

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.~~

OR

That details of encumbrances including details of any rights, title, interest or name of any party in or over such land, along with details:

Assets under charge	Charge Amount	Date of Creation	Name of Party
Immovable property or any interest therein	1,00,000,000	19/12/2015	LIC Housing Finance Limited
Immovable property or any interest therein; Floating charge	90,000,000	16/10/2017	LIC Housing Finance Limited

3. That the time period within which the project shall be completed by me/promoter is 1st November, 2022.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
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.

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No.2700/04
C.M.'s. Court
2 & 3 Bankshall Street
Kolkata-700 001

MANGBELA REAL ESTATE PRIVATE LIMITED

29 AUG 2018

Authorized Signatory / Director

9. That I/ 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.

NOTARY GOVT. OF INDIA
KOLKATA
KAMAL KUMAR PAUL
MANGALBELA REAL ESTATE PRIVATE LIMITED
Authorised Signatory / Director
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 Kolkata on this 28th day of August, 2018.

MANGALBELA REAL ESTATE PRIVATE LIMITED
Authorised Signatory / Director
Deponent

IDENTIFIED BY MB
ARUN KUMAR BARKAP
Advocate
M.M's Court, Calcutta

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No.2700/04
C.M.'s, Court
2 & 3 Bankshall Street
Kolkata-700 001

solemnly Affirmed & Declared before
me on identification of d. Advocate

KAMAL KUMAR PAUL, NOTARY
Govt. of India, Regd. No. 2700/04

29 AUG 2018