



पश्चिमबङ्गा पश्चिम बंगाल WEST BENGAL

81AB 649186

FORM 'B'
[See rule 3(2)]



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. Ranjan Kumar Thatoi, (PAN: **AIZPT3575G**) son of Nilmani Thatoi age about 59 years, by Faith Hindu, by Nationality Indian, by Occupation Business, residing at 625, Lichutala Road, Boral, Rajpur Sonarpur (M), Kolkata – 700154, West Bengal Partner of the promoter (**T.C. Enterprise**) of the proposed project “**T.C. TELEN**” situated at Holding No. 373, Boral, Rakshiter More – Thanthania, Boral Road, Ward No. 34 under Rajpur Sonarpur (M) Dist. South 24 PGS., P.O. Boral, P.S. Sonarpur now Narendrapur, Kolkata - 700154 duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 11/07/2023;

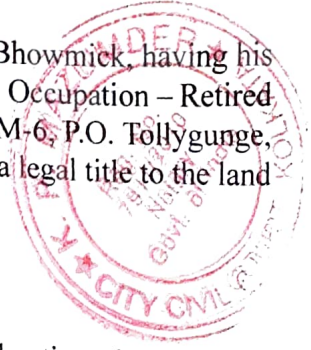
11 JUL 2023

I, Ranjan Kumar Thatoi, Partner of the promoter (**T.C. Enterprise** having PAN No. AARFT0782B and registered office at Premises No. 441, Paschim Nischintapur, P.O. Boral, P.S. Sonarpur now Narendrapur, Kolkata - 700154) of the proposed project/ duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:

For **T. C. ENTERPRISE**

Ranjan Kumar Thatoi
Partner

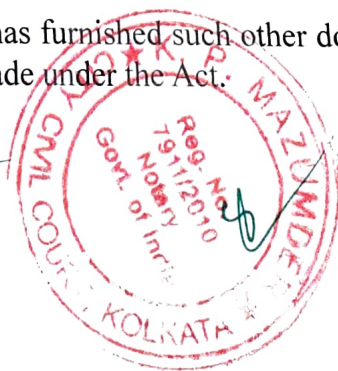
1. **SRI MALAY KUMAR BHOWMICK**, son of Late Pramathalal Bhowmick, having his PAN – ADNPB3309B, by Faith – Hindu, By Nationality – Indian, By Occupation – Retired Person, residing at Tollygunge Police Quarter 2nd Floor, Block No. M-6, P.O. Tollygunge, P.S. Jadavpur, Kolkata – 700033, in Dist. Of South 24 Parganas, has a legal title to the land on which the development of the proposed project 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 31/12/2025.
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, we / 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, we / promoter shall take all the pending approvals on time from the competent authorities.
9. That, we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

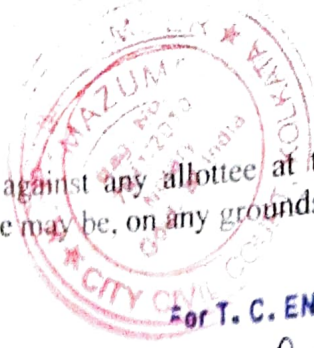


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For T. C. ENTERPRISE

Rajiv Kumar
Partner

10. That, we / 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.



For T. C. ENTERPRISE

Rajm Kumar Thakur
Partner

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 11 th day of July, 2023

For T. C. ENTERPRISE

Rajm Kumar Thakur
Partner

Deponent



Solemnly Affirmed & Declared
Before me on Identification

[Handwritten Signature]
K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg No 7911/2010 Govt. of India



IDENTIFIED BY ML
S. Das
ADVOCATE

11 JUL 2023