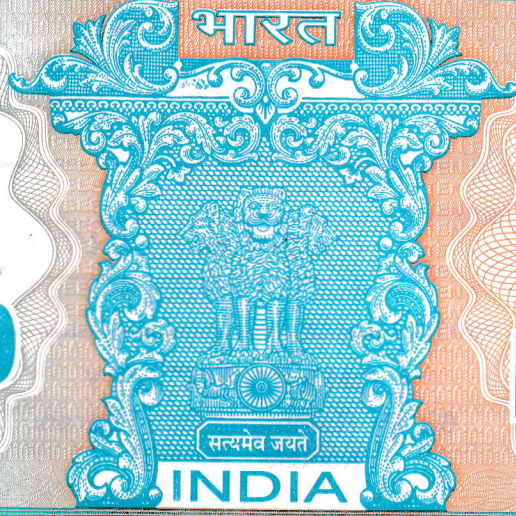


भारतीय गैर न्यायिक

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INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

P.K. Datta
Calcutta
Regn. No.:1101/98

FORM-B
(See rule 3(4))

AFFIDAVIT CUM DECLARATION

43AB 893111

P.K. Datta
Calcutta
Regn. No.:1101/98

Affidavits cum Declaration of Parikshit Sureka being representative for the promoter of the proposed project vide its authorization dated 23.11.2023.

I, Parikshit Sureka S/o Late Rajendra Kumar Sureka aged 39 working for gain at 3, Ichalabad, Burdwan, P.O:- Sripally, P.S:- Bardhaman, District:- Purba Bardhaman, West Bengal, India , PIN:- 713 003 duly representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That Sri Prabhat Ranjan Roy and others have a legal title to the land on which the development of the project is to be carried out
And
a legally valid authentication of the title of such land along with an authenticated copy of the agreement between such owner and promoter 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 promoter is 31.03.2025.
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

P. K. Datta
Notary
Regn. No.:1101/98
C.M.M.'s Court
& 3, Bankshall Street
Calcutta-700 011

23 NOV 2023

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13 FEB 2020

MAHIMA VANIJYA PVT. LTD.

Name :

Address :

3 NO, ICHAZABAD, BURDWAN - 713103.

vendor :

I. CHAKRABORTY
68, Dr. Rajendra Prasad Sarani
Kolkata - 700 001



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.

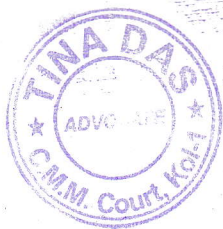

Deponent

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

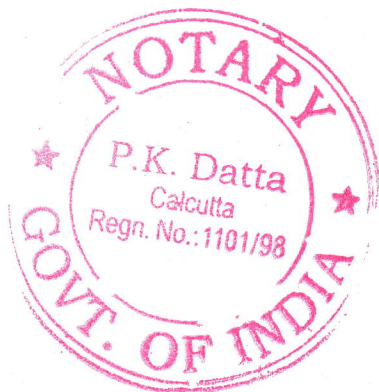


Identified by me

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

Solemnly Affirmed &
Declared before me on
Identification of Advocate


P.K. DATTA
Notary



23 NOV 2023

P. K. Datta
Notary
Regn. No.:1101/98
C.M.M.'s Court
2 & 3, Bankshall Street
Calcutta - 700 001