



बंगाल WEST BENGAL

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BEFORE THE LD. NOTARY PUBLIC AT SILIGURI

AFFIDAVIT cum DECLARATION

Rudram Squares Private Limited

Rudram Squares

Director

Rudram Squares Private Limited

Vasun Agarwal

Director

Solemnly Affirmed & Declared before me on IdentificationP/2

Pashupati Shah
Pashupati Shah
NOTARY SILIGURI

NON JUDICIAL STAMP

Sl. No. 126 Dated 02-7-24

Name Rudram Sanyal

of h

Value Rs. 10/- (Rupees Ten only)

B.S.
BABY SAHA
Govt. Stamp Vendor
Siliguri Court
License No. 172/RN/dated-24/07/15



BEFORE THE LD. NOTARY PUBLIC AT SILIGURI

AFFIDAVIT cum DECLARATION

Solemnly Affirmed & Declared
Before me on Identification
[Signature]
[Signature]
Notary Siliguri

RUDRAM SQUARES PRIVATE LIMITED

CIN:U70109WB2021PTC246531

OFFICE ADDRESS: C/O RAVI KANT AGARWAL , ANJANI TOWER, PLOT 2951,
KHALPARA, AGRASEN ROAD, OPP MAHESHWARI BHAWAN, SILIGURI,
DIST.DARJEELING-734005

SITE ADDRESS: M.G. ROAD, SHANKAR MORE, KHALPARA, SILIGURI



FORM 'B' [See rule 3 (4)]

Affidavit cum Declaration

Affidavit cum Declaration of **MR. VARUN AGARWAL**, Director of **RUDRAM SQUARES PRIVATE LIMITED**, Promoter of the proposed project **RUDRAM ENCLAVE** duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. **Mr. VARUN AGARWAL**, Director of **RUDRAM SQUARES PRIVATE LIMITED** promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That **M/S RUDRAM SQUARES PRIVATE LIMITED** have has a legal title to the land on which the development of the project is proposed

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.

2. That the said land is free from all encumbrances

3. That the time period within which the project shall be completed by me promoter is 31.07.2025.

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 the purpose.

5. That the amounts from the separate account, to cover the cost of the projects, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

Solemnly Affirmed & Declared
Before me on Identification

Pashupati Shah
Pashupati Shah
NOTARY SILIGURI

RUDRAM SQUARES PRIVATE LIMITED

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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.

VARUN AGARWAL

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 on 04.07.2024

Rudram Squares Private Limited

Varun Agarwal

Director

VARUN AGARWAL

Deponent

Solemnly Affirmed & Declared
Before me on Identification

04/07/24
Pashupati Shah
NOTARY SILIGURI