

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

Y 170561

Form "A"

[See Rule 3(2)]



### AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Satyendra Pasari, Promoter of the proposed project namely "Om Skycity Phase I" duly authorized by the promoter of the proposed project, namely Prasad Castings & Buildcon LLP, vide its/his/their authorization dated 01.12.2018

For PRASAD CASTINGS & BUILDCON LLP

*S. Pasari*  
Designated Partner

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 270004  
C.M.'s, Court  
2 & 3 Bankshall Street  
Kolkata-700 004

29 JAN 2019



I, Satyendra Pasari, son of Shankar Lal Pasari, aged 35 years, resident of 505, Block M, New Airport, Kolkata-700053, Promoter of the proposed project duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

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

OR

Prasad Castings & Buildcon LLP, have/has 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 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.

3. That the time period within which the period shall be completed by me/promoter is 31st March, 2022.

For PRASAD CASTINGS & BUILDCON LLP

  
Designated Partner

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Reg. No. 2700104  
C.M.'s. Court  
28, Chhatrapati Street  
Kolkata-700 001

2

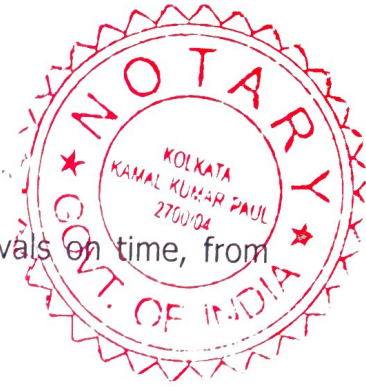
29 JAN 2020



4. That seventy per cent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 statements of accounts duly certified and signed by such chartered accountant and it shall be verified duly 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.

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 2700/04  
C.M.M's. Court  
28, 5 Bankshall Street  
Kolkata-700 014

For PRASAD CASTINGS & BUILDCON LLP  
*Prasad*  
Designated Partner



7. That I/promoter shall take all the pending approvals on time, from the competent authorities.

8. 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.

For PRASAD CASTINGS & BUILDCON LLP  
*Prasad*  
Designated Partner

Verified by me  
*Prasad*  
Upal Chandra Choudhury  
Civil Court  
Advocate

Solemnly Affirmed & Declared Before me on identification of Ld. Advocate

*K.P. Paul*

Deponent

KAMAL KUMAR PAUL, NOTARY  
Govt. of India, Regn. No. 2700/04

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 2700/04  
C.M.'s. Court  
2 & 3 Bankshahi Street  
Kolkata-700 019

Verification 29.01.19  
29 JAN 2019

The contents of my Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at 29<sup>th</sup> on this 29<sup>th</sup> day of Jan., 2019.

For PRASAD CASTINGS & BUILDCON LLP  
*Prasad*  
Designated Partner  
Deponent