

भारतीय गैर न्यायिक



INDIA NON JUDICIAL



Before the Notary
Govt. of West Bengal
76AB129838
Paschim Bardhaman District
Durgapur

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 **Sri SUBODH KUMAR DUTTA** [AADHAAR : 4879 9322 2011] s/o Bimala Kanta Dutta, by nationality - Indian, by faith - Hinduism, by occupation - Business, residing at A-17 Mengh Mollar Sarani, Sector 2C, Bidhannagar, Durgapur - 713212, Dist : Paschim Bardhaman, West Bengal and promoter of the proposed project authorized by the promoter of the project, "SONAR SANSAR", to be developed at Arrah Shibtala Road, PO : Arrah, PS : Kanksa, Durgapur - 713212, Dist : Paschim Bardhaman, West Bengal;

I, **Sri SUBODH KUMAR DUTTA** (Promoter) of the proposed project do hereby solemnly declare, undertake, and state as under:

1. That I, **Sri SUBODH KUMAR DUTTA** (Promoter) have 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 arrangement between such owner and promoter for development of the real estate project is enclosed herewith.

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Sri Subodh Kumar Dutta

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 31/12/2026.
 4. The seventy per cent of the amounts realized by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- That I, Sri SUBODH KUMAR DUTTA (Promoter) shall take all pending approvals on time, from the competent authority.
- That I, Sri SUBODH KUMAR DUTTA (Promoter) has furnished such other documents as have been prescribed by the rules and regulations made under the act.
9. That I, Sri SUBODH KUMAR DUTTA (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.

S Subodh Kumar Dutta
Deponent
Director
JURGAPUR REAL ESTATE PVT. LTD

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at *Durgapur* on this *30th* day of *April 2023*

Solemnly Affirmed before me by
 Sri/Smt. *S. K. Dutta*
 ID by *P. Banerjee* Advocate
 on this *30th* day of *April 2023*

S Subodh Kumar Dutta
Deponent
Director
JURGAPUR REAL ESTATE PVT. LTD

30 APR 2023

IDENTIFIED BY ME
[Signature]
 ADVOCATE



By me
 Mr. MONUDROTA ROY, NOTARY
 Durgapur, Paschim Bardhaman, W.B.
 Regn. No.- 111/2022, Govt. of W.B.