



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

41AB 100473



FORM-A  
[see rule 3(2)]

**AFFIDAVIT CUM DECLARATION**

**Affidavit cum Declaration of Ms. Suneeta Kar duly authorized by the promoter of the proposed project vide its/his/their authorization dated 08.08.2018:**

I, Suneeta Kar Wife of Anirban Kar aged about 42 working at 6A, Elgin Road, Kolkata- 700020, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

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

Or

47 landowners as per list annexed have a legal title to the land on which the development of the proposed project is to be carried out

And

**P. K. Datta**  
Notary  
Regn. No. 1101/98  
C.M.M.'s Court  
2 & 3, Bankshall Street  
Calcutta - 700001  
**15 FEB 2020**

067588

14 JAN 2020

..... Date .....

paid to.....

of.....

Rupees.....

S CHAKRABORTY  
Advocate, Alipore Police Court  
Kolkata - 21

Samiran Das  
Stamp Vendor  
Alipore Police Court  
South 24 Pgs., Krd. "



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

The details of encumbrance **Project finance from Tata Capital Housing Finance Ltd.** including details of any right, title, interest or name of any party in or over such land.

3. That the time period within which the project shall be completed by me/ promoter is **31.10.2024 (Project Completion Date)**.
4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have / has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. That 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.

Primarc-Riya Projects LLP

Authorised Signatory

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 Kolkata on this 15<sup>th</sup> day of FEBRUARY, 2020.

Primarc-Riya Projects LLP

Authorised Signatory

Deponent

Solemnly Affirmed &  
Declared before me on  
Identification of advocate

P. K. DASIA  
Notary

15 FEB 2020

P. K. Delta  
Notary  
Regn. No. 1101/98  
C.M.M.'s Court  
2 & 3, Bankshall Street  
Calcutta - 700001



**Primarc-Riya Projects LLP**

**Project- Aura (Phase III) Aura Villa**

Name of Land Owners

1. Overgrow Vyapaar Private Limited
2. Jagvandana Commercial Private Limited
3. Exulting City Developers Private Limited
4. Shivbhakti Tradelink Private Limited
5. Royalpet Infrastructure Private Limited
6. Swarnsathi Merchants Private Limited
7. Swarnmahal Sales Private Limited
8. Shivaasha Dealer Private Limited
9. Unlimited Developers Private Limited
10. Laxmidhan Advisors Private Limited
11. Dhanprayog Tradecom Private Limited
12. Fane City Developers Private Limited
13. Liable Constructions Private Limited
14. Campaign Construction Private Limited
15. Neelsimana Suppliers Private Limited
16. Durable Real Estate Private Limited
17. Neelsimana Barter Private Limited
18. Swetang Tradelink Private Limited
19. Choiceforce Plot Managers Private Limited
20. Endurance City Projects Private Limited
21. Laxmidhan Tradecom Private Limited
22. Renew Developers Private Limited
23. Goodshine Advisors Private Limited
24. Dhanprayog Agencies Private Limited
25. Gajrup Commodeal Private Limited
26. Geranium Tradelink Private Limited

27. Aadrika Distributors Private Limited
28. Durvish Shoppers Private Limited
29. Dhanaashaa Agencies Private Limited
30. Linkrose Vanijya Private Limited
31. Zinnia Infrastructure Private Limited
32. Renew Infrastructure Private Limited
33. Kalashdhan Plot Managers Private Limited
34. Samundar Advisors Private Limited
35. Beatitude Housing Developers Private Limited
36. Shivangan Distributors Private Limited
37. Samundar Retails Private Limited
38. Riddhiman Shoppers Private Limited
39. Yashmit Sales Private Limited
40. Yashmit Mercantile Private Limited
41. Tricky Merchandise Private Limited
42. Swetang Commerce Private Limited
43. Tricky Commodeal Private Limited
44. Dayaswarup Commodeal Private Limited
45. Aadrika Commercial Private Limited
46. PGE Info Solution Private Limited
47. Vamadev Agencies Private Limited

Primarc-Riya Projects LLP

  
Authorised Signatory