



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

77AB 983652



FORM B

Affidavit cum Declaration

I, Balai Kumar De duly authorized by the promoter of the proposed project, vide its/his/their authorization dated June 7, 2014,

do hereby solemnly

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27 APR 2023
P. K. Datta
Notary
Regn. No.: 1161/86
C.M.M.'s Court
2 A 3, Baitalshahi Street
Calcutta - 700 001



declare, undertake and state as under:

1. That Mr. Balai Kumar De has a legal title to the land on which the development of the proposed project is to be carried out 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 March 31, 2026.
4. That seventy per cent of the amounts realized by me/promoters 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 SHRACHIBURDWAN DEVELOPERS PVT. LTD.

Balai Kumar De
Authorised Signatory

Deponent

Solemnly Affirmed &
Declared before me on
Identification of Adv. P.K. Datta
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Identified by me



27 APR 2023

P. K. Datta
Notary
Regn. No.: 1101/98
C.M.M.'s Court
2 & 3, Bankshall Street
Calcutta - 700 001

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 27th day of April, 2023

For SHRACHI BURDWAN DEVELOPERS PVT. LTD.

Balaj Kumar De
Authorised Signatory

Deponent

Solemnly affirmed
Declared before me on
Identification of avocal

Identified by me
TINA DAS
Advocate
Regn No. - F-1322/21

P. K. DALTA
Notary
27 APR 2023

P. K. Dalta
Notary
Regn. No.: 1101/96
C.M.M.'s Court
2 & 3, Bankshall Street
Calcutta - 700 004