

Sl. No. 16/23



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AN 617649



21 DEC 2023

BEFORE THE NOTARY PUBLIC AT PASCHIM BARDHAMAN

DISTRICT COURT AT ASANSOL.

AFFIDAVIT CUM DECLARATION

I, SATISH KUMAR BAGARIA, S/O Binod Kumar Bagaria, aged about 48 years, by faith Hindu, a resident of 40 N.S.B. Road, Raniganj, P.O. & P.S. Raniganj, Dist. Paschim Bardhaman, West Bengal, Pin No. 713347, being representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under: -

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1. That promoter has 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 period within which the project shall be completed by the promoter is 06/12/2026.
4. That seventy per cent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage or completion of the project.
7. That promoter shall get the accounts audited within six months after the end of every financial year by chartered accountant 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.
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.



Saltu Ku Bagan.

Deponent

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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 Raniganj on this 21st day of 2023.

Satish Kr. Begeni.
Deponent

Identified by me,

Soumitra Kundu

Advocate



Solemnly Confirmed & Declared on
Oath before me on Identification

Md. Moinuddin

Md. Moinuddin
NOTARY Reg. No. 2/2023
Asansol Court Govt. of W.B

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