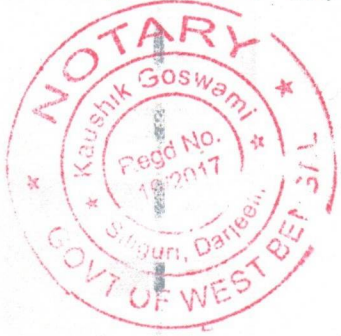




पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

AR 779294



ORCHID INFRA

Dypti Kundu

Partner

FORM-B
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Page.....2/Contd

Kaushik Goswami
Kaushik Goswami
Notary Govt of West Bengal
Siliguri, Darjeeling

06 MAR 2024

NON JUDICIAL STAMP

No. 1475 Date 27.02.24

For Orchid Infra

at Sla

Value Rs. 100/-

^{S.H.}
Sub. Mangeshu Saran Roy
Govt. Stamp vendor
L. No. 173/R. II
Biligurli Court

RECEIVED
OFFICE OF THE
JUDGE

: 2 :

ORCHID INFRA
Opal Kundu
Partner

Affidavit cum Declaration of Mr./Ms. DIPAK MUNDHRA, promoter of the proposed project / duly authorized by the promoters "ORCHID INFRA" of the proposed project vide its/his/their authorization dated 06.03.2024:

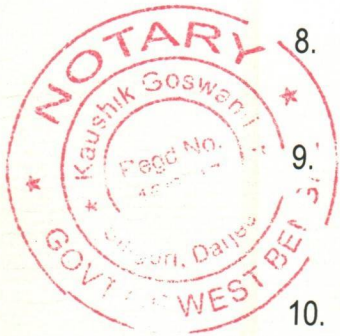
1, **DIPAK MUNDHRA**, Son of Sri Bijay Kumar Mundhra aged 41 years R/o Plot 9, 3rd Floor, Panchwati Housing Complex, 2nd Mile Sevoke Road, Siliguri, Dist. Jalpaiguri, promoter of the proposed project / duly authorized by the promoters "ORCHID INFRA" of the proposed project do hereby solemnly declare, undertake and state as under:

1. **ORCHID INFRA** 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 the title deed of such land for the 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 me / promoter is 30.09.2026.
4. That seventy per cent of the amounts realised by the 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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

✓


Kaushik Goswami
Notary Govt of West Bengal
Siliguri, Darjeeling
06 MAR 2024

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- 8. That promoter shall take all the pending approvals on time, from the competent authorities.
- 9. That promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
- 10. That 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.

ORCHID INFRA

Opal Kundu
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 **Siliguri** on this **6th** day of **March, 2024**.

ORCHID INFRA

Opal Kundu
Partner

Deponent

AFFIDAVIT

Solemnly Affirmed before me

By *Deepak Meenahra*

Of *Siliguri*

Identified by *C. Haaseengko, Anz*

On the *6th* Day of *March* 2024

IDENTIFIED BY ME

Chandan Haaseengko
ADVOCATE SILIGURI

Kaushik Goswami
Notary Govt of West Bengal
Siliguri, Darjeeling **06 MAR 2024**