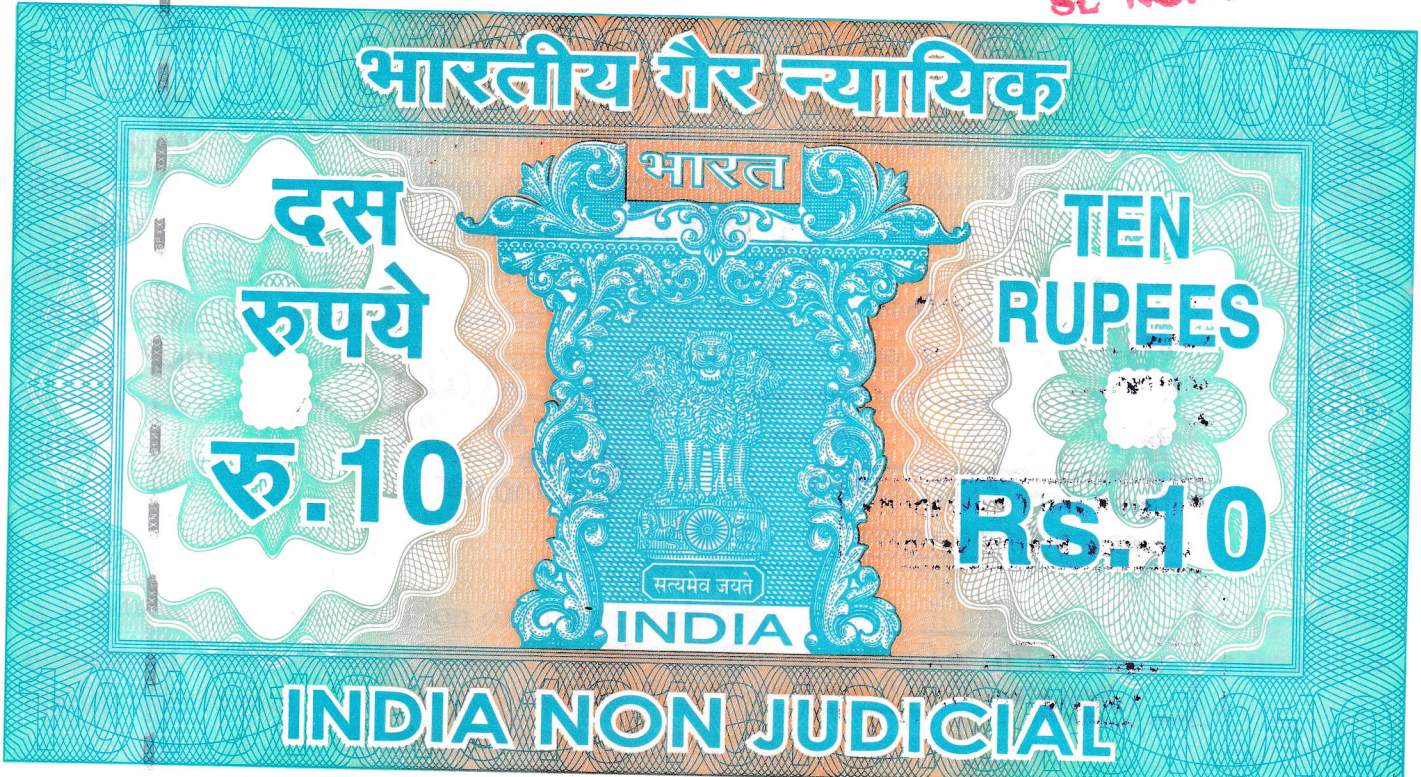


SL NO. 16



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

81AB 649200

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



B. L. REALTY (INDIA) PVT. LTD

Madhusudon Pramanik
Managing Director

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Madhusudon Pramanik, (PAN: ARWPP6125E), son of Late Gobinda Pramanik, age 49 years, by Faith Hindu, by Nationality Indian, by Occupation Business, residing at Dhalua North, Gamkal Lane, Sreenagar Main Road, Panchpota, Rajpur Sonarpur (M), South 24 Parganas, West Bengal - 700152, Director of the promoter (B.L. REALTY (INDIA) PRIVATE LIMITED) of the proposed project "B.L. NABHOMANI" situated at Holding No - 756, S.N. Ghosh Avenue, Ward No - 26 Under Rajpur Sonarpur Municipality, P.O.- Dakshin Jagatdal, P.S - Sonarpur, Dist. - South 24 Parganas, Kolkata - 700151, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 24/08/2023;

I, Madhusudon Pramanik, Director of the promoter (B.L. REALTY (INDIA) PRIVATE LIMITED), a Private Limited Company incorporated under companies Act, 2013 having its registered office at Dhalua North, Gamkal Lane, Sreenagar Main Road, P.O. Panchpota, P.S. Sonarpur, Rajpur Sonarpur (M), South 24 Parganas, West Bengal - 700152, having CIN No.: U70109WB2012PTC184787 & PAN No. : AAFCB2911B), of the proposed project, duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:

24 AUG 2023

1. (a) Sri Monotosh Naskar (b) Sri Santu Naskar Both Son Of Sri Amiya Naskar @ Sri Amiya Kumar Naskar (c) Smt Arati Naskar Wife Of Sri Adhir Naskar @ Khokan Naskar (d) Sri Babulal Naskar Son Of Late Anil Naskar @ Gunja Ram Naskar @ Guiram Naskar, all by Faith Hindu, by Occupation No. (a), (b) and (d) are in Service, No, (c) House wife, all are residing at Elachi Chakraborty Para Road, Vill. – Goteberia, P.O. – Dingelpota, Police Station: Sonarpur, Kolkata – 700151, Dist.- South 24 Parganas, West Bengal, have/has a legal title to the land on which the development of the 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.

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

3. That the time period within which the project shall be completed by us/promoter is 31/07/2026.

4. 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.

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

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

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

24 AUG 2023

B. L. REALTY (INDIA) PVT. LTD.
Madhusudan Pramanik
Managing Director

10. 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.



B. L. REALTY (INDIA) PVT. LTD.
Madhusudan Pramanik
Managing Director

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 Kolkata on this 24th day of August, 2023.

24 AUG 2023

B. L. REALTY (INDIA) PVT. LTD.

Madhusudan Pramanik
Managing Director

Deponent

Solemnly Affirmed & Declared
Before me on Identification

K. P. Mazumder

K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg. No. 7911/2010 Govt. of India



IDENTIFIED BY ME

S. Dmy
ADVOCATE