



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

33AA 632287

**AFFIDAVIT CUM DECLARATION**

Affidavit cum Declaration of **SURAKHA CONSTRUCTION**, a partnership firm having its registered office at 2495, Garia Road, Tribeni Market, Garia Main Road, Kolkata - 700084 and running its day to days business from office at "Surakha Apartment" 492, Madhya Balia, Balia Main Road, Post Office - Garia, P.S.- Soanrpur presently Narendrapur, District - South 24 Parganas, Kolkata - 700084, being represented by its partners namely (1) **SRI SURATH SARDAR**, son Late Mahim Sardar, and (2) **SRI SAMIR SARDAR**, son of Sri Surath Sardar, of "Rekha Neer", 37, Nafar Chandra Naskar Road, Post Office - Garia, Police Station - Sonarpur presently Narendrapur, Dist. - South 24 Parganas, Kolkata - 700084, Promoter of the proposed project.

I, **SURAKHA CONSTRUCTION**, a partnership firm having its registered office at 2495, Garia Road, Tribeni Market, Garia Main Road, Kolkata - 700084, being represented by its partners namely (1) **SRI SURATH SARDAR**, son Late Mahim Sardar, and (2) **SRI SAMIR SARDAR**, son of Sri Surath Sardar, of "Rekha Neer", 37, Nafar Chandra Naskar Road, Post Office - Garia, Police Station - Sonarpur presently Narendrapur, Dist. - South 24 Parganas, Kolkata - 700084, Promoter of the proposed project do hereby solemnly declare undertake and state as under :

30 SEP 2024



No. 366 Date 27.09.2024 Rs 20/-
Name Surakha Construction
Address 2495, Garria Rd, Kol-84
SANKAR KUMAR SARKAR
STAMP-VENDOR
SONARPUR A.D.S.R. OFFICE
24 FARGANAS (SOUTH)

✓



30 SEP 2024



1. That I/ Promoter have/has a legal title to the land on which the development of the project is proposed.

OR

That I/ Promoter have/has a legal title to the land on which the development of the proposed 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.

OR

That details of encumbrances including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter is **31/12/2027**.

4. That seventy percent of the amounts released by me/promoter for the real estate project from the allottee(s), 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



30 SEP 2024



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(s) at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

For SURAKHA CONSTRUCTION
Smith Sarkh Samir Sarda
Partner 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 on this 30th day of Sep, 2024.

For SURAKHA CONSTRUCTION
Smith Sarkh Samir Sarda
Partner Partner
Deponent



Solemnly Affirmed & Declared
Before me on identification

S. C. Ghosh
S. C. GHOSH, Notary
Alipore Police Court, Kol-27
Reg. No. 925/97, Govt. of India

Identified by me

P. Chatterjee
Advocate

30 SEP 2024