

भारतीय गैर न्यायिक

दस  
रुपये

रु.10

भारत



INDIA

TEN  
RUPEES

Rs.10

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL

M/S BUILDWORTH DEVELOPERS  
PARTNER  
Manish Agarwal

74AB 872986

FORM 'B'

[See rule 3(4)]

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 Mr. Manish Agarwal, Partner of M/s. Buildworth Developers (Partnership Firm) having its Registered Office at 6, Lyons Range, Unit No. 2, 5<sup>th</sup> Floor, Kolkata - 700001, promoter of the project named

Nabendu Narayan Laha  
Notary Govt. of India  
Siliguri, Darjeeling

Summy



**NON JUDICIAL STAMP**

No. 2434 Date 25-04-23

To Bridleworth Developers  
Imp

Rs. 100

S.S.P.  
(Surinangshu Saran Roy)  
Govt Stamp Vendor  
L No.173/R.M  
Bihar Court



BRIDGEWORTH DEVELOPERS  
Imp

Signature  
Name of Issuer  
Date



M/S BUILDWORTH DEVELOPERS

Manish Kumar Agarwal

PARTNER

**DARPAN 88°** situated at R.S. Khatian No. 701/9, 845/1, 845/2, 845/3, 845/4, 845/5, 845/6, 845/7, 845/8, 845/9, 845/10 corresponding to L.R. Khatian No. 1001, 1002, 1853, 1854, 1855 comprised in R.S. Plot No. 116, 114/352, 115/355, 116/179, corresponding to L.R. Plot No. 174, 175, 176, 181, 182 of R.S. Sheet No. 5 corresponding to L.R. Sheet No. 4 of Mouza: Dabgram, J.L. No. 2, Pargana – Baikunthpur, P.S. Bhaktinagar, Municipal Holding No. 6/23/2189 within ward No. 42 of Siliguri Municipal Corporation, Dist: Jalpaiguri, PIN – 734008, West Bengal, India.

I, Manish Kumar Agarwal, Son of Durga Prasad Agarwal, Resident of 427, Nehru Road, Siliguri – 734005, WB, India do hereby solemnly declare, undertake and state as under:

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed AND a legally valid authentication of title of such land

*Manish*  
Spendu Narayan Datta  
Notary Govt. of India  
Siliguri, Darjeeling



M/S BUILDWORTH DEVELOPERS

Mansh Kumar Roy

PARTNER

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 19<sup>th</sup> February, 2025
4. That seventy per cent 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





M/S BUILDWORTH DEVELOPERS

*Nishu Karmajyoti*

PARTNER

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

*Ganms*



M/S BUILDWORTH DEVELOPERS  
Munish Kumar  
PARTNER

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 BUILDWORTH DEVELOPERS

Munish Kumar  
PARTNER

Deponent

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**AFFIDAVIT**

Solemnly Affirmed before me

By Nandish Kumar Agarwal,

of Stg,

Identified by Sanjay Kumar Das,

This the 26th day of April 2023

Nabendu Narayan Dutta  
Notary Govt. of India  
Siliguri, Darjeeling

IDENTIFIED BY ME  
Amms  
Advocate, Siliguri



M/S BUILDWORTH DEVELOPERS  
March Kumar Agarwal  
PARTNER

### Verification


I, Manish Kumar Agarwal, Son of Durga Prasad Agarwal, Resident of 427, Nehru Road, Siliguri – 734005, WB, India do solemnly affirm that 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 Siliguri on this 26<sup>th</sup> day of April, 2023

M/S BUILDWORTH DEVELOPERS

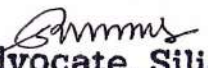
March Kumar Agarwal  
PARTNER

Deponent

  
Nabendu Narayan Datta  
Notary Govt. of India  
Siliguri, Darjeeling

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IDENTIFIED BY ME

  
Advocate, Siliguri

ENR- F 188-2032/2013