



बंगाल WEST BENGAL

Before The Notary of  
Alipore Judges' Court  
Calcutta-21

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



Affidavit cum Declaration

Affidavit cum Declaration of SWARNALI BISWAS DEB, W/O BIPLAB DEB, RESIDING AT CHAKBHABANI, P.O & P.S – BALURGHAT, DAKSHIN DINAJPUR, WEST BENGAL – 733101, HAVING REGISTERED OFFICE AT 3 DR. GIRINDRA SEKHAR BOSE ROAD, FLAT NO. – 6A, 6<sup>TH</sup> FLOOR, KOLKATA – 700039, DESIGNATION – PROPRIETOR, DEB CONSTRUCTION, promoter of the proposed project;

I, SWARNALI BISWAS DEB, W/O BIPLAB DEB, RESIDING AT CHAKBHABANI, P.O & P.S – BALURGHAT, DAKSHIN DINAJPUR, WEST BENGAL – 733101, HAVING REGISTERED OFFICE AT 3 DR. GIRINDRA SEKHAR BOSE ROAD, FLAT NO. – 6A, 6<sup>TH</sup> FLOOR, KOLKATA – 700039, DESIGNATION – PROPRIETOR, DEB CONSTRUCTION, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, I, SWARNALI BISWAS DEB 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 is enclosed herewith.

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

That the time period within which the project shall be completed by me/promoter is 31/12/2026.



14 JUN 2024

DEB CONSTRUCTION  
*Swarnali Biswas Deb*  
Proprietor

- 6 JUN 2024

No: 583 Date: ..... Rs 10/-  
Name: Sumanali Biswas Deb  
Address: S. D. G. S. Buse Rd  
Vendor - Washim Gazi  
Alipore Judges Court  
Kolkata-700 027

  
Signature of Vendor

- 6 JUN 2024





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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

*(Handwritten signatures and red stamps)*

Deponent

For DEB CONSTRUCTION

**DEB CONSTRUCTION**

*Swarnali Biswas Deb*  
**Proprietor**

(SWARNALI BISWAS DEB)

PRORIETOR



Solely affirmed and declared before me on identification of advocate, at Alipore Judges' Court, Kolkata-700027 under Notaries Act, 1952

*(Handwritten signature)*  
**Bhaskar Bandyopadhyay**  
NOTARY  
Govt. of West Bengal  
Regd. No. 12/201

Identified by me

*Priyanka Chatterjee*  
**PRIYANKA CHATTERJEE**  
Advocate  
Alipore Judges' Court  
Kolkata-700 027  
Enrollment No.1120/2014

14 JUN 2024

