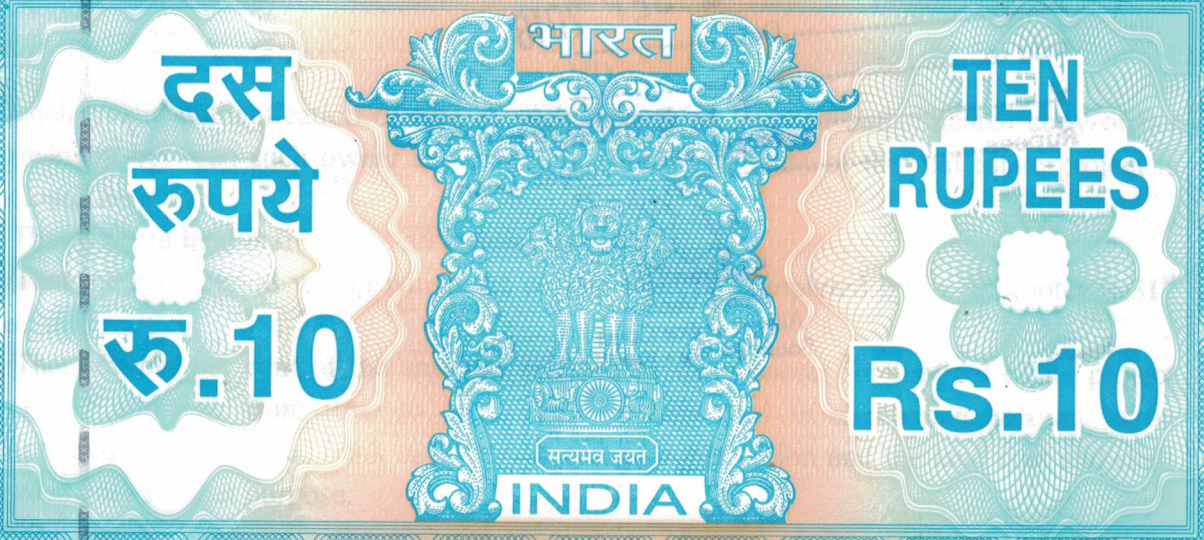


No. 8/ Date 5/12/18

# भारतीय गैर न्यायिक



## INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL 23AB 224936

BEFORE THE NOTARY  
BEFORE JUDGES' COURT  
KOLKATA-27

GOVT. OF WEST BENGAL  
M.A.A. LASKAR  
NOTARY  
89/2007  
KOL-27

**VIJAYLAKSHMI ASSOCIATE**  
PROMOTER\*BUILDER\*DEVELOPER

Address:-1901, Mukundapur, E-20, Sammilani Park, P.S. Surveypark, P.O. Santoshpur, Kolkata-700075  
E-mail :- [tn\\_associate@yahoo.co.in](mailto:tn_associate@yahoo.co.in), (MOB) :- 9831333992

**FORM 'B'**  
**Affidavit cum Declaration**

Affidavit cum Declaration of **Sri Narayan Chandra Ghosh** son of Late Haran Chandra Ghosh and **Sri Anil Chandra Ghosh** son of Late Surendra Chandra Ghosh promoter of the proposed project "**PLEASANT PALACE**" at 62, N.S. Road, P.O. Rajpur, P.S. Sonarpur, Kolkata-700149.

We, Sri Narayan Chandra Ghosh son of Late Haran Chandra Ghosh and Sri Anil Chandra Ghosh son of Late Surendra Chandra Ghosh promoter of the proposed project do hereby solemnly declare, undertake and state as under:

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

OR

We, Sri Narayan Chandra Ghosh son of Late Haran Chandra Ghosh and Sri Anil Chandra Ghosh son of Late Surendra Chandra Ghosh have a legal title to the land on which the development of the proposed project is to be carried out and the Name and Style of "**M/s. VIJAYLAKSHMI ASSOCIATE**" having its office at E-20, Sammilani Park, P.O. Santoshpur, P.S. Survey Park, Kolkata-700075.

Contd.....Pg/2.

BEFORE JUDGES' and Police Co

:2:

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 us /promoter is **31<sup>st</sup> December, 2020.**

4. That seventy per cent of the amounts realised by us/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.

7. That we/ 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.

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

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

10. That We / 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.

M/S. VIJAYLAKSHMI ASSOCIATE  
Narayan Chandra Ghosh  
Anirban Chandra Ghosh  
Partner

Deponent

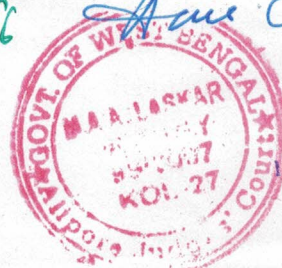
### Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by me at 20<sup>th</sup> November 2018.

Solemnly declare and affirmed  
before me on identification under  
the Notaries Act.

Md. Abed Ali Laskar  
Notary, Govt. of W.B. 99/2007  
Regd. No.-99/2007  
Alipur-Sub. Div.



M/S. VIJAYLAKSHMI ASSOCIATE  
Narayan Chandra Ghosh  
Anirban Chandra Ghosh  
Partner

Deponent

IDENTIFIED BY ME

A. K. Dey  
Amal Kumar Dey  
Advocate  
and Police Com