



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

AR 015045

FORM-B
[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavits cum Declaration of Binod Chand Kankaria being representative for the promoter of the proposed project vide its authorization dated 13/01/2024.

I, Binod Chand Kankaria S/o Late Parashmull Kankaria aged 72 years R/o 2A, Queens Park, Ballygunge, Kolkata-700019 duly representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the promoter has a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances, except a loan taken from the ICICI bank on the existing bungalow.
3. That the time period within which the project shall be completed by promoter is 04/12/2028.
4. That seventy per cent of the amounts realized by the 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.

KAMAL KUMAR PAUL
NOTARY GOVT OF INDIA
Regd. No.-2700/04
C.M.M.'s Court
2 & 3 Bankshall Street
Kolkata-700001

Binod Chand Kankaria

16 JAN 2024



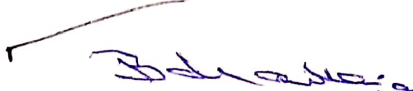
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. That 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.

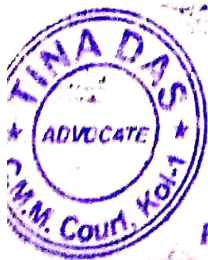

Deponent

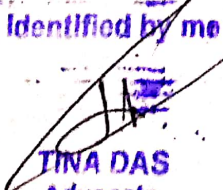
Verification

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 _____ on this ____ day of _____.



Deponent



Identified by me

TINA DAS
Advocate
Regn No. - F-1322/21

KAMAL KUMAR PAUL
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Signature Attested Only on
Identification of Notary Advocate


KAMAL KUMAR PAUL
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Kolkata, West Bengal

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