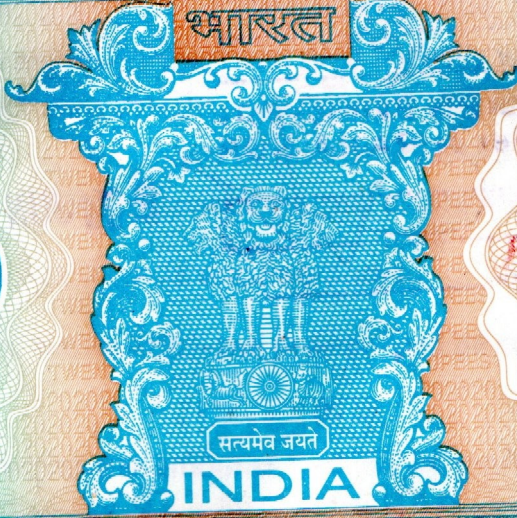


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भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY
RUPEES

INDIA NON JUDICIAL

পশ্চিমবঙ্গ



WEST BENGAL

33AA 363828

BEFORE THE NOTARY AT BARRACKPORE
NORTH 24 PARGANAS

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 Shri Prodosh Kanti Paul, director of M/s. S.P.S. Udyog, promoter of the proposed project "SUNSHINE RESIDENTS" at at Holding No. 88(59), 35,S.L. Chatterjee Street, PO - Nimta, PS - Nimta, Pin - 700049, Ward No.-26, under North Dumdum Municipality, Dist: N.24 Pgns, Wb, India.

I, Shri Prodosh Kanti Paul, director of M/s. S.P.S. Udyog, promoter of the proposed project "SUNSHINE RESIDENTS" at Holding No. 88(59), 35,S.L. Chatterjee Street, PO - Nimta, PS - Nimta, Pin - 700049, Ward No.-26, under North Dumdum Municipality, Dist: N.24 Pgns, WB, India.

02 JUL 2024

Owner, namely 1) Smt. Jhuma Sen 2) Miss Shreyashi Sen, 3) Miss Aarushi Sen, and M/s. S.P.S. Udyog 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 31-12-2027
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
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.

M/S SPS UDYOG

Prodosh Kanti Paul

Deponent **Partner**

Verification

I, Prodosh Kanti Paul (Aadhar No.-5746-7875-8022), son of Late Prabhat Chandra Paul, Resident of 106, Shradhanjali Apartment, M.B. Road, Nimta, North Dum Dum, P.O. & P.S.-Nimta, Kolkata – 700049, do solemnly affirm that 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 **02 JUL 2024** day of **JUL** 2024

M/S SPS UDYOG

Prodosh Kanti Paul

Deponent **Partner**

02 JUL 2024

Identified by me
Soujan Chhosh
(ADVOCATE)
(F14398/2606/2021)

Solemnly Affirmed
&
Declared Before Me
On Identification

as

RANJAN MAJUMDER
NOTARY
Regd. No.-13/02