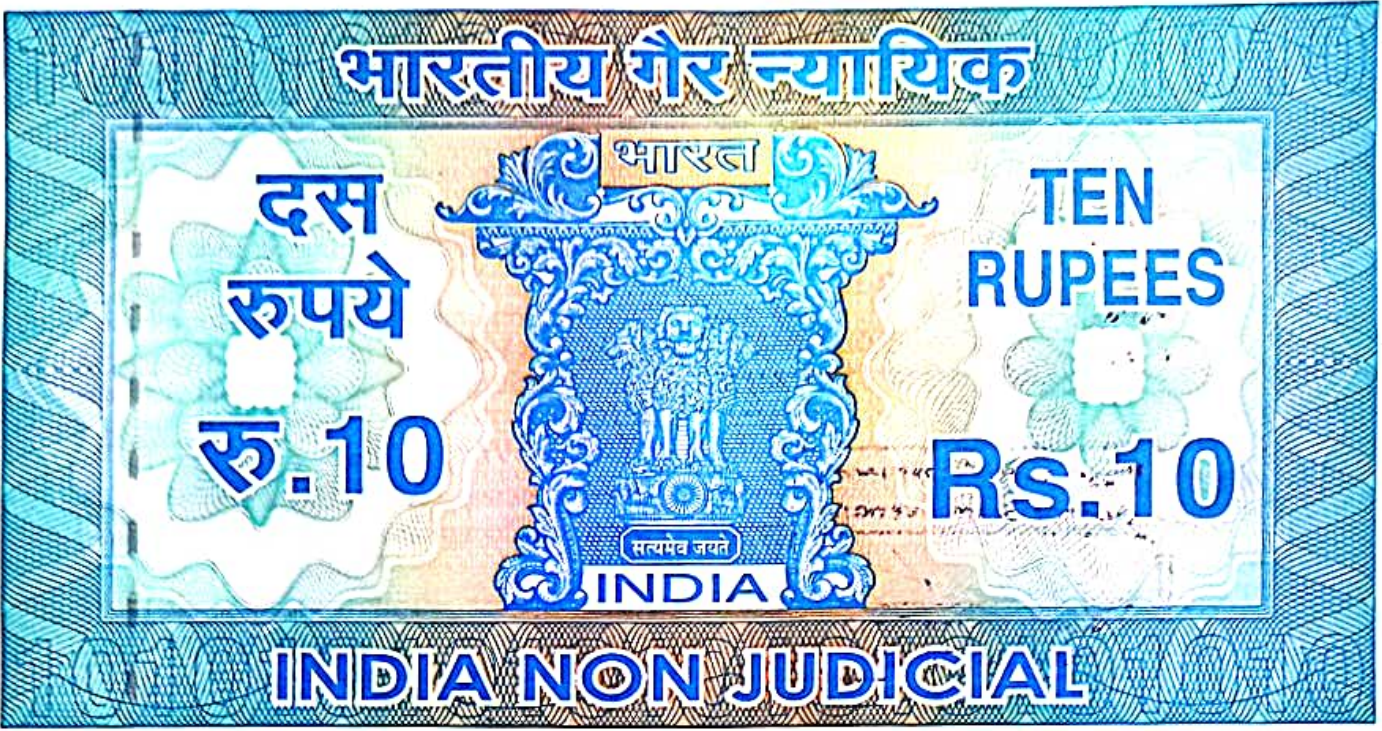


Serial No. Al. 24/2022



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

81AB 649192

BEFORE THE NOTARY PUBLIC
GOVERNMENT OF INDIA



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 Mrs. Aparna Mukherjee (PAN – AJLPM3471B) Wife of Ashim Kumar Mukherjee, age about 57 Years, by faith Hindu, by Nationality Indian, By Occupation Business, residing at A-48, Brahmapur South, P.O. Brahmapur, P.S. – Bansdrani, Dist.-South 24 Parganas, Kolkata – 700096, Proprietor of the Promoter (**Mukherjee Associates**) of the proposed project "**K.D GARDEN PHASE-II**" situated at Premises No.- 77/1, Stream Laundry, Ward No. 491 under K.M.C, P.O. Brahmapur, P.S. – Bansdrani, Dist.- South 24 Parganas, Kolkata – 700096 duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 17.07.2023



I, Aparna Mukherjee, Proprietor of **Mukherjee Associates** (having the registered Office at A-48, Brahmapur South, P.O. Brahmapur, P.S. – Bansdrani, Dist.-South 24 Parganas, Kolkata – 700096), Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

FOR MUKHERJEE ASSOCIATES


17 JUL 2023

Aparna Mukherjee
Proprietor

13 APR 2023

No 241 . Date
Name.....
Address.....
Rn 10.....

B. C. LAHIRI
Advocate
Alipore Court
Kol-700 027

Pijush Kanti Chakraborty
Licence Stamp Vendor

Alipore Police Court
Kolkata-700 027

1. That Aparna Mukherjee, Proprietor of Promoter (**Mukherjee Associates**) has a legal title to the land on which the development of the project is proposed.
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 30/09/2025.
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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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, 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 utilized 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.



FOR MUKHERJEE ASSOCIATES

Aparna mukherjee
Proprietor
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 17th day of July, 2023

Solemnly Affirmed & Declared
before me on Identification

T. K. Dey, Notary
Alipore Judge's/Petitioner's Court, Cal-27
Reg. No. 1537/2000, Govt. of India

17 JUL 2023

FOR MUKHERJEE ASSOCIATES

Aparna mukherjee
Proprietor
Deponent

Identified by me

ANISUR K. KALITAMAN
Advocate
M.A., LL.B

17 JUL 2023