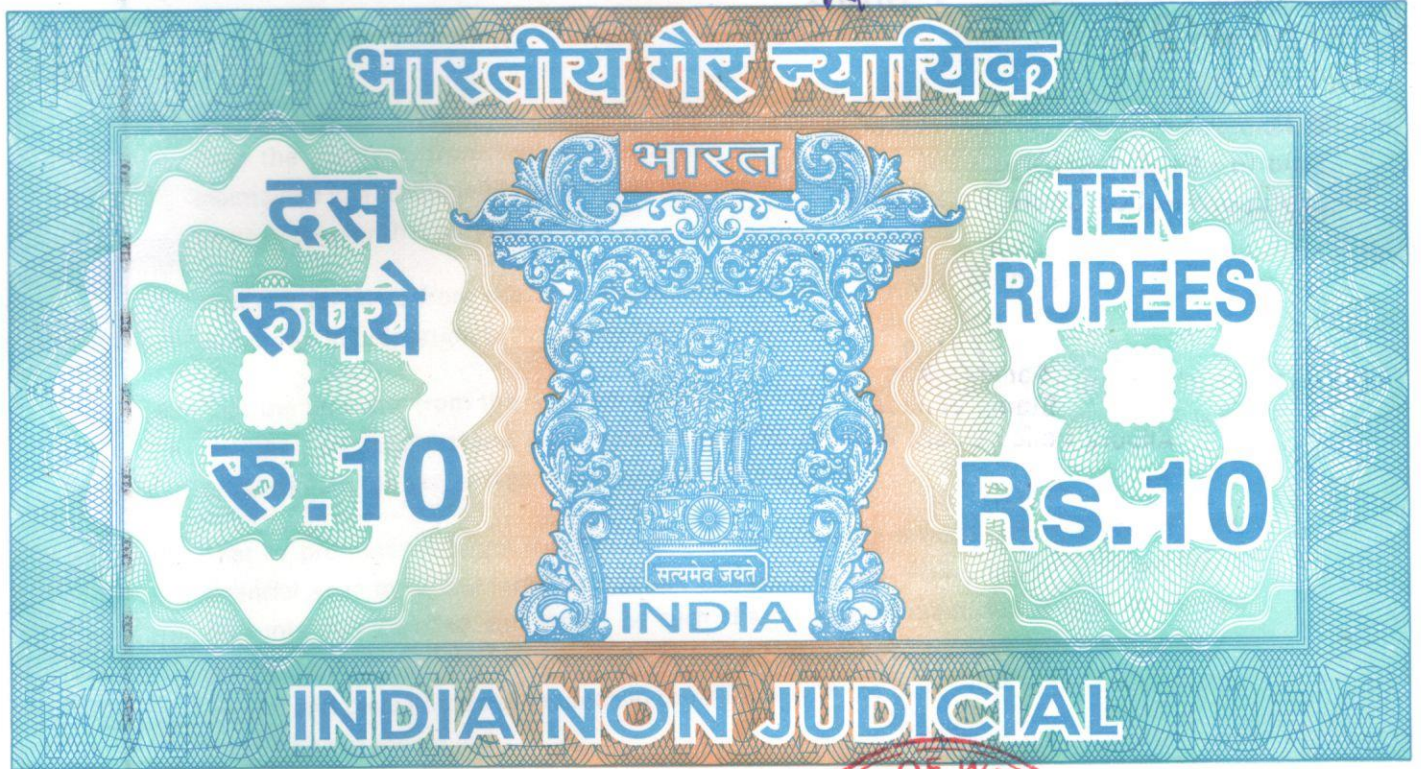


Sl. No. 1

Date

13 JUN 2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL FORM 'B'

FORM 'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Shri Navneet Krishna Sharma, Director of G.D. DEVELOPERS PVT. LTD. promoter of the proposed project named "EMERALD RESIDENCY" at Premises No. 136, Harish Mukherjee Road, P.S. – Bhawanipore, Kolkata – 700026, under Ward No. 73 of Borough – IX of KMC, WB, INDIA.

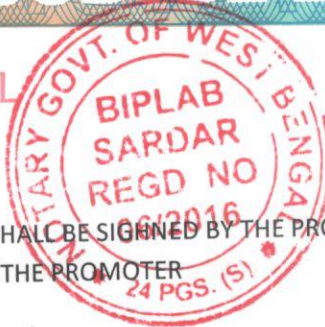
I, Navneet Krishna Sharma, Director of G.D. DEVELOPERS PVT. LTD. promoter of the proposed project named "EMERALD RESIDENCY" at Premises No. 136, Harish Mukherjee Road, P.S. – Bhawanipore, Kolkata – 700026, under Ward No. 73 of Borough – IX of KMC, WB, INDIA, do hereby solemnly declare, undertake and state as under:

1. That G.D. DEVELOPERS PVT. LTD. promoter have a legal title to the land on which the development of the project is proposed AND a legally valid authentication of title of land i.e. the land for the Project "EMERALD RESIDENCY" at Premises No. 136, Harish Mukherjee Road, P.S. – Bhawanipore, Kolkata – 700026, under Ward No. 73 of Borough – IX of KMC, WB, INDIA is owned by our Company.

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

That the time period within which the project shall be completed by me/promoter is 31-03-2026

13 JUN 2024



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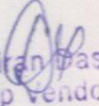


13 JUN 2024

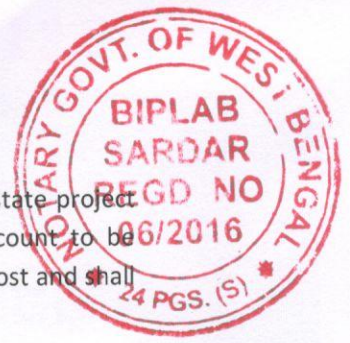
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7 JUN 2024

Sl. No.....Rs.....Date.....
Sold to - BINDY CHAKRABORTY (Adv.)
of-Alipore Police Court, Kolkata-27


Samiran Das
Stamp Vendor
Alipore Police Court, Kolkata-27





4. That seventy per cent of the amounts 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.

G. D. DEVELOPERS (P) LTD.

[Signature]
Director
Deponent

Verification

I, Navneet Krishna Sharma, Son of Ghanshyam Das Sharma Resident of 3, Dr. Rajendra Road, Bhawanipore, Kolkata – 700020, do solemnly affirm that 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 13th day of May, 2024



Solemnly Affirmed & Declared
before me on Identification

[Signature]
BIPLAB SARDAR,
NOTARY
Regd. No 06/2016
Govt. Of W. Bengal

G. D. DEVELOPERS (P) LTD.

[Signature]
Director
Deponent

Identified by me

[Signature]
P. Chatterjee
Advocate