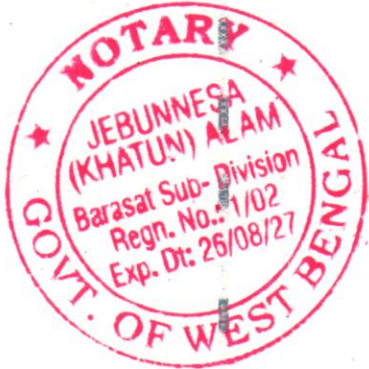


পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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BEFORE THE NOTARY PUBLIC
BARASAT, NORTH 24 PARGANAS

N.R. SL NO. 24831
DATE 8 MAY 2024

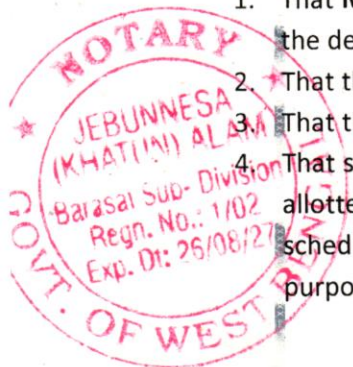
Affidavit cum Declaration

Affidavit cum Declaration of **Mr ChinmoyBhadra**, Partner of M/s. Ushika Endeavour Private Limited, promoter of the proposed project "**USHIKA PROTHOMA**" at 1400/1 MUKUNDAPUR, KOLKATA – 700 099;

I, **Mr ChinmoyBhadra**, Partner of M/S. **USHIKA ENDEAVOUR PRIVATE LIMITED**, promoter of the proposed project "**USHIKA PROTHOMA**" at 1400/1 MUKUNDAPUR, KOLKATA – 700 099 do hereby solemnly declare, undertake and state as under:

1. That **M/S. USHIKA ENDEAVOUR PRIVATE LIMITED (Promoter)** has a legal title to the land on which the development of the project is proposed.
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 31/10/2024
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.

8 MAY 2024



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স্ট্যাম্প মূল্য -

ভেডার -

বারাসাত কোট, উত্তর ২৪ পরগণা

ভেডার - শ্রী হারান চন্দ্র সাহু

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7 MAY 2024

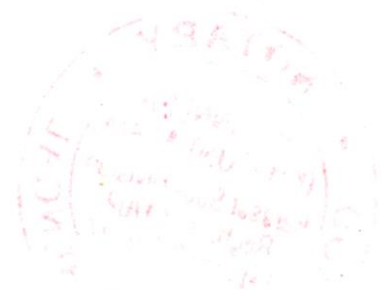
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দ্রুজারী অফিস - বারাসাত

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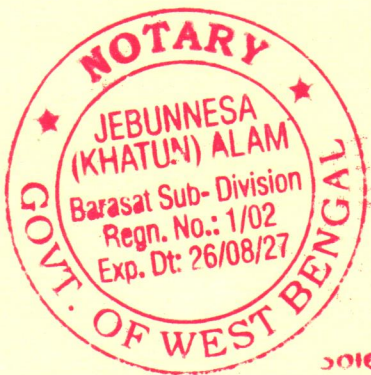
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant 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.

Chiranjit Das
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 18 day of May 2024 .



Solemnly affirmed on 18/05/24
by the party being duly identified by
Advocate D.S. Das
This document contains
pages and is checked by

Notary Public

Alauddin
(Jebunnesa Alam)
Notary Public, Barasat
Notary No. 24 Pgs., REGN No. 1/02

18 MAY 2024

Deponent

Chiranjit Das

Silpa Shankha Das
Advocate
F. 3717/24