रच्याल WEST BENGAL

93AB 077623



## FORM 'B'

## **AFFIDAVIT CUM DECLARATION**

AFFIDAVIT CUM DECLARATION of SMT. NABITA KEDIA, W/O Sri Ranjit Kedia, Hindu by Religion, Indian by Nationality, Business by Occupation, residing at 32 Vidyasagar Road, Khalpara, Siliguri, P.O-Siliguri Bazar, P.S-Siliguri, Dist-Darjeeling, Pin-734005, in the State of West Bengal, one of the promoters of the proposed project i.e, 'KEDAR DHAM' and Partners of "K. N. CONSTRUCTIONS".

I, SMT. NABITA KEDIA one of the promoters of the proposed project and Partners of "K. N. CONSTRUCTIONS" do hereby solemnly declare, undertake and state as under:

1. That 1. SMT. REKHA KEDIA W/O Sri Manoj Kedia, 2. SMT. NABITA KEDIA, W/O Sri Ranjit Kedia, 3. SMT. NISHA AGARWAL, W/O Sri Kishan Lal Agarwal & 4. "KISHAN LAL AGARWAL & SONS HUF", represented its "KARTA" SRI KISHAN LAL AGARWAL S/O Late Kamla Prasad Agarwal, have a legal title to the land on which the development of the proposed project is to be carried outemnly Africa to LARES.

BEFORE M

Colivory

Page 1 of 2

Naresh Kumar Goval

Partney

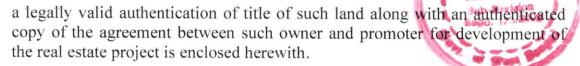
K. N. CONSTRUCTION

peny

PURCHASER W. N. Constructions Siliguri Full Address..... Stamp Purchased from JPG Treasury-1 STAMP VENDOR JAYA RANI DAS

Licence No.1 of 99-2000 Addl. DSR Office, Rajganj, Jalpaiguri

## AND



- 2. That the said land is free from all encumbrances.
- 3. That the time period within which the project shall be completed by the promoters is 07/02/2025.
- 4. That seventy per cent of the amounts realised by the promoters 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 That the amounts from the separate account, to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 promoters 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.
- 8. That the promoters shall take all the pending approvals on time, from the competent authorities.
- 9. That the promoters have furnished such other documents as have been prescribed the rules and regulations made under the Act.
- 10. That the promoters 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.

  K. N. CONSTRUCTION

Verification

Nabitar Kedia

Partner

That the statements made above are true to the best of my knowledge and belief sign this affidavit on this the \_\_\_\_\_ day of May, 2024 at Siliguri Court

K. N. CONSTRUCTION
Nabifa Kedia

Partner

DENTIFIED/ ATTESTED By Me

Declarant

NOJ KUMARKEDIALADVOCATE)

Page 2 of 2

SOLEMNLY AFFIRMED & DECLARES
BEFORE ME ON IDEA MEICATION
Naresh Kumar Goyal ST Show