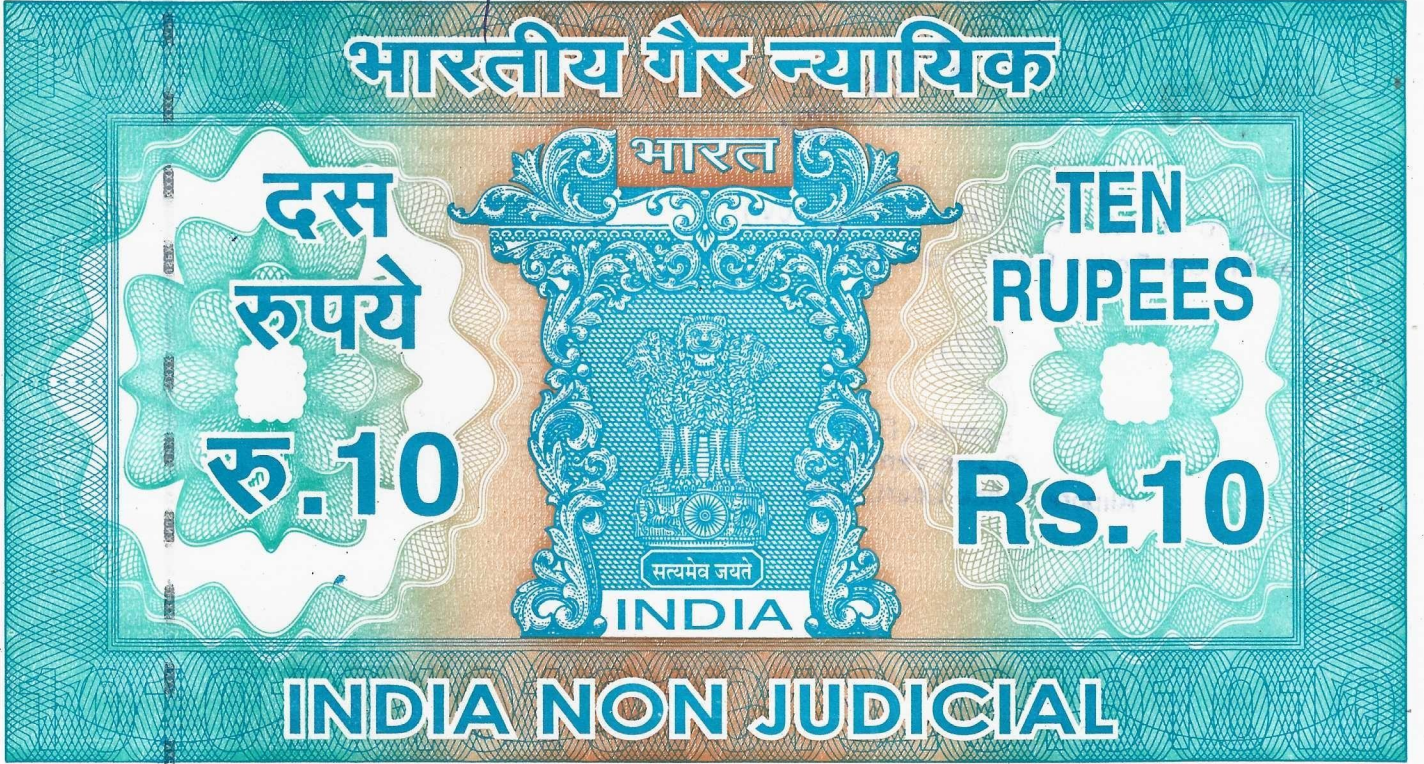


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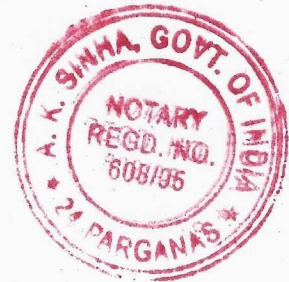
পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

95AB 639330

Before The Notary Public

FORM 'B'

[See rule 3(4)]

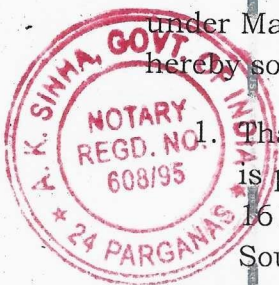


DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Kamal Seikh, Proprietor of M/s. SKY SCRAPER promoter of the proposed project **ALFISHA APARTMENT** at Dag No. 11108 and 1110, Mouja – Mallikpur, JL No. 10, Khatian No. 6691, under Mallikpur Gram Panchayat, PO – Mallikpur, PS –Baraipur, PIN - 700145

I, Kamal Seikh, Proprietor of M/s. SKY SCRAPER promoter of the proposed project **ALFISHA APARTMENT** at Dag No. 11108 and 1110, Mouja – Mallikpur, JL No. 10, under Mallikpur Gram Panchayat, PO – Mallikpur, PS –Baraipur, PIN – 700145, do hereby solemnly declare, undertake and state as under:



That I a legal title/right to the land on which the development of the project is proposed via Registered Deed of Conveyance in my favour being Deed No. 161101110 of 2024, registered at the Office of the ADSR – Baraipur, 24 Pdns South.

10 SEP 2024

001068

2 SEP 2024

Sl. No.....Rs.....Date.....

Sold to - BINOY CHAKRABORTY (Adv.)

of-Alipore Police Court, Kolkata-27

Samiran Das
Stamp Vendor
Alipore Police Court, Kolkata-27



Before the Hon'ble Public

Notary

[Law file 344]

DECLARATION SUPPORTED BY AN AFFIDAVIT WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit and Declaration

Alipore Court Declaration of Mr. Ranajit Saha, Proprietor of M/s. SKY SCRAPER promoter of the proposed project ALIBHA APARTMENT at Dag No. 1108 and 1110, Mouza - Mallikpur, JE No. 10, under Mallickpur Gram Panchayat PO - Mallickpur PS - Garaspur PIN - 700142

I, Ranajit Saha, Proprietor of M/s. SKY SCRAPER promoter of the proposed project ALIBHA APARTMENT at Dag No. 1108 and 1110, Mouza - Mallikpur, JE No. 10, Mallickpur Gram Panchayat PO - Mallickpur PS - Garaspur PIN - 700142, do hereby declare, undertake and state as under

I have a legal right to the land on which the development of the project is proposed in the registered Deed of Conveyance in my favour being Deed No. 110116 of 2024, registered at the Office of the ADAR, District, of this



TO SEE THE

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 31-12-2028
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.



Kamal Shrivastava

Deponent

Verification

I, Kamal Seikh Son of Sk Firoz Resident of Ganima (Part-I), Mallikpur, Baripur, S-24 Pdns, PIN - 700145 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 10th day of September, 2024

*Solemnly Affirmed & Declared
before me on Identification*

A.K.S.

A. K. Sinha, Notary
Alipore Judges/Police Court, Cal-27
Regd. No. 608/1995 Govt. of India

Kamal Shrivastava

Deponent

Identified by me

Advocate

10 SEP 2024