

REGD NO 126/14/19



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

W 155381

Before the Notary of
Allpur Judges' Court, Kol-27



FORM-A
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Amardeep Bhalotia Constituted Attorney of the Owners of the land vide a registered Power of Attorney dated 07.07.2013 & duly authorized by Muskan Highrise Private Limited (the Promoter) of the proposed project vide its/his/their authorization dated 1st April 2019 :

I. AMARDEEP BHALOTIA Son of Late Girija Shankar Bhalotia aged 47 years R/o. 16A, Deshpran Sashmal Road, Flat No.5A, 5th Floor P.S. Charu Market, Kolkata-700 033 as the Constituted Attorney of the aforesaid Owners and duly authorized by the Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

- (1) **SMT. PADMA CHATTERJEE**, wife of Late Nilambu Prasad Chatterjee, by faith-Hindu, by Occupation - Housewife; (2) **SRI SHUBHORAJ CHATTERJEE** son of Late Nilambu Prasad Chatterjee, by faith - Hindu, by Occupation - Business and (3) **SRI INDRARAJ CHATTERJEE**, son of Late Nilambu Prasad Chatterjee, by faith-Hindu, by Occupation - Business, Nos. 1 to 3 residing at 4, Pankajini Chatterjee Road, Post Office-Tollygunge, Police Station-Charu Market, Kolkata- 700033; (4) **SRI DEEPAJ CHATTERJEE**, son of Late Gouranga Prasad Chatterjee, by faith-Hindu, by

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12 JUN 2017

No.....Rs. - **100/-** - Date.....

Name:.....

Address:.....

Vendor:.....

Alipur Collectorate, 24 Pgs. (S)

SUBHANKAR DAS
STAMP VENDOR

Alipur Police Court, Kol-27

MUSKAN HIGHRISE PRIVATE LIMITED
3, Prince Bakhtier Shah Road
Kolkata-700 033



Occupation – Service, residing at 4, PankajiniChatterjee Road, Post Office-Tollygunge, Police Station : Charu Market, Kolkata-700033; (5) **SMT. DIPONI CHAKRABARTI,** wife of Sri ArnabChakrabarti, daughter of Late Gouranga Prasad Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at Flat No. 8, PurbaDiganto Co-operative Housing Society Limited, DA – 119, Action Area – 1, Post Office- New Town, Police Station : New Town, Kolkata – 700114, District : North 24 Parganas; (6) **SMT. DIPANJANI BANERJEE,** wife of Sri Arijit Banerjee, daughter of Late Gouranga Prasad Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at 150, MotilalNeheru Road, Post Office-Sarat Bose Road, Police Station : Lake, Kolkata-700029; (7) **SRI PRITHWIRAJ CHATTOPADHYAY,** son of Late DevprasadChattopadhyay, by faith – Hindu, by Occupation – Retired, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033, (8) **SMT. PADMINI BHATTACHARYYA,** wife of Late Nikhilesh Bhattacharyya, by faith – Hindu, by Occupation – Housewife, residing at 21, Dey Street, Sreerampur, Post Office & Police Station : Searampur, District : Hooghly, Pin No. 712201; (9) **SMT. RUKMINI MUKHAPADHYAY,** wife of Late Dr.DebabrataMukhapadhyay, by faith – Hindu, by Occupation – Housewife, residing at 4/1, Central Park, City Centre, Post Office City Centre, (Municipal Corporation) Durgapur, Pin - 713216, Police Station – Arobindo, I.C. City Centre, District: Burdwan, Pin:713216; (10) **SMT. NANDINI BANDYOPADHYAY,** wife of Prof. Dr.SamareshBandyopadhyay, by faith–Hindu, by Occupation – Housewife, residing at “Nil Kamal”, 203, Lake Town, Block – A, Post Office & Police Station : Lake Town, Kolkata-700089; (11) **SMT. INDRANI MUKHERJEE,** wife of Bhabani Prasad Mukherjee, by faith – Hindu, by Occupation – Housewife, residing at A-3/2, Baitalik Co-operative Housing Society, KMDA Housing Complex, Baghajatin, Hiland Park, Post Office-Panchasayar, Police Station : Survey Park, Kolkata : 700094, (12) **SMT. SARBANI BANERJEE,** wife of Dr.Debabrata Banerjee, by faith – Hindu, by Occupation – Housewife, residing at CE-45, Sector – 1, Salt Lake City, Post Office- Bidhan Nagar CC Block, Police Station : Bidhan Nagar (North), Kolkata – 700064, District : North 24 Parganas; (13) **SMT. BINA CHATTERJEE,** wife of Late Satya Prasad Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at 4, PankajiniChatterjee Road, Post Office-Tollygunge, Police Station : Charu Market, Kolkata-700033; (14) **ABHIRAJ CHATTERJEE,** son of Late Satya Prasad Chatterjee, by faith – Hindu, by Occupation – Business , residing at 4, PankajiniChatterjee Road, Post Office-Tollygunge, Police Station : Charu Market, Kolkata – 700033; and (15)) **SMT. SUKLA CHATTERJEE,** wife of Late RaghurajChatterjee, by faith – Hindu, by Occupation – Housewife, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata-700033; (16) **SMT. SAHELI MUKHERJEE,** wife of Sri Sudip Mukherjee, daughter of Late RaghurajChatterjee, by faith – Hindu, by Occupation –



