



पश्चिम बंगाल WEST BENGAL

84AB 479047

FORM 'B'  
[See Rule 3(4)]

**AFFIDAVIT CUM DECLARATION**

Affidavit cum Declaration of PEDDINTI LAXMIKANT, S/o PEDDINTI KRISHNA RAO, RESIDING AT HOLDING NO-461/381, TALJHULI, WARD NO-28, PO- KHARAGPUR, PS- KHARAGPUR (TOWN), DISTRICT-PASCHIM MEDINIPUR, WEST BENGAL-721301, DESIGNATION - PARTNER, ANJAN GROUP, promoter of the proposed project;

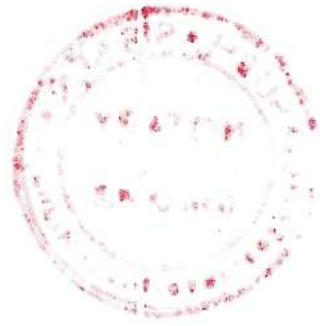
21 JUN 2023

I, PEDDINTI LAXMIKANT, S/o PEDDINTI KRISHNA RAO, RESIDING AT HOLDING NO-461/381, TALJHULI, WARD NO-28, PO- KHARAGPUR, PS- KHARAGPUR (TOWN), DISTRICT-PASCHIM MEDINIPUR, WEST BENGAL-721301, DESIGNATION - PARTNER, ANJAN GROUP, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

Contd.....P/2

Sub  
21/6/23  
**SUBHASIS SEN**  
Notary Kharagpur Sub-Div

ক্রমিক নং 6647 টাকা 107  
তার 21 JUN 2023 জেলা পশ্চিম মেদিনীপুর  
নাম স্রী/ স্রীমতী Anjan G. ROUF  
সং Palitula থানা Khat  
পো: Khat ব্লক  
ব্রস. ডি ও অফিস ঝড়গপুর  
ভেডাব-বিনোদ কুমার দাস



Sub-Div. Minnapur  
21 JUN 2023

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1. That, SAROJ KUMAR NAYAK, CHITTARANJAN MOHANTY 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 along with Development Agreement and Power of Attorney 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 09/05/2026.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

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21 JUN 2023

Sen. 21/6/23  
**SUBHASIS SEN**  
Notary Kharagpur Sub. Divn

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 Kharagpur on this 21<sup>st</sup> Day of June 2023.

21 JUN 2023



Deponent

For ANJAN GROUP

PARTNER

~~Seebhavin Sen~~  
and signed this affidavit on  
this 21<sup>st</sup> day of June 2023.

Entry No. 25, 21.06.2023

Seebhavin Sen  
NOTARY  
21/6/23