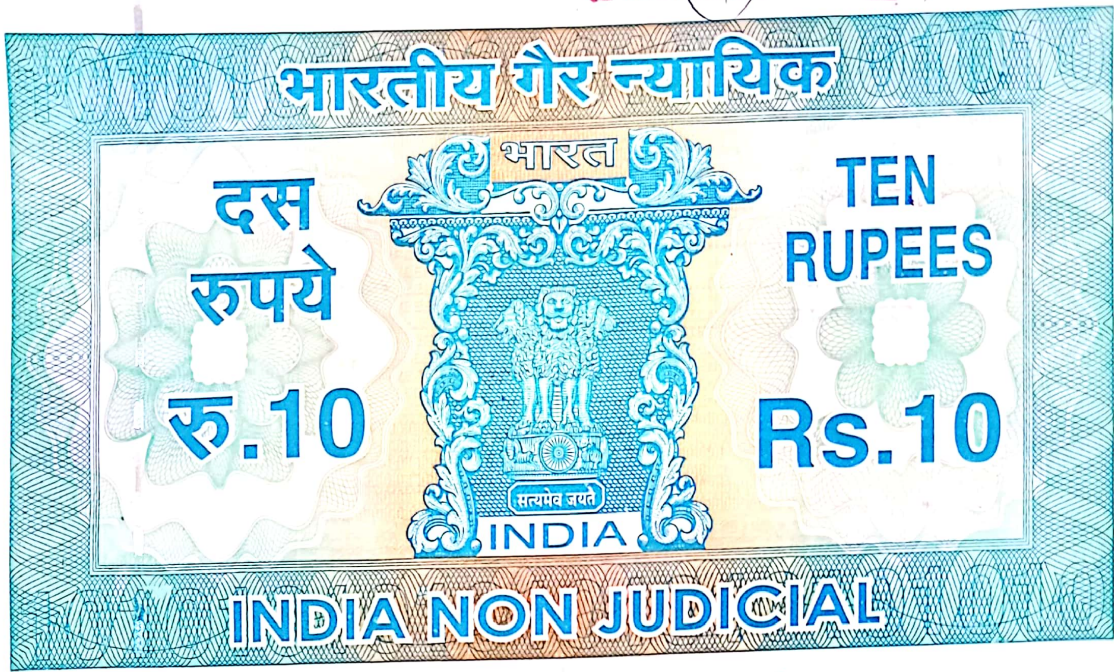
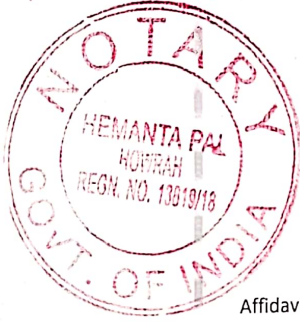


Sl. NO. (65/20) 01/3/24



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL HOWRAH 82AB 611267



BEFORE THE NOTARY AT HOWRAH
Affidavit

FORM 'B'

[See Rule 3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of KOUSHIK BHATTACHARYA, S/O LATE RADHAKANTA BHATTACHARYA, RESIDING AT ANDUL PURBAPARA, PO- ANDUL MOURI, PS- SANKRAIL, DISTRICT-HOWRAH, WEST BENGAL-711302, DESIGNATION – PARTNER, DESIRE CONSTRUCTION, promoter of the proposed project "Andul Forum";

I, KOUSHIK BHATTACHARYA, S/O LATE RADHAKANTA BHATTACHARYA, RESIDING AT ANDUL PURBAPARA, PO- ANDUL MOURI, PS- SANKRAIL, DISTRICT-HOWRAH, WEST BENGAL-711302, DESIGNATION – PARTNER, DESIRE CONSTRUCTION, promoter of the proposed project "Andul Forum", do hereby solemnly declare, undertake and state as under:

1. That, SNEHASIS MAITY, PADMARANI MAITY, GOURHARI MAITY, DEBASIS MAITY, SAMAR JANA, RAJKUMAR DENRIA AND SANKAR GHOSH 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.

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 31/12/2028.

1224

01 MAR 2024

DESIRE CONSTRUCTION

Koushik Bhattacharya

Partner

NOTARY, GOVT. OF INDIA
Regd. No - 13819/18

ক্রমিক নং ১৯৯৯ তার ১৯/১১/১৮

স্থাপত্য মন্ত্রা ১৮ টাকার

ক্রমিক নং ১৯৯৯ কনস্ট্রাকশন

ক্রমিক নং ১৯৯৯ ১৯৯৯

ভেডারের নাম কাজী মাহমুদুল হাসান ১৯৯৯

১৯৯৯ কনস্ট্রাকশন
১৯৯৯ কনস্ট্রাকশন
১৯৯৯

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 Harwar on this 1st Day of March, 2024.

Deponent

DESIRE CONSTRUCTION

Kaushik Bhatnagar

Partner

Identified by me

Pooja Verma - Pal
1/3/24



01 MAR 2024

ON IDENTIFICATION OF ADVOCATE
SOLEMNLY AFFIRMED BEFORE

[Signature]

HEMANTA PAL
NOTARY, GOVT. OF INDIA
Regd. No - 13819/18

