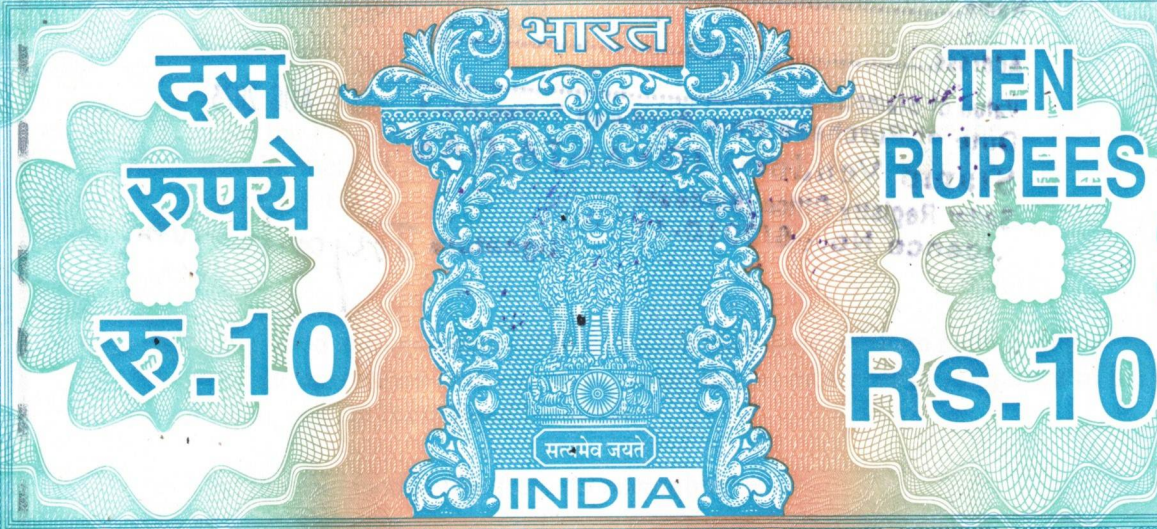


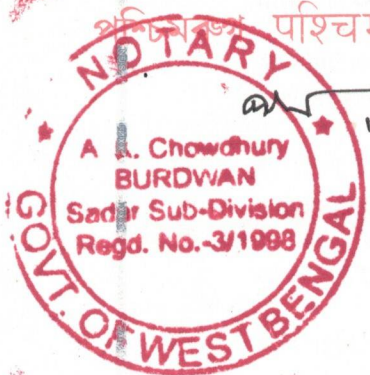
भारतीय गैर न्यायिक



INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL

85AB 169577



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

signed in my presence and
identified by me
Advocate

Affidavit cum Declaration

Affidavit cum Declaration of **Mohammad Salman Shaikh**, (PAN – **AQWPS5547G**) S/O - Late Abdul Gaffar Sekh, by nationality- Indian, by Profession – Business, resident of 62/8, Kamalnagar Central School Street, Goda, P.O.- Rajbati, P.S.- Burdwan Sadar, Dist.-Purba Bardhaman, Pin713104. Promoter of the proposed project / duly authorized by the Promoter of the proposed project, vide its/his/their authorization dated 16-11-2021

I **Mohammad Salman Shikh**, Designation - Partner of “**S.A. ENTERPRISE**” a Partnership Firm, having its **PAN-ADXFS6963L**, Authorised Promoter of the proposed project “**NILKAMAL COMPLEX**”, do hereby solemnly declare, undertake and state as under :-

(Signature)

A. K. CHOWDHURY, NOTARY
Burdwan Sadar Sub-Division
Regd. No.-3/1998
Govt. of West Bengal

12 SEP 2023

S.A. ENTERPRISE
(Signature) SIK
sk Asgas AG
Partner

13 SEP 2023

07/9/23

Sl. No. 3494 Date 07/9/23

Name Md. Salman SK

Address Burdwan

Value of Stamp (by)

31 AUG 2023

Date of Purchase from Burdwan Treasury-t

Stamp Vendor - JOYANTA DAS

Sadar Registry Office (Burdwan)

licence No.: 6/2010-11

Signature Joyanta Das



Vertical text on the left side of the page, possibly a watermark or small print.

G.A. ENTERPRISE

Registrar, West Bengal, Sadar Sub-Division, Burdwan

Signed in my Presence and Identified by me
Advocate

1. That the Promoter have / has a legal title to the land on which the development of the proposed Project “ **NILKAMAL COMPLEX** “ is to be carried out

AND

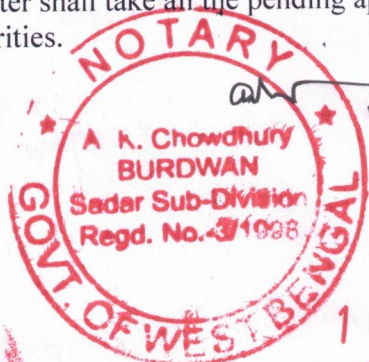
a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

OR

That details of encumbrances NA including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter is **31/03/2027**.
4. That seventy per cent of the amounts 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.



12 SEP 2023

S.A. ENTERPRISE
Md. Sub... SIK
Sik Asgar Aci
Partner

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.

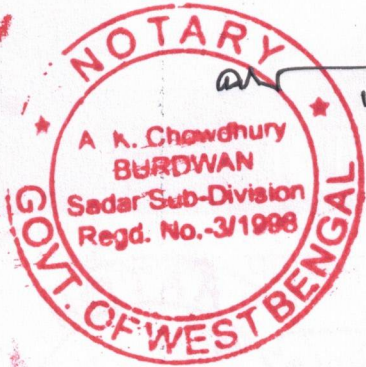


S.A. ENTERPRISE
Md Sub SK
SK Asgar Ali
Partner

Deponent

signed in my Presence and
Identified by me

Advocate



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 Burdwan on this 12 day of Sep. 2023.

Deponent

SOLEMNLY AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION

12.9.23

A. K. Chowdhury
NOTARY

S.A. ENTERPRISE
Md Sub SK
SK Asgar Ali
Partner

1-2-SEP 2023

signed in my Presence and
Identified by me

Advocate 12/09/23

Sk. Md. Samiullah
B.A. LL.B Advocate
En. No.-WB/794/2010