

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL

Before the Notary 33722
Govt. of West Bengal
Paschim Bardhaman District
Durgapur

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 **Mr. AVIJIT GHOSH** (Promoter) s/o GAJANAN GHOSH, by nationality - Indian, by faith - Hinduism, by occupation - Business, residing at Arrah, Shankarpur, PS : New Township, Durgapur - 713212, District- Paschim Bardhaman, West Bengal and promoter of the proposed project "KALPATARU HOUSING COMPLEX BLOCK A & B" to be developed at Shankarpur PS New Township, Durgapur - 713212, Dist : Paschim Bardhaman, WB;

I, **Mr. AVIJIT GHOSH** (Promoter) of the proposed project do hereby solemnly declare, undertake, and state as under:

1. That I **Mr. AVIJIT GHOSH** (Promoter) 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 arrangement between such owner and promoter for development of the real estate project is enclosed herewith.

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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 **30/06/2025**.
4. The seventy per cent of the amounts 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That I **Mr. AVIJIT GHOSH** (Promoter) shall take all pending approvals on time, from the competent authority.
8. That I **Mr. AVIJIT GHOSH** (Promoter) has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I **Mr. AVIJIT GHOSH** (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.



22 MAY 2023

TARASHREE BUILDERS & DEVELOPERS
Avijit Ghosh

Deponent Partner

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 Durgapur on this 22nd day of May 2023
TARASHREE BUILDERS & DEVELOPERS
Avijit Ghosh

Deponent Partner

IDENTIFIED BY ME
[Signature]
ADVOCATE

Solemnly Affirmed before me by
Sri/Smt. A. Ghosh
ID by S. N. Sinha Advocate
on this 22nd day of May 2023

Mr. MONOBROTA ROY, NOTARY
Durgapur, Paschim Bardhaman, W.B.
Regn. No. - 111/2022, Govt. of W.B.