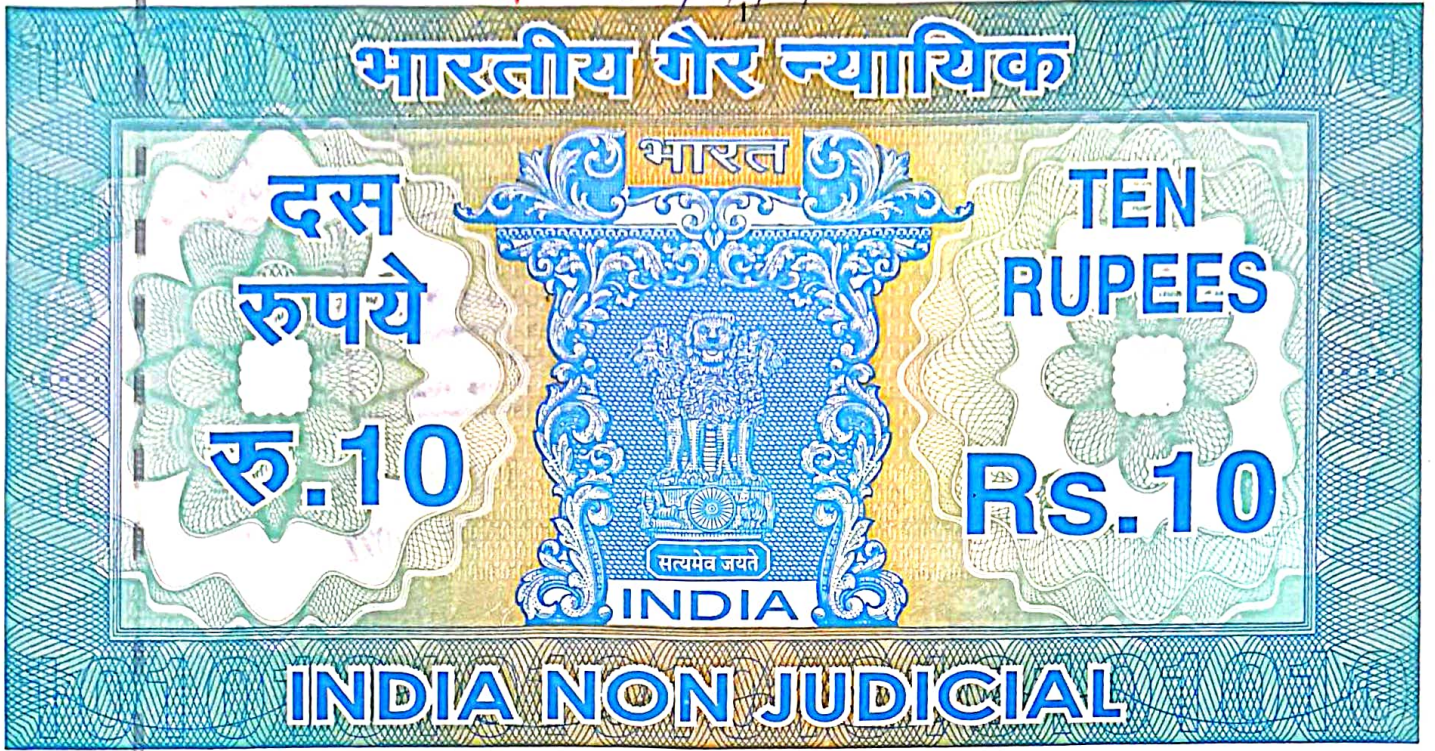


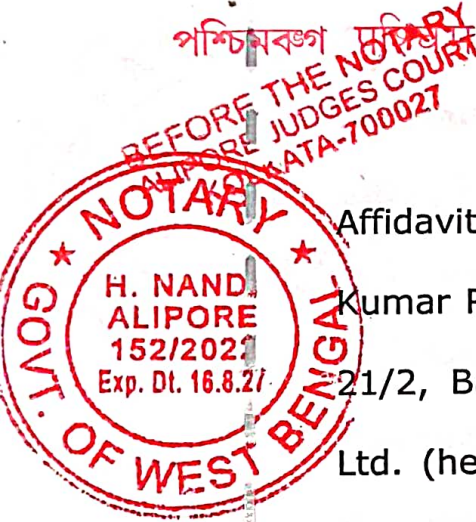
S/L No. 20/17/6/23.