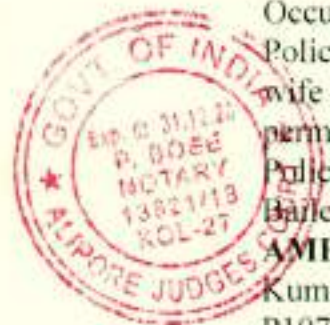
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Housewife, residing at 43, Jodhpur Park, Post Office-Sarat Bose Road, Police Station :Lake, Kolkata-700068; (17) **SMT. SNEHAKANA CHATTERJEE**, wife of Late Sakti Prasad Chatterjee, by faith - Hindu, by Occupation - Housewife, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700033; (18) **SMT. IRANI MITRA**, wife of RajendraMitra, daughter of Late Sakti Prasad Chatterjee, by faith - Hindu, by Occupation - Housewife, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata-700033; (19) **SMT. APARNA CHATTERJEE**, wife of Late Pranab Prasad Chatterjee, by faith - Hindu, by Occupation - Housewife, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700033; (20) **SMT. CHANDRANI MUKHERJEE**, wife of Sri Sahasrangshu Mukherjee, daughter of Late Pranab Prasad Chatterjee, by faith - Hindu, by Occupation - Housewife, residing at Flat No. 3A, "Sudakshina Apartment", 377A, Prince Anwar Shah Road, Post Office: Jodhpur Park, Police Station : Jadavpur, Kolkata - 700 068; (21) **SRI RANARAJ CHATTERJEE**, son of Late Ram Prasad Chatterjee, by faith - Hindu, by Occupation - Legal Practitioner, residing at 4, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700033; (22) **SMT. PRIYADARSHINI GANGULY**, daughter of Late Ram Prasad Chatterjee, wife of SuvrajitGanguly, by faith - Hindu, by Occupation - Housewife, residing at 15, PankajiniChatterjee Road, Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700033; (23) **SMT. RAJASHREE BANERJEE**, wife of Late AnshuNath Banerjee, by faith - Hindu, by Occupation - Housewife, residing at 114F/1L, Salimpur Road, Post Office - Dhakuria, Police Station : Jadavpur, Kolkata - 700031; (24) **SMT. DEBDUTY BANERJEE**, daughter of Late AnshuNath Banerjee, by faith - Hindu, by Occupation - Student, residing at 114F/1L, Salimpur Road, Post Office- Dhakuria, Police Station : Jadavpur, Kolkata - 700031; (25) **SRI AMIYA NATH BANERJEE**, son of Late AshimNath Banerjee, by faith - Hindu, by Occupation - Business, residing at 76, Poddar Nagar, Post Office- Jodhpur Park, Police Station : Jadavpur, Kolkata - 700068; (26) **SMT. SULEKHA BANERJEE**, wife of Late Ashesnath Banerjee, by faith - Hindu, by Occupation - Housewife, residing at 76, Poddar Nagar, Post Office- Karju Nagar, Police Station : Jadavpur, Kolkata - 700068; (27) **SRI SHOMENATH CHATTERJEE**, son of Late SourendraNathChatterjee, by faith - Hindu, by Occupation - Retired, residing at 81/1, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700033 (28) **SRI SUBHRENDU CHATTERJEE**, son of Late SourendraNathChatterjee, by faith - Hindu, by Occupation - Business, residing at 81/1, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata - 700 033; (29) **SRI ABHRENDU CHATTOPADHYAY**, son of Late SourendraNathChatterjee, by faith - Hindu, by Occupation - Service, residing at C-70, Officer's Quarter, B.E.M.L. Nagar, Kolar Gold Field, Post Office- B.E.M.L. Nagar, Police Station : Kolar, District: Kolar, Pin: 563115, Karnataka.; (30) **SRI SUBHODIP CHATTERJEE**, son of Late SourendraNathChatterjee, by faith - Hindu, by Occupation - Service, residing at 81/1, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata -

