

INDIA NON JUDICIAL

পশ্চিমবাজা पश्चिम बंगाल WEST BENGAL



AffidavitcumDeclaration

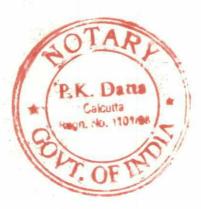
Affidavit cum Declaration of Mr. Balai Kumar De dulyauthorizedby the promoter of the proposed project, vide its/his/theirauthorization dated June 26, 2014,

I, <u>Balai Kumar De</u>dulyauthorizedbythepromoteroftheproposed project do hereby solemnly declare, undertake and state as under:

- That the promotershas a legal titleto theland on whichthedevelopment of the proposed project is to be carriedoutal egally 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 the rewith.
- That the said land is freefrom allencumbrances.
- That the time periodwithinwhichthe project shallbecompleted by the promoterisMarch 31, 2027.
- 4. That seventy per cent of the amounts realized 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 constructionandthe land cost and shallbe used only forthat purpose.

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- That the amountsfrom the separate account, tocover the cost of the project, shall be withdrawninproportion to the percentage of completion of the project.
- That theamounts front these parateaccount shall be with drawn 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 the 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 charteredaccountantanditshallbeverifiedduringtheaudit thattheamountscollectedfor aparticular projecthave been utilised for the Project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- 8. Thatthe promotershalltakeallthependingapprovalsontime, formthecompetentauthorities.
- 9. That the promoter have/has furnished such other documents as have been prescribed by the rules and regulations maple under the Act.

10. That the 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

Declared before me on dentification of advances

3 1 JAN 2023

Notary
Regn. No.:1101/98
O.M.M.'s Count
2 & 3, Benkshall Tra

Polc

ADV TE * TINA DAS 1
Advocate
Regn No. - F-1322/21



VERIFICATION

The contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material fact.

Verifiedbyme at Kolkata onthis3 1 st day of January, 2023.

Deponent

P. K. Dertia Notery Regn. No.:1101/98 G.M.M.'s Court 2 & 3. Region 1004

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