

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

30AB 511389



BEFORE THE NOTARY PUBLIC
AT BIDHANNAGAR
DIST.-NORTH 24 PARGANAS


Form - A

[See rule 3(2)]

AFFIDAVITCUM DECLARATION

Affidavit cum Declaration of "AROKYA NIWAS PRIVATE LIMITED (CIN: U70102WB2013PTC195383) / (PAN NO. AALCA7871M)" promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its authorization date 23rd February, 2015.

I, **SRI DIPJYOTI GHOSE (PAN NO. AQEPG2628N)** son of Debabrata Ghosh, residing at Panja Atta Mill, Lane Kamar Patty Para, Rampurhat, Birbhum-731224, promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:


S. CHAUDHURI
★ NOTARY ★
GOVT. OF INDIA
Regd. No.-6584/08
Bidhannagar Court
Dist.-North 24 Pgs.

09 JUL 2019

1. That I, **SRI DIPJYOTI GHOSE (PAN NO. AQEPG2628N)** son of Debabrata Ghosh, residing at Panja Atta Mill, Lane Kamar Patty Para, Rampurhat, Birbhum-731224, has a legal title to the land on which the development of the project is proposed.

Or

AROKYA NIWAS PRIVATE LIMITED, registered office at Godrej Genesis Building, 2nd Floor, Block EP & GP, Sector – V, Salt Lake Electronics Complex, P.O. Sech Bhawan P.S. Electronics Complex Kolkata – 700091, 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 project shall be completed by me / promoter is **30th September 2021**.
4. That seventy per cent of the amounts 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in ,Practice that the withdrawal is in proportion to the percentage of completion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 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.




S. CHAUDHURI
 * NOTARY *
 GOVT. OF INDIA
 Regd. No.-6584/08
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7. That I / promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I / promoter shall not discriminate against any allotment at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



Debjyoti Ghose
Deponent

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.....

Debjyoti Ghose
Deponent

S. Chaudhuri
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