



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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SI. No. 27
Date 10/10/23

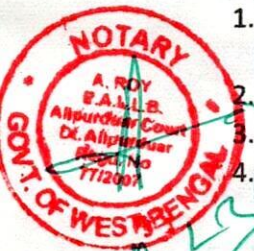
Form B
[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration by **Mr Pranab Kumar De** as Proprietor of **Ashutosh Construction** of his proposed project vide his authorization dated **15th** day of **September**, 2023:

I, **Pranab Kumar De**, son of late **Ashutosh De** aged about **63 years**, resident of **Lichutala, Bholardabri, Alipurdwar, 736123**, West Bengal as the proprietor of my project namely **ASHUTOSH APARTMENT** do hereby solemnly declare, undertake and state as follows:

1. That I, have a legal title upon the land on which the development of the proposed project is to be carried out.
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 **30-09-2026**.
4. That 70% of the amounts realised by me as promoter for the real estate project form 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 That the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practise that the withdrawal is in proportion to the percentage of completion of the project.



10.10.23

7. That I, as the promoter, shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practise, 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, as the promoter, shall take all the pending approvals on time from the competent authorities.
9. That I, as a promoter, has furnished such other documents as have been specified by the rules and regulations made under the act.
10. That I, as a promoter, shall not discriminate against any allottee at the time of allotment of any apartment or unit or parking space, as the case may be, on any grounds.



10.10.23

ASHUTOSH CONSTRUCTION

[Signature]

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 Alipurduar on this 09th day of October, 2023.

IDENTIFIED BY ME

[Signature]

ADVOCATE

ALIPURDUAR COURT

No 1028 D/10/10/23

ASHUTOSH CONSTRUCTION

[Signature]

Proprietor

Deponent

Solemnly affirm before me at Alipurduar on...

10/10/23

[Signature] 10.10.23

A. ROY B.A.L.L.B.

NOTARY (ADVOCATE)

Alipurduar

Registration No.77/2007