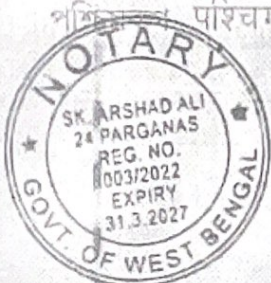


SL. No. 04 Date..... 04 JAN 2024



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

90AB 852489

BEFORE THE NOTARY
ALIPORE JUDGES' COURT
KOLKATA- 700 027

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 SUBHAM CONSTRUCTION & URBAN HI-BREED FARM LIMITED promoters of the proposed project Drishti Enclave;

We, Mr. DEBASISH GHOSH proprietor of SUBHAM CONSTRUCTION and TUSHAR KANTI SEN Director of URBAN HI-BREED FARM LIMITED Promoters of the proposed project do hereby solemnly declare, undertake and state as under:

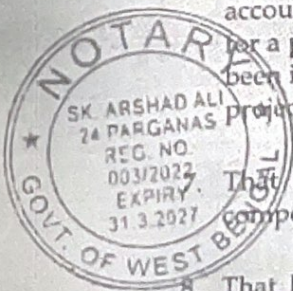
URBAN HI-BREED FARM LIMITED has a legal title to the land on which the development of the proposed project is to be carried out

AND

04 JAN 2024

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.

1. That the said land is free from all encumbrances.
2. That the time period within which the project shall be completed by me/promoter is 1/07/24.
3. 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.
4. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
5. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
6. 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.
7. That I/promoter shall take all the pending approvals on time, from the competent authorities.
8. That I/promoter have/ has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. 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.



Deponent

For URBAN HI BREED FARM LTD
Jankar Kanits
Director/ Mg. Director

04 JAN 2024

Verification

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

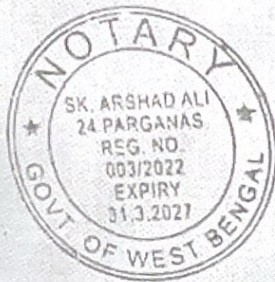
Verified by me at _____ on this 04 JAN 2024 day of 04 JAN 2024

for file

FOR M/s. SUBHAM CONSTRUCTION
[Signature]
Proprietor

Deponent
For URBAN HI BREED FARM LTD
[Signature]
Director/Mg. Director

Identified by me
M.A. Ryzwan Khan
Advocate
F-582/582/14



Solemnly affirm and declare before me on identification

[Signature]
SK ARSHAD ALI
NOTARY 24-PGS. SOUTH
GOVT. OF WEST BENGAL, REG.No. 003/2022
ALIPORE JUDGES COURT, KOL-27

04 JAN 2024