



पश्चिम बंगाल WEST BENGAL

28AB 207220

Form 'A'  
(see rule 3(2))

M/s. Sainthia GPJ Construction  
Sandip Agarwal  
Partner.

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

Affidavit-cum-Declaration Affidavit cum Declaration of Mr. Sandip Agarwala, Partner Of Sainthia GPJ Construction [partner of promoter firm of the project ]

I, Sandip Agarwala [partner promoter of the project / duly authorised by the promoter of the project] do hereby solemnly declare, undertake and state as under:

1. That Sandip Agarwala & Bhawna Agarwala [have/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 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 / the promoter] is 36 months

*[Handwritten signature]*  
29/1/12

4. That seventy per cent. of the amounts realised by [me / the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me / the promoter] in proportion to the percentage of completion of the project. 6. That the amounts from the separate account shall be withdrawn by [me / the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 [I / the 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 [I / the promoter] shall take all the pending approvals on time, from the competent authorities.

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

10. That [I / the promoter] shall not discriminate against any allotted at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

M/s. Sainthia GPJ Construction  
Sainthia Agarwal

Deponent  
Partner.

Verification

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

Verified by me at SAINTHIA on this 29 day of January 2019

M/s. Sainthia GPJ Construction  
Sainthia Agarwal

Deponent  
Partner.

*[Handwritten signature]*  
29/1/19

29 Jan 19  
S. Agarwal  
Dr. Kusana  
Dr.