



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL



AM 631047

BEFORE THE NOTARY PUBLIC
GOVERNMENT OF INDIA

FORM - B
[See Rule 3(4)]

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[See Rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr.Sandeep Kothari promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated _____:

I, Sandeep Kothari Son of Late Mool Chand Kothari aged 43yrs R/o at 5, Allenby Road, P.O. Lalalajpat Roy Sarnai, P.S.- Bhawanipore, Kolkata – 700020, West Bengal promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. Amit Chakraborty have/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 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 byme/ promoter is 31.12.2025 (Project Completion Date).
4. That seventy per cent of the amounts realised by the 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.



MKBD DEVELOPERS LLP

Sandeep Kothari

Designated Partner

24 APR 2023

NO 1326 Date 07 NOV 2022
Name.....
Address.....
Rs 100/.....

B. C. LAHIRI
Advocate
Alipore Court
Kol-700 027

Pijush Kanti Chakraborty
Licence Stamp Vendor

Alipore Police Court
Kolkata-700 027

BEFORE THE GOVT. ENGINEER
GOVERNMENT OF WEST BENGAL



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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



MKBD DEVELOPERS LLP

Sanketham

Designated Partner

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 my office on this 24 day of April, 2023.

Solemnly Affirmed & Declared
before me on identification

T.K. Dey
T.K. Dey, Notary
Alipore Judge's/Police Court, Cal-27
Reg. No. 1537/2000, Govt. of India

MKBD DEVELOPERS LLP

Sanketham

Designated Partner

Deponent

24 APR 2023

Nabakumar Mukherjee
Identified by me
Advocate

Alipore Police Court
Enrl. No.-WB/2037/1999
24 APR 2023
Advocate

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