

SL No. 3111 dt - 22.06.23,



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

72AB 169869

FORM "B"
[See rule 3(4)]

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

Affidavit cum declaration
BEFORE THE NOTARY PUBLIC AT BOLPUR

Affidavit cum declaration of Mr Dwaipayan Ghosh promoter of the proposed project / duly authorized by the promoter of the proposed project .vide its/his/their authorization date...22.06.23.....

I , Dwaipayan Ghosh promoter of the proposed project / duly authorized by the promoter of the proposed project do 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 .

OR

Kalpana Dalal have / has a legal title to the land on which the development of the proposed project is to be carried out

Ctd.p/2

Pasash
22/06/23

Pasash Chandra Das
NOTARY
Regn. No-13788/18
Govt. of India
Bolpur Birbhum



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AND

a legally valid authentication of title of such land along which 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,

That details of encumbrances (*free from all*) including details of any right , title, interest or name of any party in or over such land , along with details.

3. That the time period within which the project shall be completed by me / promoter is

19-03-2026

4. That seventy per cent of the amounts realised by me / promoter for the real estate project from the allottee , 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 the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project .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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 month 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.

Ctd.p/3

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Palash 22/05/23

Palash Chandra Das
NOTARY
Regn. No-13788/18
Govt. of India
Bolpur Birbhum



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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 regulation 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.

Dwaipayan Ghosh

Deponent

Verification

The contents of my above Affidavit cum declaration are correct and nothing material has been concealed by me there from .

Verified by me at Bolpur on 22 nd day of June, 2023.

Dwaipayan Ghosh

Deponent

Identified by me

Atan
Abdul Hakim
Advocate, Bolpur Court
Regn. No. WB/554/2011.

22/06/23
Patach Chandra Das
NOTARY
Regn. No-13788/18
Govt. of India
Bolpur Birbhum

Solemnly Affirmed
&
Declared before me
on identification of
Advocate