

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL

84AB 370616



[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavits cum Declaration of Laxmi Pat Kothari being representative for the promoter of the proposed project vide its authorization dated 25/07/2024

I, Laxmi Pat Kothari S/o Late Suraj Mal Kothari aged about 65 years R/o 25 Gopi Krishna Paul Lane, Kolkata-700006 duly representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

That / I promoter as/have a legal title to the land on which the development of the project is proposed

1. That the said land is free from all encumbrances.
2. That the time period within which the project shall be completed by promoter is 31/05/2027
3. That seventy percent of the amounts realized by the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.



Gouribali, Tarakeswar, Hooghly

SUKUMAR NASKAR
M.Com., LL.B. Advocate
Regd. No. F/8178/91

Sukumar Naskar

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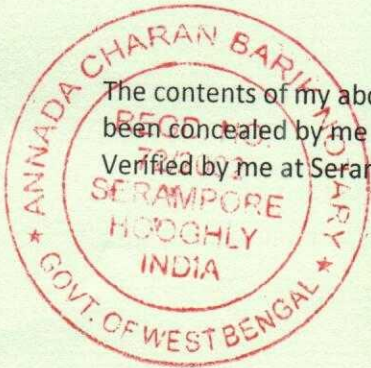
6. That promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected 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 promoter shall take all the pending approvals on time, from the competent authorities.
8. That promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
9. That 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.

For BALAJI PROJECTS
Aswini Pat Kothari
 Partner
 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 Serampore, on this 25th day of July, 2024.



For BALAJI PROJECTS
Aswini Pat Kothari
 Partner
 Deponent

Deponent

Advocate

Identified by
Sukumar Naskar
(Advocate)
 SUKUMAR NASKAR
 B.Com., LL.B. Advocate
 Regn. No. F/81/78/91
 Gouribati, Tarakeswar, Hooghly

SOLEMNLY AFFIRMED & DECLARED BEFORE ME ON IDENTIFICATION OF ADVOCATE

A. C. Barik
 Notary Govt. of West Bengal (India)
 Regd. No. 72/2002, Serampore Court
 Serampore, Hooghly

25/07/24 =