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700033; **(32) SMT. PRATIMA CHATTERJEE**, wife of Late Ashok Kumar Chatterjee, by faith – Hindu, by Occupation – Housewife, **(32) SRI AVIJIT CHATTERJEE**, **(33) SRI JOYJIT CHATTERJEE**, oth sons of Late Ashok Kumar Chatterjee, by faith – Hindu, by Occupation – Service, Nos. 31 to 33 residing at 81/1, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata-700033; **(34) SRI INDRANIL MUKHERJEE**, son of Late Mrigendra Mukherjee, by faith – Hindu, by Occupation – Business, residing at 81/1, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033; **(35) SRI SANKAR CHATTERJEE**, son of Late Rama Prasad Chatterjee, by faith – Hindu, by Occupation – Retired, residing at Bandhe Ali Pally, Brahmapur, Usha Gate, Post Office - Bansdrani, Police Station : Bansdrani, Kolkata – 700070; **(36) SRI SIDDHARTHA CHATTERJEE**, son of Late Rama Prasad Chatterjee, by faith – Hindu, by Occupation – Retired, residing at atBandhe Ali Pally, Brahmapur, Usha Gate, Post Office – Bansdrani, Police Station : Bansdrani, Kolkata – 700070; **(37) SMT. JAYASHREE SENAPATI**, wife of Sri Krishna Chandra Senapati and daughter of Late Rama Prasad Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at 112, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033; **(38) SRI SUSHIL KUMAR CHATTERJEE**, son of Late Kumud Chandra Chatterjee, by faith – Hindu, by Occupation – Business, residing at 63, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033; **(39) SMT. ARATI CHATTERJEE**, wife of Late Sudhir Kumar Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at 63, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033; **(40) SRI SAMPRIT CHATTERJEE**, son of Late Sudhir Kumar Chatterjee, by faith – Hindu, by Occupation – Business, residing at 63, Charu Chandra Place (East), Post Office- Tollygunge, Police Station : Charu Market, Kolkata – 700033; **(41) SMT. MONALISA DUTTA**, wife of ShantanuDutta, daughter of Late Sudhir Kumar Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at 28A/1D, Jhil Road, Post Office: Dhakuria, Police Station – Jadavpur, Kolkata 700031, **(42) SMT. DEBJANI BISWAS**, wife of Sri SudiptaBiswas, by faith – Hindu, by Occupation – Housewife, permanent resident of 4, PankajiniChatterjee Road, Post Office: Tollygunge, Police Station: Charu Market, Kolkata – 700033, at present residing at 98, Bailey Close, Bounds Green London N11 2JW UK and **(43) SMT. AMBALIKA PANDE**, wife of Sri GopalPande, daughter of Late Sudhir Kumar Chatterjee, by faith – Hindu, by Occupation – Housewife, residing at P107, Bank Plot, Post Office: Dakuria, Police Station: Lake, Kolkata- 700 031 (“the OWNERS”)are Owners of premises No. 11, DeshpranSashmal Road, P.S. Kolkata-700 033 and the Owners are being represented by their **Constituted Attorney SriAmardeepBhalotia**, son of Late Girija Shankar Bhalotia, by faith-Hindu, by occupation-Business, Nationality: Indian, residing at Flat No. 5A, 5th Floor, 16A, DeshpranSashmal Road Police Station- Charu Market, Kolkata-700033 by virtue of Power of Attorney dated 07.07.2013, which was registered at the Office of Additional District Sub Registrar at Alipore and entered in Book No. L. C.D. Volume No. 23, Page Nos. 2156 to 2193, Being No. 05538 for the year 2013;



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The above name stated to 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 the title of such land along with an authenticated copy of the agreement between such Owners and Promoter for development of the real estate project is enclosed herewith and the said land is free from all encumbrances.

2. The time period within which the project shall be completed by the Promoter is within 30th November 2024 (Project Completion Date).
3. That seventy per cent (70%) 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.

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.

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.

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.

That Promoter shall take all the pending approvals on time, from the competent authorities.

That Promoter have / has furnished such other documents as have been specified by the rules and regulations made under the Act.

That Promoter shall not discriminate against any allottee at the time of allotment of any apartment on any grounds.

MUSKAN HIGHRISE PVT. LTD.

[Signature]
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 26th on this December day of 2019.

Solemnly declared and affirmed
Alipore Judges Court, Kol-27, of
Identification at..... .. / M/PM
under Notaries Act
Pavani Bala
P. Boss
Notary Govt. of India
13821/18

MUSKAN HIGHRISE PVT. LTD.
[Signature]
Authorised Signatory

DEPONENT
IDENTIFIED BY ME
S. Mejunader
Advocate

12 6 DEC 2019