

भारतीय गैर न्यायिक



INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

59AB 693286



BEFORE THE NOTARY PUBLIC  
BARASAT, NORTH 24 PARGANAS

SRIJANI  
Saptaparna Das  
Proprietor

FORM 'B'

[See Rule 3(4)]

N.R.S. NO. 21811  
DATE 02 MAY 2024

Affidavit cum Declaration

Affidavit cum Declaration of SAPTAPARNA DAS, W/O ARNAB KUMAR DAS, AGE ABOUT 39 YEARS, RESIDING AT 5/12 SAROJINI PALLY, BARASAT, PO & PS- BARASAT, DISTRICT-NORTH 24 PARGANAS, KOLKATA-700126, DESIGNATION - PROPRIETOR, SRIJANI, promoter of the proposed project;

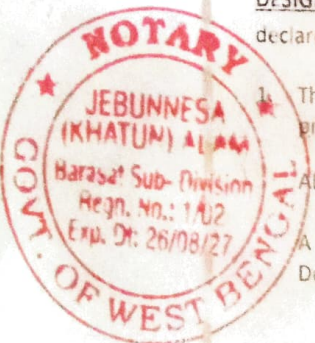
I, SAPTAPARNA DAS, W/O ARNAB KUMAR DAS, AGE ABOUT 39 YEARS, RESIDING AT 5/12 SAROJINI PALLY, BARASAT, PO & PS- BARASAT, DISTRICT-NORTH 24 PARGANAS, KOLKATA-700126, DESIGNATION - PROPRIETOR, SRIJANI, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

That, AMITABHA BISWAS, have 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 title of such land of the real estate project along with Development Agreement and Power of Attorney is enclosed herewith.

02 MAY 2024



215

01 OCT 2021

No.....Rs. **10/-** Date.....

Name.....

Address.....

Vendor.....

Alipur Collectorate, 24 Pgs. (S)

**SUBHANKAR DAS**

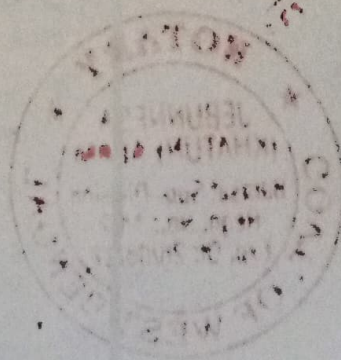
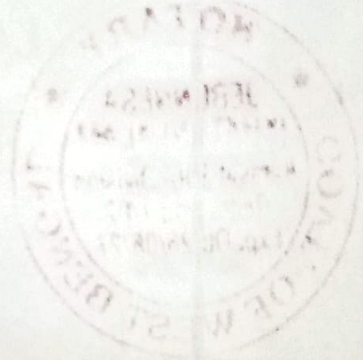
**STAMP VENDOR**

Alipur Police Court, Kol-27

**SRIJANI**  
Promoter, Developer, Contractor  
& Structural Engineer  
5/12, Sarojini Pally, Barasat  
Kolkata-126

SRIJANI

BEFORE THE NOTARY PUBLIC  
BARASAT, WEST BENGAL



1000 YAN 00

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 26/09/2027.
4. That seventy percent of the amount realised by me/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 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 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 / 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.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at \_\_\_\_\_ on this \_\_\_\_\_ Day of \_\_\_\_\_, 2024.

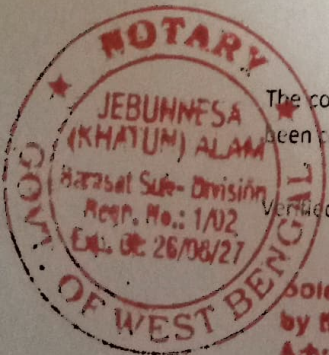
Solely affirmed on 24/05/24  
 by the party being duly identified by  
 Advocate R. N. Dey  
 This document contains  
 signatures and is checked by

Notary Clerk

02 MAY 2024

Proprietor  
**SRIJANI**  
 Saptaparnada

Proprietor  
 Identified by  
**Rabindra Nath Dey**  
 Advocate  
 2.5.24



Jee 02 05/24  
**Jebunnisa Alam**  
 Notary Public, Hazrat  
 Hazrat Sub-Division, West Bengal