

8/12/24



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL



95AB 886260

BEFORE THE NOTARY PUBLIC
GOVT. OF WEST BENGAL

FORM - 'B'

[See rule 3(4)]

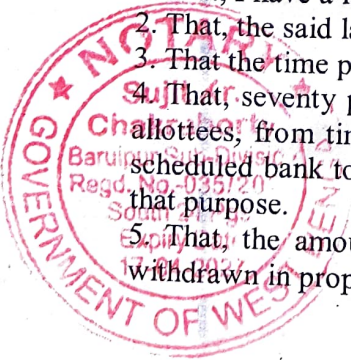
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit-cum-Declaration of **Mr. Anup Chatterjee** Promoter (**Sole-Proprietor of Chatterjee Construction**) of the Proposed Project ("SERENE TEMPLE CITY PHASE- IV") situated at **Holding No.- 87, NatunPally(Purba), Ward No.- 12, Sonarpur, Kol- 700150.**

I, **Mr. Anup Chatterjee** Promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, I have 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 is 21/11/2027.
4. That, seventy per cent of the amounts realized by me 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.



Solely declared and affirmed before me on the stipulated under the Notary A.ct.

CHATTERJEE CONSTRUCTION

Anup Chatterjee
Proprietor

Identified by me
[Signature]
Advocate

SUJIT KUMAR CHAKRABORTY
NOTARY PUBLIC
Regd. No.- 035/2022
Govt. of West Bengal

22 NOV 2024

17 SEP 2024

1671

S.L. No..... Date.....
Name.....
Address.....
Value..... **10/-**

**Duke Banerjee (an
High Court at Calcutta**

Govt. Stamp Vender
SUBHOJIT DEB
Sonarpur A.D.S.R.O., Kol.-150



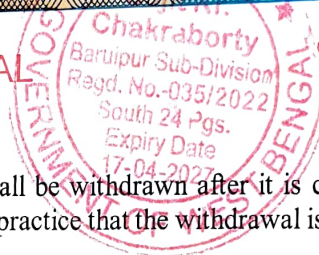
যদি এই স্ট্যাম্পটি
কোনো আবেদন
এবং অন্য কোনো

স্বাক্ষরিত
করা হয়েছে
এবং অন্য কোনো

8/30/24



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL 95AB 886258



- 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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 shall take all the pending approvals on time from the competent authorities.
- 9. That, I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 10. That, I 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.

CHATTERJEE CONSTRUCTION
Amrita
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 on this day of

I solemnly declared and affirmed before me on identification under the Notary Act.

SUJIT KUMAR CHAKRABORTY
NOTARY PUBLIC
Regd. No.- 035/2022
Govt. of West Bengal

CHATTERJEE CONSTRUCTION
Amrita
Deponent
Identified by me
[Signature]
Advocate

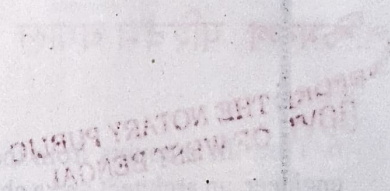
17 SEP 2024

1669

S.L. No..... Date.....
Name.....
Address.....
Value..... **10/-**

Duke Banerjee (Adv.)
High Court at Calcutta

Govt. Stamp Vender
SUBHOJIT DEB
Sonarpur A.D.S.R.O., Kol.-150



CHAPTER III CONSTRUCTION
SECTION 10
10. The Registrar shall, on the application of the mortgagor, cause to be made a statement of the amount of the principal and interest due on the mortgage account at the end of every financial year. The Registrar shall also cause to be made a statement of the amount of the principal and interest due on the mortgage account at the end of every financial year. The Registrar shall also cause to be made a statement of the amount of the principal and interest due on the mortgage account at the end of every financial year.



SHRUTI KUMAR CHAKRABORTY
NOTARY PUBLIC
Regd. No. - 0201203
Govt. of West Bengal