



पश्चिम बंगाल WEST BENGAL

FORM-B  
[see rule 3(4)]

**AFFIDAVIT CUM DECLARATION**

**Affidavit cum Declaration of Mr. Jayanta Sarkar promoter of the proposed project vide its authorization dated 25-01-2023:**

I, Mr Jayanta Sarkar Son of Late Phani Bhushan Sarkar aged 52 years R/o 34/E, Raja Naba Krishna Street, Kolkata 700005 promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. Subrata Roy and Rahul Roy 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 the 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.

- That the said land is free from all encumbrances.
- That the time period within which the project shall be completed by me/ promoter is 31-12-2024 (Project Completion Date).
- That seventy per cent of the amounts realised 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.

Bholenath Developers & Construction  
Jayanta Sarkar  
Partner

Identified by  
me  
Mr. Adv.

11 APR 2023



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.
7. 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.
8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. 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.

Bholenath Developers & Construction  
Jayanta Sankar

Deponent

Partner

**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 11th day of April 23

Bholenath Developers & Construction  
Jayanta Sankar

Deponent

Partner



Identified by  
me  
Adv.

Solemnly Affirmed &  
Declared Before me  
on Identification of L.D. Advocate

MURUL SRIVASTAVA  
Notary Court. of India  
Regd. No. 8087/19  
Expiry on 25/06/2025

11 APR 2023