

SL. NO. 19



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

91AB 153826

FORM 'B'
[See rule-3(4)]

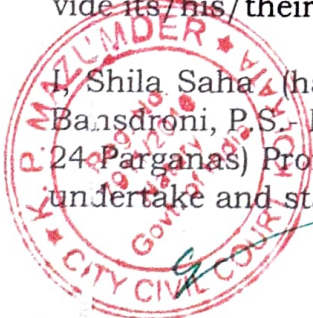
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER



Affidavit cum Declaration

Affidavit cum Declaration of Smt. Shila Saha (PAN -CRLPS1697B) Wife of Sri Sankar Saha, age about 49 Years, by faith Hindu, by Nationality Indian, By Occupation Business, residing at B-79, Bandipur Road, P.O.- Banskroni, P.S.- Regent Park Now Banskroni, Kolkata- 700070, Dist.- South 24 Parganas, Promoter of the proposed project "**Ramkrishna Apartment**" situated at Premises No.- 109, Niranjana Pally Block -B, Ward No: 113, P.O.- Banskroni, P.S. - Regent Park Now Banskroni, Dist.- South 24 Parganas, Kolkata - 700070 duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 16/02/2024

I, Shila Saha (having the registered Office at B-79, Bandipur Road, P.O.- Banskroni, P.S.- Regent Park Now Banskroni, Kolkata- 700070, Dist.- South 24 Parganas) Promoter of the proposed project do hereby solemnly declare, undertake and state as under:



SHILA SAHA
Shila Saha
Proprietor

16 FEB 2024

1. Sabita Bose, (PAN: ALTPB3597P), Wife of Sri Goutam Bose, by Nationality- Indian, by faith- Hindu, by occupation - House Wife, residing at A-160, Sonali Park, Bandipur Road, P.O. Bansdrone, P.S. - Regent Park Now Bansdrone, Kolkata- 700070, Dist. South 24 Parganas, has a legal title to the land on which the development of the project is proposed is to be carried out

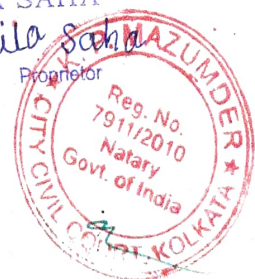
AND

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 31/12/2024.
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, 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 utilized 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.

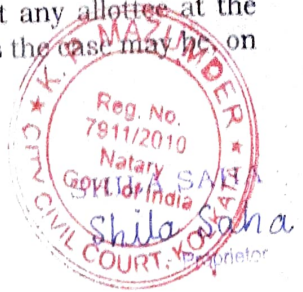
SHILA SAHA

Shila Saha
Proprietor



16 FEB 2024

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.



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 16 th day of February, 2024

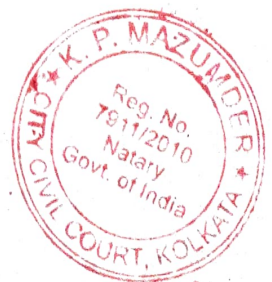
SHILA SAHA
Shila Saha
Proprietor
Deponent



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 Das
ADVOCATE



16 FEB 2024