



पश्चिम बंगाल WEST BENGAL

AT 252207

**FORM-B**

[See Rule 3(4)]

Before the Notary Public, Medinipur

**AFFIDAVIT CUM DECLARATION**

Affidavits cum Declaration of Ejjada Ramachandra Rao being representative for the promoter of the proposed project vide its authorization dated 11-Sep-2024.



I. (1) EJJADA SUGUNA W/O Mr. E. Ramana Rao R/O Railway Quarter No- L/30, Unit No- Old Settlement, Gandhi Nagar, Ward No 21 P.O-Kharagpur P.S- Kharagpur (Town) District- District- Paschim Medinipur West Bengal (2) Mr EJJADA RAVI S/O Late Ejjada Ram Murty R/O Railway Quarter No- 2E/2, Unit No -5 Old Settlement, Ward No 20 P.O-Kharagpur P.S- Kharagpur (Town) District- Paschim Medinipur West Bengal (3) Mr. EJJADA RAMACHANDRA RAO son of Late Ejjada Ram Murty by occupation- Business residing at Galaxy Millennium, Flat No- 107 Sriniketan Pally, Taljhuli, P.O-Kharagpur P.S- Kharagpur (Town) District- Paschim Medinipur West Bengal duly representative for the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

SUGUNA CONSTRUCTION

Partners *E. Suguna*  
Partners

SUGUNA CONSTRUCTION

*E. Ravi*  
Partners

SUGUNA CONSTRUCTION

*E. Ramachandra Rao*  
Partners

SUGUNA CONSTRUCTION

Deponents  
Identified by me

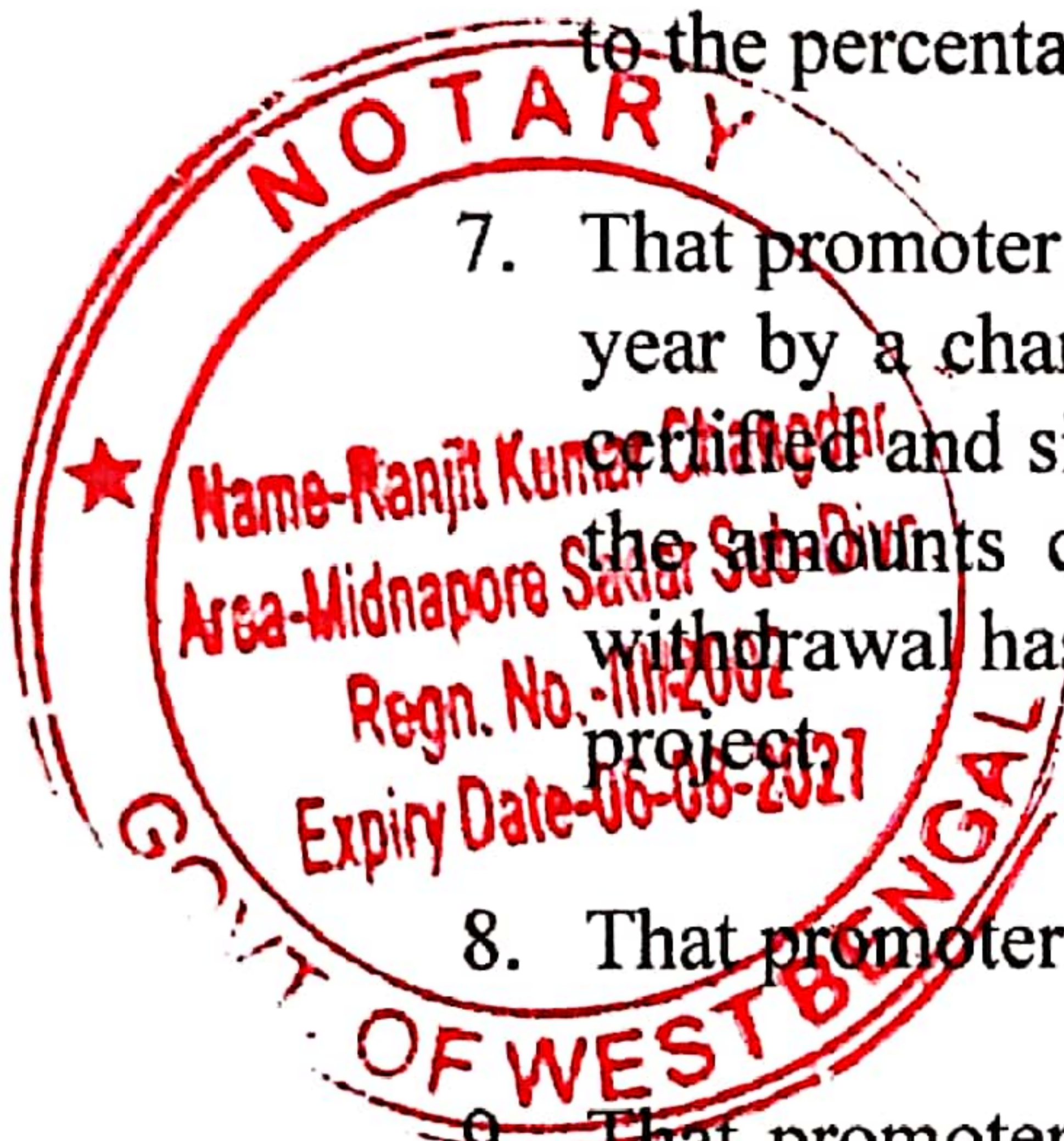
Advocate

*RK* 11-09-2024  
RANJIT KUMAR CHANDRA  
Notary Regd. No.- 111/02 (W.B.)  
Sadar Sub- Divn  
Dist.- Paschim Medinipur



That Ejjada Suguna and others has a legal title to the land on which the development of the project is to be carried out and a legally valid authentication of the 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 promoter is 31 Dec 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 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 checked 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 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.



**Deponents**

**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 Medinipur on this 11<sup>th</sup> day of September, 2024

SUGUNA CONSTRUCTION  
*E. Suguna*

Partners

*E. Ravi*

Partners

SUGUNA CONSTRUCTION

*E. Ramesh Chandra*

Partners

**Deponents  
Identified by me**

**Advocate**

Affidavit No. R.C. 17594 Dt. 11 SEP 2024

Solemnly Affirmed & Declared Before me

by *E. Suguna*

who is duly identified

by *A. Halda*

Advocate/ Law Clerk

*@H 11-09-2024*

**RANJIT KUMAR CHANGDAR**

Notary Rego No.- 111/02 (W.B.)

Sadar Sub- Divn., Dist.- Paschim Medinipur