



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL



914503

FORM-B
[see rule 3(4)]

AFFIDAVIT-CUM-DECLARATION

Affidavit-cum-Declaration of Pradeep Kumar Paul promoter of the proposed project / duly authorized by the promoter of the proposed project, vide his authorization dated 27/01/2023.

I, Pradeep Kumar Paul promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :



That I/promoter have / has a legal title to the land on which the development of the project is proposed

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.

...P/2

18 JUL 2024

19 JUN 2024

No. 19708 Rs. 20/- Date

Name : Sanjoy Ghatak Advocate

Address : Alipur Judge's Court Kolkata - 27

Vendor : Alipore Collectorate, 24 Pgs. (South)

SUBHANKAR DAS
STAMP VENDOR
Alipore Police Court, Kol-27

[Handwritten signature]



FORM-B
[see rule 6(1)]

AFFIDAVIT-CUM-DECLARATION

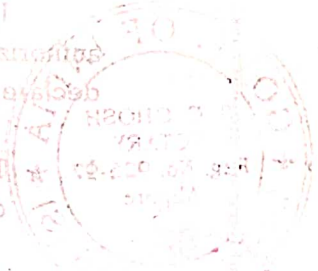
I, Pradeep Kumar Paul, promoter of the proposed project, duly authorized by the promoter of the proposed project, vide his authorization dated 27/01/2023.

I, Pradeep Kumar Paul, promoter of the proposed project, duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under :

That I/promoter have / has a legal title to the land on which the development of the project is proposed.

AND

A legally valid authentication of title of such land on which the said 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 me/promoter is 28/04/2025.
4. That seventy percent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 utilized 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 has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / promoter shall be discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



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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 on this..... day of.....

Solemnly Affirmed & Declared
Before me on verification

[Signature]

S. C. GHOSH, Notary
Alipore Police Court, Kot-27
Reg. No. 925/97, Govt. of India

Pradyumn

DEPONENTED by me

P. Chetty
Advocate

18 JUL 2024