

भारतीय गैर न्यायिक



INDIA NON JUDICIAL

प्रति न्यायिक विचम बंगाल WEST BENGAL

90AB 760855



15.5.24

FROM-B.

:-: Before the Notary Public, Purba Bardhaman :-:
AFFIDAVIT CUM DECLARATION.

Affidavit cum Declaration of NANDLAL PREMCHANDANI, S/O. LATE. JAISINGMAL PREMCHANDANI, Residing at. 1476, Upen Bangerjee Road, Parnasree Pally, Kolkata-700060, Designation. Partner, S.B.D. - MAA KAMAKHYA ENTERPRISE ;promoter of the proposed project;

I, NANDLAL PREMCHANDANI, S/o. Late, Jaisingmal Premchandani, Residing at. 1476, Upen Banerjee Road, Parnasree pally, Kolkatta-700060 , Designation. Partner, & S.B.D. MAA KAMAKHYA ENTERPRISES promoter of the proposed project, do hereby solemnly declare undertake and state as under :-

1. That, ASHIS RAKSHIT & ASESH RAKSHIT have a legal title to the land on which the development of the proposed project is to be carried out,

15.5.24

ASHIS KR. CHOWDHURY
Notary, Govt. of W. Bengal
Regd. No.-3/1998
Chandmari Road, Badamtala
Purba Bardhaman

Signed in my presence /2.
& Identified by me.

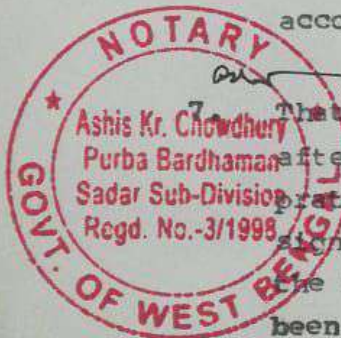
15 MAY 2024

Advocate

AND

A legally valid authentication of title of such land of the real estate project along with Development Agreement and Power of Attorney 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 ~~xxx~~ me/promoter is 22.04.2029.
4. That seventy percent of the amount realised by me/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.
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 That the amounts from the separate account to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amount from the separate account shall be withdrawn after is is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 signed by such chartered account and it shall be verified during the audit that the amounts collector 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 at the time of allotment of any apartment, plot or building, as the case may be on any grounds.



Contd....p/3

15 MAY 2024

Signed in my presence
& Identified by me.

Advocate

-:: 3 ::-

-:: Verification ::-

The contents of my above Affidavit cum Declaration are true and correct and nothing materials has been concealed by me there from.

Verified by me at .15th Day of May 2024.

Dependent.

S. B. D.
MAA KAMAKHYA ENTERPRISES

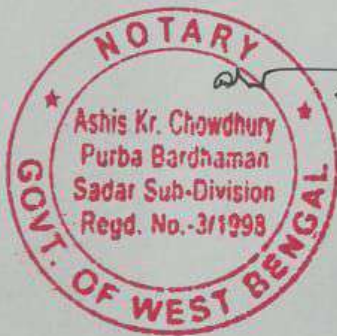
Rudra Prasad

PARTNER

Signed in my presence
& Identified by me.

15.5.24
Advocate

SAUMALYA CHOWDHURY
ADVOCATE (WB-610/2009)
Dist. Court, Purba Bardhaman
Ph.-9434671452



SOLEMNLY AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION

Ashis Chowdhury

Ashis Kr. Chowdhury, Notary
Govt. of West Bengal
Purba Bardhaman
Regd. No.-03/1998

15.5.24

15 MAY 2024