

Sl. 23/24



পশ্চিমবঙ্গ সরকার
BEFORE THE NOTARY PUBLIC AT BARUIPUR
KOL-144 GOVT. OF WEST BENGAL

পশ্চিম বঙ্গাল WEST BENGAL



FORM-B

[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr.Sukanta kumar Mondal Authorized Person/Authorized Signatory Of the proposed project (AASHRAY SPANDAN) /duly authorized by the promoter of the proposed project vide their authorization dated 25/04/2023 :

I, Sukanta Kumar Mondal Son of Subir Mondal aged 50 R/O Dhalua Paschim para , Dhalua , kol-152 authorized signatory of the proposed project (AASHRAY SPANDAN) / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

1. That the land owner name SRI RAMPRASAD NASKAR, son of- Late Bijoy Krishna Naskar residing at- Dhalua, P.O.- Panchpota, P.S.- Narendrapur (previously Sonarpur), Kolkata-700152.

That promoter 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 or phase thereof ,as the case may be,shall be complete by promoter is 3 years.(with in 31/12/2025)



05 AUG 2024

1785

07 DEC 2023

..... Date.....
Name.....
Address.....
Value..... **10/-**.....

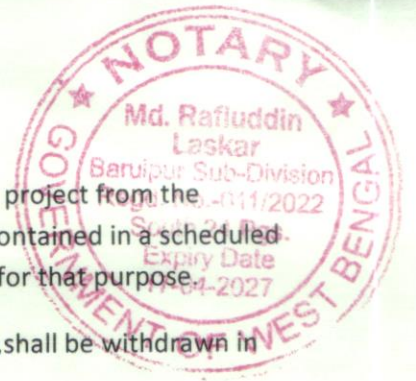
Bhabani Biswas
Advocate
Baruipur Civil Court

Govt. Stamp Vender

SUBHOJIT DEB

Const. No. P. S. O., Kol-150





- 4. That Seventy percent of the amounts realized by promoter for the real estate project from the allottees, from time to time ,shall be deposited in a separate account to be maiontained 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 That the amounts from the separate account ,to cover the cost of the project,shall be withdrawn in proportion to the percentage of completion of the project.
- 6. That the amounts from the separate account shall be withdrawn only after it is certified by an engineer,an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 account audited within six month after the end of every financial year by a chartered accountant in practice,and shall produce a statement or accounts certified and signed by such chartered accountant and it shall be verified during the audit that thee 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 specified by the rules and regulations made under the Real Estate (Regulation and Development)Act ,2016.
- 10. That I /promoter shall not discriminate on the basis of caste, religion,region,language,sex,or marital status against any allottee at the time of allotment of any apartment, plot or building, as the case may be , on any grounds.

S. P. CONSTRUCTION
Sukanta Kumar Mondal
 Partner
 Deponent

Verification

I Sukanta kumar Mondal Son of Subir Mondal aged 50 years R/o Dhalua ,kol-152 do hereby verify that the contents in para no.1 to 10 of my above Affidavit cum Declaration are true an correct and nothing material has been concealed by me three from.

Verified by me on this *5th* day of *August* 2024

Deponent **S. P. CONSTRUCTION**
Sukanta Kumar Mondal
 Partner

Identified by me
[Signature]
 Advocate

Signature Attested On Identification

[Signature]

MD. RAFIUDDIN LASKAR
 NOTARY
 Baruiapur Civil & Criminal Court
 Regd. No.- 011/2022
 Govt. of West Bengal



05 AUG 2024