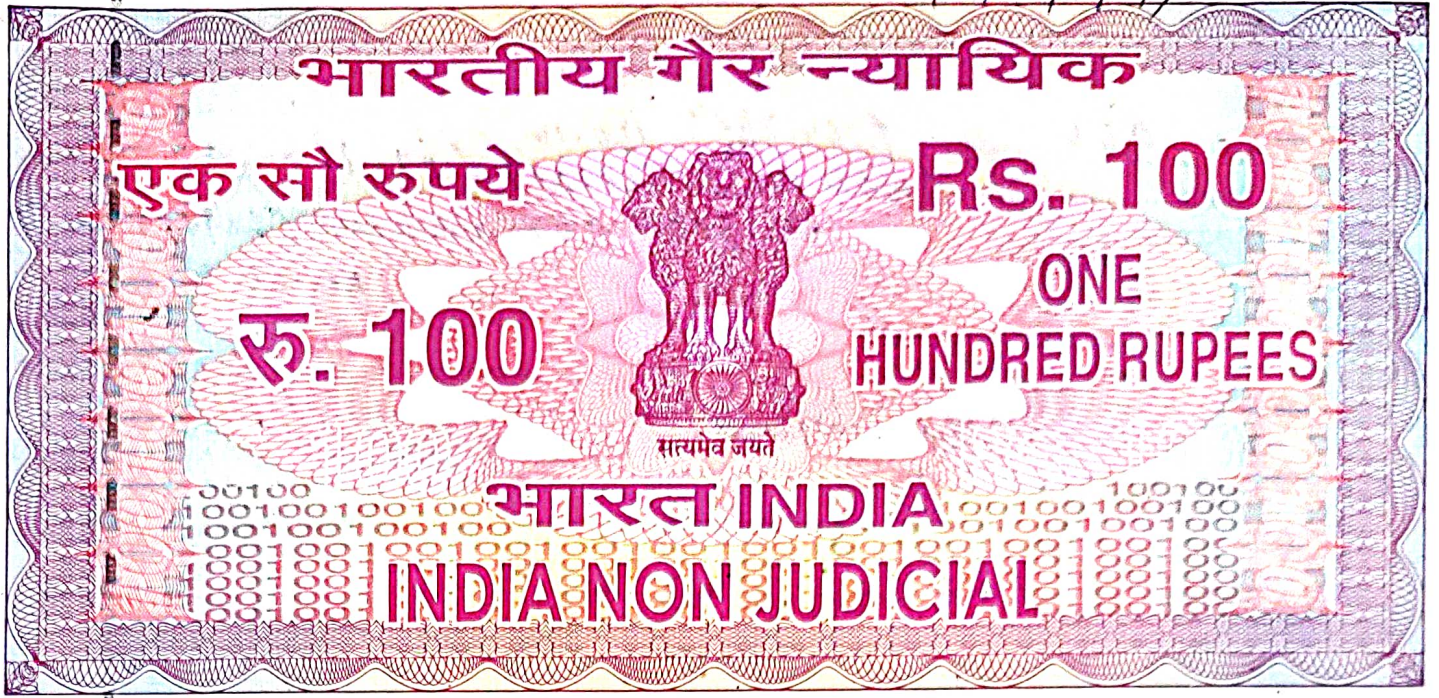


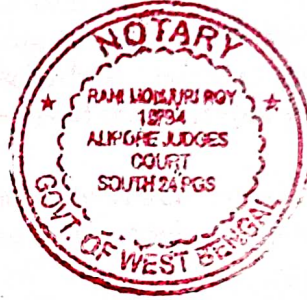
Recd. No.: 78/41/9/6/14



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AR 351674

Before the Notary of
Alipore Judges Court
Calcutta-27



FORM B

(See rule 3(4))

Affidavit cum Declaration

Affidavit cum Declaration of SHARDA MINERALS PRIVATE LIMITED
Developer of the proposed project LEENASA 87A.

I, SANJAY KUMAR SHARDA, S/o late Kameshwar Prasad Sharda Director of
SHARDA MINERALS PRIVATE LIMITED do hereby solemnly declare, undertake
and state as under:

10.9 MAY 2024

SHARDA MINERALS PRIVATE LIMITED

Sanjay

Director

No: 944 Date: 8.04.2024 Rs 100.10
Name: Sharda Minerals (P) Ltd
Address: 29/1A Chandernagore Chatterjee St
Vendor - Washim Cazi
Alipore Judges Court
Kolkata-700 027
Ket-25

Signature of Vendor



Faint text stamp, possibly a date or reference number.





1. Mrs. Leena Sharda & Sharda Minerals Private Limited 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 along with an authenticated copy of the agreement between such owner and promoter for development 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 05/01/2029
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

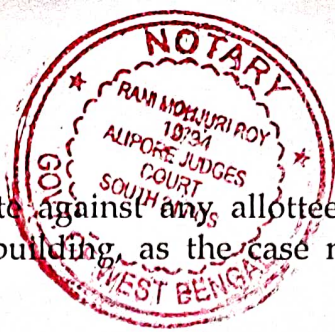


09 MAY 2024

SHARDA MINERALS PRIVATE LIMITED

Jarjan

Director



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.

SHARDA MINERALS PRIVATE LIMITED

Jarjan

Director

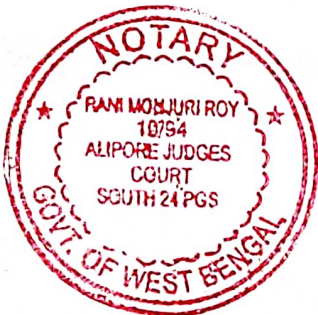
Deponent

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 *Alipore* on this *9th* day of *May* 20*24*

[Handwritten signature]



Solemnly affirmed and declared before me on identification of advocate at Alipore Judges Court, Calcutta under Notaries Act 1952 at.....

[Handwritten signature]

RANI MONJURI ROY
Notary, Govt. of West Bengal
Regd. No.-10/94

SHARDA MINERALS PRIVATE LIMITED

Jarjan

Director

Deponent

Identified by me

[Handwritten signature]
Debasish Chowdhury

Advocate
Alipore Judges Court, Kol-27
WB/929/1983

09 MAY 2024

RANI MONJURI ROY
NOTARY
Room No.-17 (POND SIDE)
Alipore Judges Court,
Kolkata-700 027
Regd. No.-10/94