

88AB 902958

FORM 'B'
[See rule 3(2)]

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. Ranjit Roy, son of Late Ajit Kumar Roy, by Faith Hindu by Occupation Business, By Nationality Indian, residing at UD-080807, UDITA Complex, 1050/1, Survey Park, Post Office- Survey Park, Police Station- Jadavpur, Kolkata -700075, District-South 24 Parganas, West Bengal, being the Partner and an authorized representative of M/s TANIAN MANSIONS a partnership firm duly constituted under the Indian Partnership Act, 1932 and having principal place of business at 583, Kalikapur, Kolkata-700099, Post Office- Mukundapur, Police Station- Purba Jadavpur, District-South 24 Parganas, West Bengal vide its authorization dated 08/03/2024;

1. I, Ranjit Roy, son of Late Ajit Kumar Roy, by Faith Hindu by Occupation Business, By Nationality Indian, residing at UD-080807, UDITA Complex, 1050/1, Survey Park, Post Office- Survey Park, Police Station- Jadavpur, Kolkata -700075, District-South 24 Parganas, West Bengal, being the Partner and an authorized representative of M/s TANIAN MANSIONS a partnership firm duly constituted under the Indian Partnership Act, 1932 and having principal place of business at 583, Kalikapur,

For TANIAN MANSIONS


Partner

034554

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

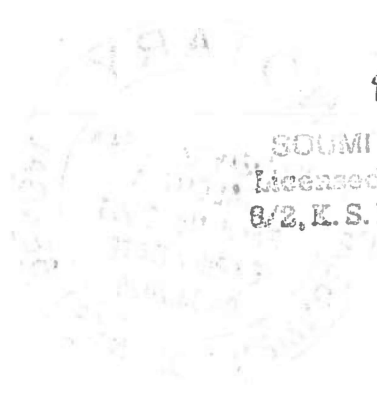
Name.....


Add.....

AMT.....10.....

09 FEB 2024
09 FEB 2024

Rajib Ghosh
Advocate
High Court, Calcutta
RCO Legal (Advocate & Solicitors)
6, Old Post Office Street, Basement
Floor No.-1, Temple Chamber
Kolkata-700001
Enrolment No. F/2190/2005/2019




SOUMITRA CHANDA
Licensed Stamp Vendor
8/2, K. S. Roy Road, Kol-

Kolkata-700099, Post Office- Mukundapur, Police Station- Purba Jadavpur, District-South 24 Parganas, West Bengal duly authorized by the promoter of the said project do hear by solemnly declare undertake and state as under:

2. That **G K REALTORS**, a partnership firm duly incorporated under the provision of Indian Partnership Act 1932 having its registered office at 19T, Baishnabghata Bye Lane, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal. 2) **G K ABASAN** a partnership firm duly incorporated under the provision of the Indian Partnership Act 1932 having its registered office at 19T, Baishnabghata Bye Lane, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal 3) **SHRI GOPAL KUNDU** son of Late Dasarath Kundu, AND 4) **SMT. RUNA KUNDU** wife of Gopal Kundu, both are residing at 8/1A, Post Office-Naktala, Police Station-Netaji Nagar (erstwhile Patuli), Kolkata-700047, District-South 24 Parganas, West Bengal 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 agreement between such owner and promoter for development of the real estate project is enclosed herewith.

3. That the said land is free from all encumbrances.

4. That the time period within which the project shall be completed by us/promoter is 31st December 2028.

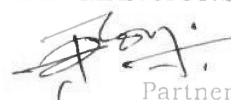
5. That seventy percent of the amounts realised by us/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost and shall be used only for that purpose.

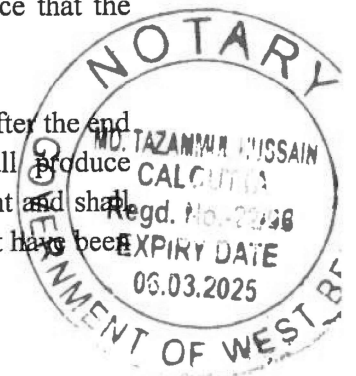
6. That, the amounts from the separate account to cover the cost of the project shall be Within in proportion to the percentage of completion of the project.

7. 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 proportion to the percentage of completion of the project.

8. That, we 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 statement of accounts duly certified and signed by such chartered accountant and shall be verified during the audit that the amounts collected for a particular project have been

For TANIAN MANSIONS


Partner



utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

9. That, we/promoter shall take all the pending approvals on time from the competent authorities.

10. That, we promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

11. That, we 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 TANIAN MANSIONS

Partner

Verification

The Contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom The above statements made and furnished by me are true and correct according to my best of knowledge and belief in all circumstances, if anything found wrong, I shall remain guilty for the same.

Verified by me at Kolkata on this
Day of March, 2024

For TANIAN MANSIONS

Partner

Deponent

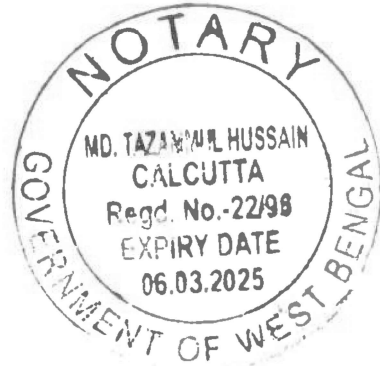
Identified By Me

Advocate

F/2100/2005/19

Substantively affirmed and declared
before me on this verification

MD. T. HUSSAIN Notary
City Civil Court
Kolkata
Regd. No. 23/20 Govt. of W.B.



12 MAR 2024