

पश्चिम बंगाल WEST BENGAL



Affidavit cum Declaration

Affidavit cum Declaration of Mr. Anant Nathany promoter of the proposed project.

I **Anant Nathany** promoter of the proposed project do hereby solemnly declare, undertake and state as under.

1. **Mr. Balai Chandra Sadhukha**, has 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 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.

Shivangi Towers (P) Ltd.

Anant Nathany

Director

CHITTARANJAN GHOSH
Advocate cum Notary
E WB 2352005
REGN NO.- 13801
High Court Calcutta
7 APR 2023

048906

Sl. No.....Date.....
Name.....
Add.....
AMT.....10.....

13 FEB 2023

13 FEB 2023

Shivangi Towers
14F, 8, St,
Kolkata



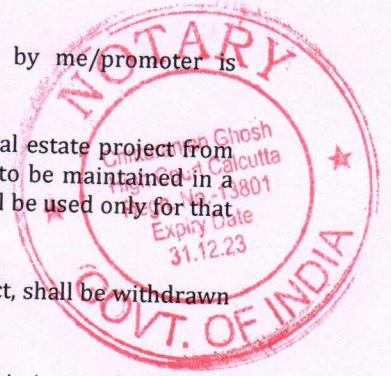
SOUMITRA CHANDA
Licensed Stamp Vendor
8/2, K. S. Roy Road, Kol-1



Shivangi Towers (P) Ltd.
Director

CHITTARANJAN GHOSH
Advocate cum Notary
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3. That the time period within which the project shall be completely by me/promoter is 31/10/2023.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.



Shivangi Towers (P) Ltd.
Arpana
 Director

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 **Kolkata** on this 04th day of April, 2023.

Shivangi Towers (P) Ltd.
Arpana
 Director

Deponent

solemnly Affirmed and Declared
 afore me on Identification
CHITTARANJAN GHOSH
 Regn. No. - 13801/31.12.18
Chittaranjan Ghosh
 Notary
CHITTARANJAN GHOSH
 Advocate cum Notary
 E WB 235/2005
 REGN NO. - 13801
 High Court Calcutta
7 APR 2023