

भारतीय गैर न्यायिक

दस  
रुपये  
रु.10



TEN  
RUPEES  
Rs.10

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL

37AB 380031

FROM A

Affidavit Cum Declaration.

*P. Shah*

Solemnly Affirmed & Declared  
Before me on Identification

*16/08/2019*  
Pashupati Shah  
NOTARY, SILIGURI

FROM A [See rule 3 (2)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr BIJAY AGARWAL Promoter of the proposed project CP AVENUE / duly authorized by the promoter of the proposed project, vide its/his/there authorized dated 16.04.2021

I, Mr. BIJAY AGARWAL promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. BIJAY AGARWAL Have/has a legal title to the land on which the development of the proposed Ground + 4 Storied Residential Cum Commercial 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 4 (Four) years from the date on which the project starts.
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 the purpose.
5. That the amounts from the separate account, to cover the cost of the projects, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account, shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

*[Handwritten signature]*

Solemnly Affirmed & Declared  
Before me on Identification

Pashupati Shah  
NOTARY, SILIGURI




**NON Judicial Stamp**

Sl. No. .... 1398 ..... Date 14/01/21

Sold to B. Agarwal

of Slg

Rs. 10 (Rupees ten)

  
Subhankar Ghosh  
Stamp Vendor  
Siliguri Court  
L. No. 175/ Rm