

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

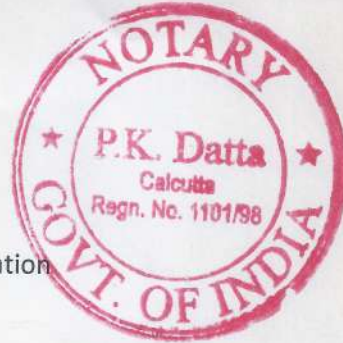
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FORM 'A'

[See Rule 3(2)]

Affidavit cum Declaration



Affidavit cum declaration of Mr. Debjit Ghosh duly authorized by the promoter of the proposed project, vide its authorization dated 30th July 2018.

I, Debjit Ghosh duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under.

1. Debabrata Paul and Debjyoti Paul has a legal title to the land on which the development of the proposed project is to be carried out.

AND

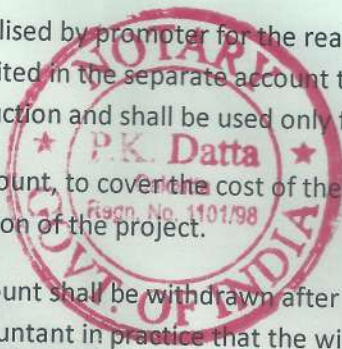
A legally valid authentication of the title of such land along with an authenticated copy of the agreement between such owner and promoter of development of the real estate project is enclosed herewith.

2. That details of encumbrances Annexure-A including details of any rights, title, interest or name of any party in or over such land, along with detail.

P. K. Datta
Notary
Regn. No.: 1101/98
C.M.M.'s Court
2 & 3, Bankshall Street
Calcutta - 700 001

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3. That the time period within which the project shall be completed by 30 September 2022.
4. That seventy percent of the amounts realised by promoter for the real estate project from the allottees, from time to time, shall be deposited in the separate account to be maintained in a scheduled bank to cover the cost of construction 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 account duly certified and signed by such chartered accountant and it shall be verified during the audit that the amount collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That promoter shall take all the pending approval on time, from the competent authorities.
8. That promoter has furnished such other documents as have been prescribed by the rules and regulation made under the Act.
9. That 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.



[Signature]
Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from

Solemnly Affirmed &
Declared before me
Identification by advocate
P. K. DATTA
Notary

Verified by me at on this day of

[Signature]
Deponent

P. K. Datta
Notary
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Kolkata - 700 091

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