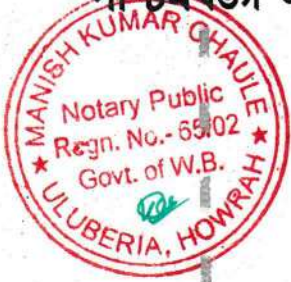


SL. NO. @ 317
DATE 10/03/2021



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AF 952135



FORM-A
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Sumanta Chandra promoter of the "Sukhoner Water Garden Complex Phase II" vide its/his/their authorization dated. 10.03.2021

I, Sumanta Chandra Son of Late Rabindranath Chandra aged 43 R/o Vill. P.O. Fuleswar P.S. Uluberia Dist Howrah PIN 711316 promoter of the "Sukhoner Water Garden Complex Phase II" do hereby solemnly declare, undertake and state as under:

1. Sanjay Bose & Sanjib Basu Have 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/ promoter is 30th September 2024 (Project Completion Date)
4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

Manish Kumar Chauhan
Notary
Regn. No.- 65/02
Govt. of W.B.
Uluberia, Howrah

10 MAR 2021

6. That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have /has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. 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.



SARMITA ENTERPRISE

Sarmita

Proprietor

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 Uluberia on this 10th..... day of March... 2021

SARMITA ENTERPRISE

Sarmita

Proprietor

Deponent

**Solemnly Affirm
&
Declare before me
Identification of Advocate**

Manish Kumar Chaule
10/03/21
Manish Kumar Chaule
Notary

IDENTIFIED BY ME L.T.I.
/Signed in my presence

Ananda Kumar Khan
Advocate

10 MAR 2021