

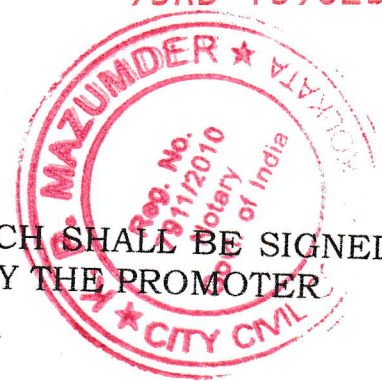
SL NO. 22



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

95AB 139825

FORM 'B'
[See rule 3(2)]

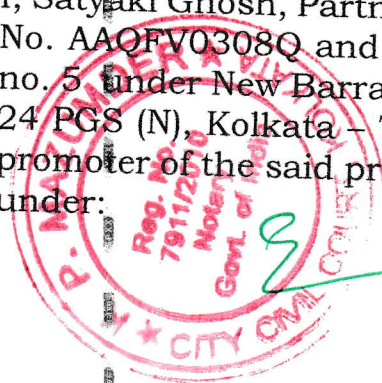


DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER.

Affidavit cum Declaration

Affidavit cum Declaration of Sri Satyaki Ghosh, (PAN: BBIPG8455K) son of Tapan Kumar Ghosh, age about 35 years, by Faith Hindu, by Nationality Indian, by Occupation Business, residing at 49 Main Road (East), P.O. & P.S. New Barrackpore, Kolkata - 700131, District -North 24 Parganas, Partner of the promoter (**VINAYAK DEVELOPERS**) of the proposed project "**Renuka Skyline**" situated at Holding No.218, Lenin Sarani Road, Ward No. 15 under New Barrackpur Municipality, Dist. North 24 PGS., P.O. & P.S.- New Barrackpur, Pin Code- 700131, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 26/06/2024;

I, Satyaki Ghosh, Partner of the promoter (**VINAYAK DEVELOPERS**) having PAN No. AAQFV0308Q and registered office at 56, Kalibari Girls School Road, ward no. 5 under New Barrackpore Municipality, P.O. & P.S. New Barrackpore, Dist.- 24 PGS (N), Kolkata - 700131, of the proposed project/ duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:



26 JUN 2024

VINAYAK DEVELOPERS
Satyaki Ghosh
 Partner

1. **(a) Sri Protap Kumar Ghosh @ Pratap Ghosh** (PAN-ADOPG5263A), Son of Late Ranjit Kumar Ghosh @ Ranjit Ghosh, residing at Bhattacharya Para, 218, Lenin Sarani, P.O. & P.S.- New Barrackpore, District- North 24 PGS, Kolkata- 700131, **(b) Sri Debabrata Ghosh** (PAN-ADPPG0122P), Son of Late Ranjit Kumar Ghosh @ Ranjit Ghosh, residing at Bhattacharya Para, 218, Lenin Sarani, P.O. & P.S.- New Barrackpore, District- North 24 PGS, Kolkata- 700131, both are by Faith Hindu, by Nationality Indian, by occupation Advocate & Retired Govt. Officer 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.

3. That the time period within which the project shall be completed by us/promoter is 30/11/2026.

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.

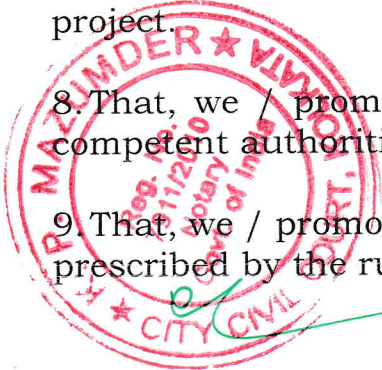
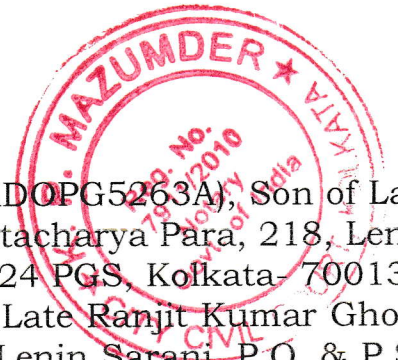
5. That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

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, we / 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, we / promoter shall take all the pending approvals on time from the competent authorities.

9. That, we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.



26 JUN 2024

VINAYAK DEVELOPERS
Syabho Ghosh
Partner

10. That, we / 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.



VINAYAK DEVELOPERS
S. D. M.
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 Kolkata on this 26th day of June, 2024

VINAYAK DEVELOPERS
S. D. M.
Partner

Deponent

Solemnly Affirmed & Declared
Before me on Identification

K. P. Mazumder
K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg. No. 7911/2010 Govt. of India



IDENTIFIED BY ME
S. D. M.
ADVOCATE

26 JUN 2024