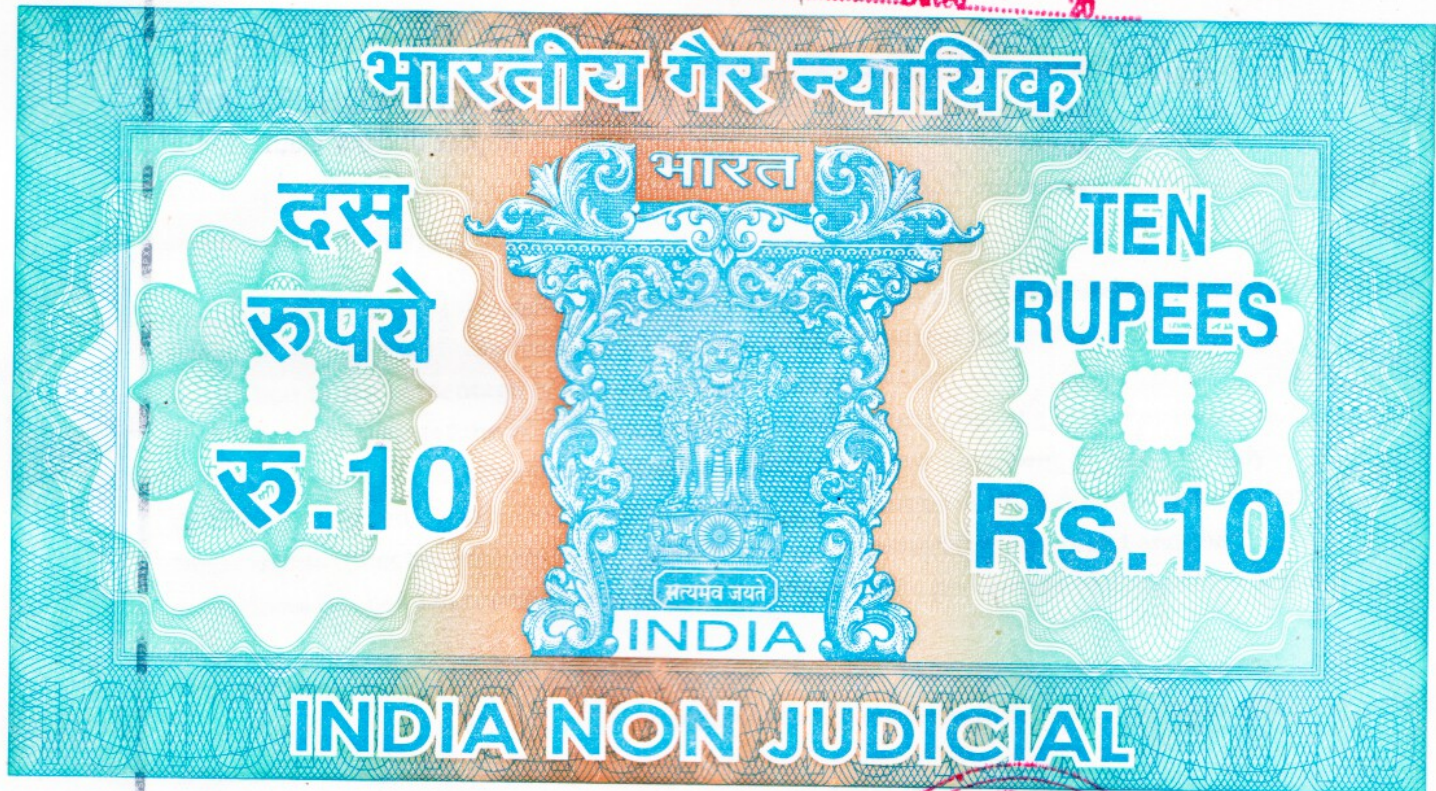


Sl. No. 185 Dated 22 SEP 2023



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

BEFORE THE NOTARY
KOLKATA-700 027

NOTARY
K. K. JAMAN 85AB 884135
KOLKATA
Regn. No. 87/2016
Expiry Date
21.2.2026
GOVT. OF WEST BENGAL

AFFIDAVIT CUM DECLARATION

Affidavits cum Declaration of Mr. Madhur Poddar being representative for the promoter of the proposed project vide its authorization dated 12/09/2023.

I, Madhur Poddar S/o Mr. Chandi Prasad Poddar aged about 45 years R/o 3/1, Krishna Behari Sen Street, Kolkata – 700073 being representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That Smt. Asha Poddar and Others have a legal title to the land on which the development of the project is proposed
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 18.09.2028.
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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

NOTARY
K. K. JAMAN
KOLKATA
Regn. No. 87/2016
Expiry Date
21.2.2026
GOVT. OF WEST BENGAL

For PMV PROJECTS LLP

22 SEP 2023

[Signature]

Partner

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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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

For PMV PROJECTS LLP



Partner

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 22 day of Sept, 2023

Identified by me

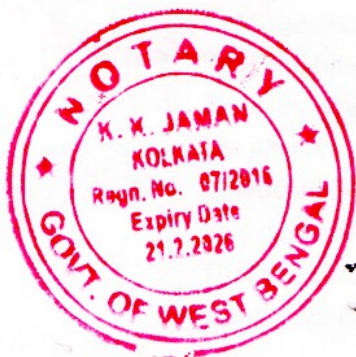
Debasish Chowdhury
Debasish Chowdhury
 Advocate
 Alipore Judges Court, Kol-27
 WB/929/1983

Deponent

For PMV PROJECTS LLP



Partner



Signature attested on Identification

Kalyan

Kasi Khalokajaman
 Notary, Govt. of West Bengal
 Regd. No.:02/2010
 Kolkata

22 SEP 2023