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पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

82AB 206790

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 Mr. Shyamal Paul son of Late Monmohan Paul, aged about 61 years, by faith Hindu, by Nationality Indian, by Occupation Business, residing at 32/1 Lake East 3rd Road, Santoshpur Kolkata – 700075 P.S. formerly Purba Jadavpur, now at Survey Park, District - South 24 Parganas, the sole proprietor of "PAUL CONCERNS" having its office at 12, Priyanath Ghosh Road, Santoshpur Kolkata – 700075, promoter of the proposed project "Samparka" situated at K.M.C. Premises No. 55, Lake East 4th Road Santoshpur Kolkata – 700075, Ward No-103, Borough – XI, promoter of the proposed project.

I, Shyamal Paul son of Late Monmohan Paul, residing at 32/1 Lake East 3rd Road, Santoshpur Kolkata – 700075, proprietor of "PAUL CONCERNS" having its office at 12, Priyanath Ghosh Road, Santoshpur Kolkata - 700075 promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That **PAUL CONCERNS** has a legal title to the land on which the development of the project is proposed.

AND



29 SEP 2023

A legally valid authentication of the title of such land of the real estate project is enclosed herewith.



2. That the said land is free from all encumbrances.
3. That the time within which the project shall be completed by me/promoter is 31.12.2025(Project Completion Date).
4. 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect, and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. 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.
8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. 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

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 Alipore on this 29th day of Sept.

Deponent

Identified by me

S. M. S. / r
Advocate

29 SEP 2023

Solemnly Affirmed & Declared
before me on Identification

A. K. Sinha, Notary
Alipore Judges/Police Court, Cal.
Regd. No. 608/1995 Govt. Of India