পশ্চিমবঙ্গ সচিবালয়  
WEST BENGAL  
FORM "B"

77AB 243845

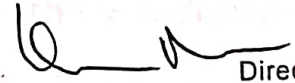
**AFFIDAVIT CUM DECLARATION**



Affidavit cum Declaration of Sri Vivek Ruia son of late Sheo Kumar Ruia, aged about 58 years, and working for gain at 21/2, Ballygunge Place, director of Gopala Complex Pvt. Ltd. (herein after referred to as a Promoter) promoter of the proposed project duly authorised vide its resolution dated 10/06/2023.

I, Vivek Ruia, the director of Gopala Complex Pvt. Ltd. being the Promoter of the proposed project do hereby solemnly declare, undertake state as under :

For GOPALA COMPLEX PVT. LTD.

  
Director

17 JUN 2023

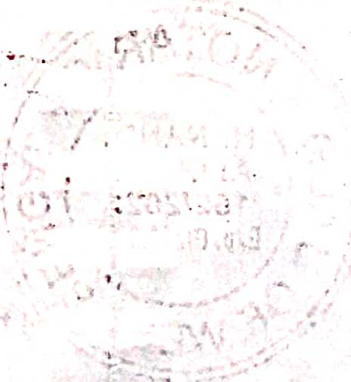


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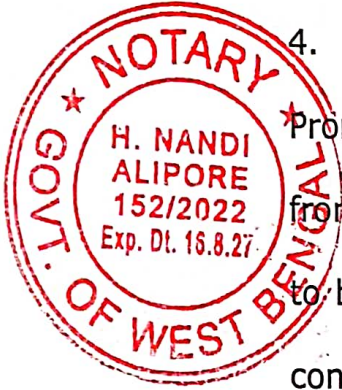
Subhasis Dasgupta  
Advocate  
Judge Court

NO.:	
ACQ:	
R:	
- 9 NOV 2022	
SURANJAN SUKHEMJE	
Licenced Supt. Vender	
C. C. Court	
2 & 3, H. S. Row Road, Howl	

9 NOV 2022  
9 NOV 2022



1. That the Owners have a legal title to the land on which the development of the proposed project at 41/1, Gariahat Road (South), Kolkata 700 031, PS Lake has been carried out and a legally valid authentication of title of such land.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by Promoter is 31<sup>st</sup> March 2027.
4. That seventy per cent of the amount realised by 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 amount 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 amount 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



For GOPALA COMPLEX PVT. LTD.

Director

17 JUN 2023

is in proportion to the percentage of completion of the project.

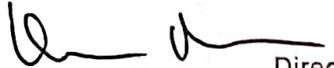
7. That the Promoter shall get the accounts audited within six month after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts 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 approval on time, from the competent authorities.

9. That Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

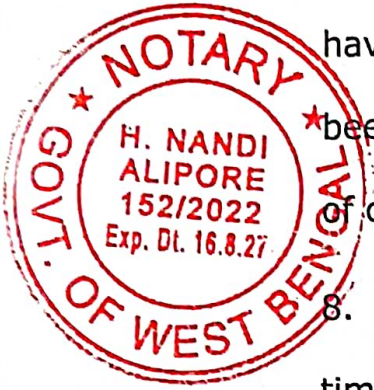
10. That Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

For GOPALA COMPLEX PVT. LTD,

  
Director

Deponent

17 JUN 2023





## 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 16<sup>th</sup> June, 2023


For GOPALA COMPLEX PVT. LTD.

  
Director

Deponent



Identified by me

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

Signature (S) of Executant (S)  
attested on the identification at  
Alipore Judges Court  
Kolkata-700027, Under  
Notary Act at.....A.M./P.M.

  
H. NANDI  
Notary Govt. of West Bengal  
152/2022

17 JUN 2023