



43AB 035096



पश्चिम बंगाल WEST BENGAL

FORM 'A'  
See rule 3(2)

AFFIDAVIT CUM DECLARATION

Affidavit Cum Declaration of Mr. Dwaipayan Ghosh, son of Mr. Biswa Bijoy Ghosh, residing at Kalimohan Pally, Bolpur, P.O. & P.S. Bolpur, Dist. Birbhum, PIN Code 731204, developer of the Proposed Project:

I, Mr. Dwaipayan Ghosh, sole proprietor of the proposed project do hereby solemnly declare, undertake and state as follows:

I, Mr. Dwaipayan Ghosh have legal title to the land on which the development of the proposed project is to be carried out.

AND the title deeds of the said land are enclosed herewith.

1. That the said Land is free from all encumbrances.
2. That the time period within which the project shall be completed by me/developer is 31.12.2022.

Ctd.p/2

*[Handwritten signature]*

*[Handwritten signature]* 04/08/2020

Palash Chandra Das  
NOTARY  
Regn. No-1375/18  
Govt. of India



-2-

3. That seventy percent of the amounts realised by me for the real estate project from all allottees, from time to time, shall be deposited in separate accounts to be maintained in scheduled Banks to cover the cost of construction and the land cost and shall be used only for the purpose.
4. That the amounts from the separate accounts, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
5. That the amounts from the separate accounts shall be withdrawn after it is certified by an engineer/architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project that I, the developer 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.
6. That I/Developer shall take all the pending approvals on time, from the competent authorities.
7. That I/Developer have/has furnished such other documents as have been prescribed by the rules and regulations made under the act.
8. That I the Developer 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.

*Dwaipayan Ghosh*  
DWAIPAYAN GHOSH

Identified by me

*Axini*

Advocate  
Bolpur Court  
En. No. F/283/272/2011.

*Palash Chandra Das*

Palash Chandra Das  
NOTARY  
Regn. No-13788/18  
Govt. of India  
Birbhum

Solemnly Affirmed  
&  
Declared before me  
on identification of  
I/Developer