

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL FORM 'A' [See rule 3(2)] KOLKATA KAMAL KUMAR PAUL REGN NO.2700/04 20AB 437773

DECLARATION SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

AFFIDAVIT CUM DECLARATION

Affidavit Cum Declaration of Mr. Anil Kumar Saraf promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 10-06-2019

We GRAP REALTY PVT. LTD. promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. Gangotri Marcom Pvt. Ltd. & Others have/has a legal title to the land on which the development of the proposed is to be carried out.

AND

A legally valid authentication of title of such land 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 the promoter is July 2024.

GANGOTRI DEALMARK PVT. LTD.  
GANGOTRI MARCOM PVT. LTD.  
GANPATI MARCOM PVT. LTD.  
PUSPANJALI COMMERCIAL PVT. LTD.  
RADHA KRISHNA MARCOM PVT. LTD.  
SHUBH LABH MARCOM PVT. LTD.  
TARAPITH COMMERCIAL PVT. LTD.  
TARAPITH DISTRIBUTORS PVT. LTD.  
TARAPITH MERCHANTS PVT. LTD.

Vivek Saraf  
DIRECTOR

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No.2700/04  
C.M.'s, Court  
\* 3 Bankshall Street  
Kolkata-700 001

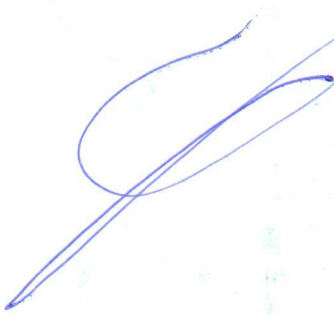
GRAP REALTY PVT. LTD.  
Anil Kumar Saraf  
DIRECTOR

10 JUN 2019

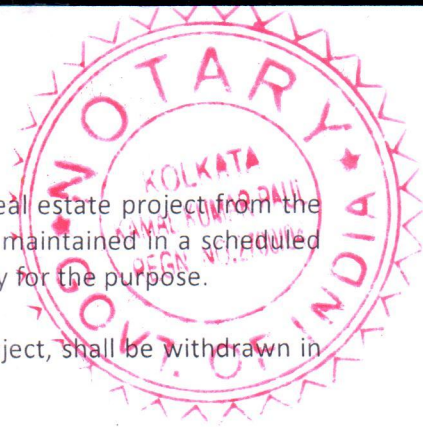
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29 JAN 2018

GRAP REALTY PRIVATE LIMITED  
170, Chittaranjan Avenue  
Room No. - A, Metro Tower  
Kolkata - 700 007  
Ph - +91 88205 10101 / 30303  
29 JAN 2018  
S. CHATTERJEE  
Licensed Stamp Vendor  
C. C. Court  
2 & 3, K. S. Roy Road, Kol-1







4. The 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 the 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 promoter shall get the accounts audited within six months after the end of every financial year by 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 utilized for the project and the withdrawal has been compliance with the proportion to the percentage of completion of the project.

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

8. That promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

9. That promoter shall not discriminate against any allottees at the time of allotment of any apartment, plot or building as the case may be, on any grounds.

- GANGOTRI MARCOM PVT. LTD.
- PANPATI MARCOM PVT. LTD.
- PUSPANJALI COMMERCIAL PVT. LTD.
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- TARAPITH DISTRIBUTORS PVT. LTD.
- TARAPITH MERCHANTS PVT. LTD.

GRAP REALTY PVT. LTD.

*Vivek Sanyal*

DIRECTOR

Deponent

*Vivek Sanyal*  
DIRECTOR

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 Kolkata on this 10th day of June 2019

Deponent

Identified by me  
*[Signature]*  
- Q. Shau  
Advoc.

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

✓  
KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 2700/04  
- C.M.'s, Court  
\* 83 Bankshali Street  
Kolkata-700 001

*[Signature]*  
KAMAL KUMAR PAUL, NOTARY  
Govt of India, Regn No 2700/04

10 JUN 2019