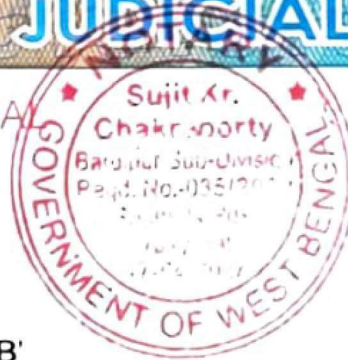


8. 19/7/24



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL



96AB 971860

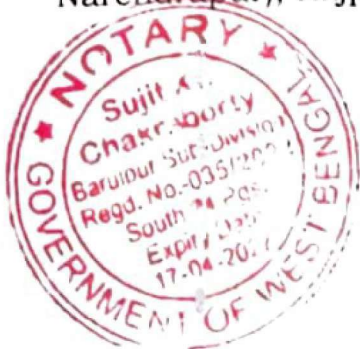
BEFORE THE NOTARY PUBLIC
GOVT. OF WEST BENGAL

FORM 'B'
[See rule 3(4)]

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 **DEBASHIS BANERJEE** (having **Income Tax PAN - AHPPB2206D**) son of Prantosh Banerjee, age about 57 Years, by faith Hindu, by Nationality Indian, By Occupation Business, residing at Jhilpar Road, Mahamayatala, P.O. Garia, P.S. - Sonarpur (now Narendrapur), Dist.- South 24 Parganas, Kolkata - 700084, Proprietor of the Promoter (**P.I.B. CO.**) of the proposed project "**DOLPHIN 6**" situated at Holding No. Holding No. 566, West Mahamayapur, Ward No. 28, P.O. Garia, P.S. -Sonarpur (now Narendrapur), Rajpur Sonarpur



- 5 NOV 2024

P.I.B. CO.

Banerjee
Proprietor

Municipality, Dist.- South 24 Parganas, Kolkata – 700084, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 05/11/2024



I, **DEBASHIS BANERJEE**, Proprietor of M/s **P.I.B. CO.** (having the registered Office at 52, Mahamayatala, Jhilpar Road, Mahamayatala, P.O. Garia, Sonarpur (now Narendrapur), Dist.-South 24 Parganas, Kolkata – 700084), Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. **Jaya Shil** (having Income Tax PAN – GEFPS3233N), daughter of Late Kanai Lal Shil and **Ashis Shil** (having Income Tax PAN – DQIPS3975M), son of Late Kanai Lal Shil, both by Occupation- Service, resident of Mahamayapur School Road, P.O. Garia, P.S. Narendrapur, Kolkata- 700084 and **Vijay Nath Jha** (having Income Tax PAN – ACEPJ4458P), son of Brahma Kumar Jha, by Occupation- Advocate and **Prabha Jha** (having Income Tax PAN – AFVPJ1676D), wife of Vijay Nath Jha, by Occupation- Housewife, resident of Flat No. T-9, Torsa Apartment, West Mahamayapur Road, P.O. Garia, P.S. Narendrapur, Kolkata- 700084 and **DEBASHIS BANERJEE** (having Income Tax PAN – AHPPB2206D), son of Prantosh Banerjee, By Occupation Business, residing at Jhilpar Road, Mahamayatala, P.O. Garia, P.S. – Sonarpur (now Narendrapur), Dist.-South 24 Parganas, Kolkata – 700084, all by Faith- Hindu, by Nationality - Indian, have a legal title to the land on which the development of the project is proposed 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 owners 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 31/12/2028.

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.

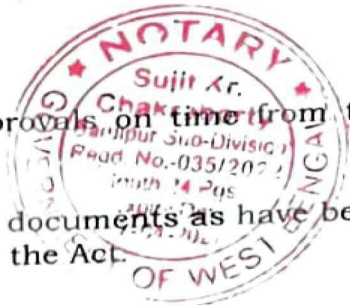
7. That, I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts 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.

P.I.B. CO.


 **Banerjee**
Proprietor



5 NOV 2024



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

P.B. CO.
 P. Banerjee
 Proprietor

Deponent

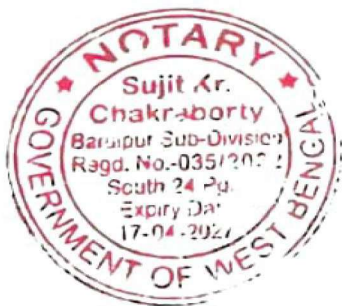
Verification

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 Kolkata on this day of 05/11/2024

P.I.B. CO.
 P. Banerjee
 Proprietor
 Deponent

Drafted by me—
 Soumile Samanta
 Advocate
 City Civil Court, Calcutta.



I solemnly declared and affirmed before me on identification under the Notary Act.


 SUJIT KUMAR CHAKRABORTY
 NOTARY PUBLIC
 Regd. No.- 035/2022
 Govt. of West Bengal

1-5 NOV 2024