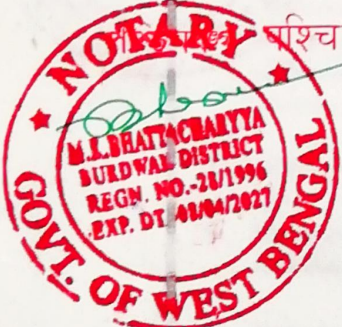


1158 SL No. 28 APR 2023

28 APR 2023



पश्चिम बंगाल WEST BENGAL

85AB 002351

FORM 'B'

[See Rule 3(4)]

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Susanta Ghosh, duly authorized by the promoter of the proposed project "Rivu Apartment", vide his authorization dated 26/04/2023.

I, Mr. Susanta Ghosh, duly authorized by the promoter of the proposed project "Rivu Apartment", do hereby solemnly declare, undertake and state as under:

1. Sudipa Chakraborty and Debanjali Chakraborty 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 agreement between such owner and promoter for development of the real estate project is hereby herewith.

Manoj Kr. Bhattacharyya

1. KHALSIBILL MATH
BURDWAN DISTRICT
REGD. NO. 28/1996

NOTARY

That the said land is free from all encumbrances.

28 APR 2023

28 APR 2023

Signed in my Presence & Identified by me
Sambhita Choudhury
Advocate

ক্রমিক নং ৫৩১ তারিখ ১৭/৭/২৩

নাম Students yashm

ঠিকানা

মুদ্রা

বর্ধমান : 12 APR 2023

স্বাক্ষর

Handwritten signature

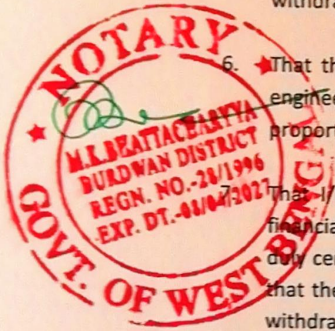


REC'D NO 581968
BURDWAN DISTRICT
I, ENGLISH WATH
NOTARY
Murali P. Sankar

5 APR 2023

5 APR 2023

3. That the time period within which the project shall be completed by me/promoter is 31/03/2026.
4. That seventy percent of the amounts 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



M/S. SUSANTA GHOSH

Susanta Ghosh

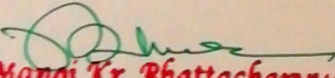
Proprietor

Deponent

Verification

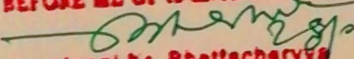
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Burdwan on this 28 Day of April 2023.


Manoj Kr. Bhattacharyya
NOTARY

1, KHALSIBILL MATH
BURDWAN DISTRICT
REGD. NO.-28/1996

SOLEMNLY AFFIRMED & DECLARED
BEFORE ME OF IDENTIFICATION


Manoj Kr. Bhattacharyya
NOTARY

BURDWAN DISTRICT
Regn No.-28/1996

28 APR 2023

28 APR 2023

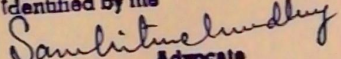
M/S. SUSANTA GHOSH

Susanta Ghosh

Proprietor

Deponent

Signed in my Presence &
Identified by me


Samlita Mukherjee
Advocate