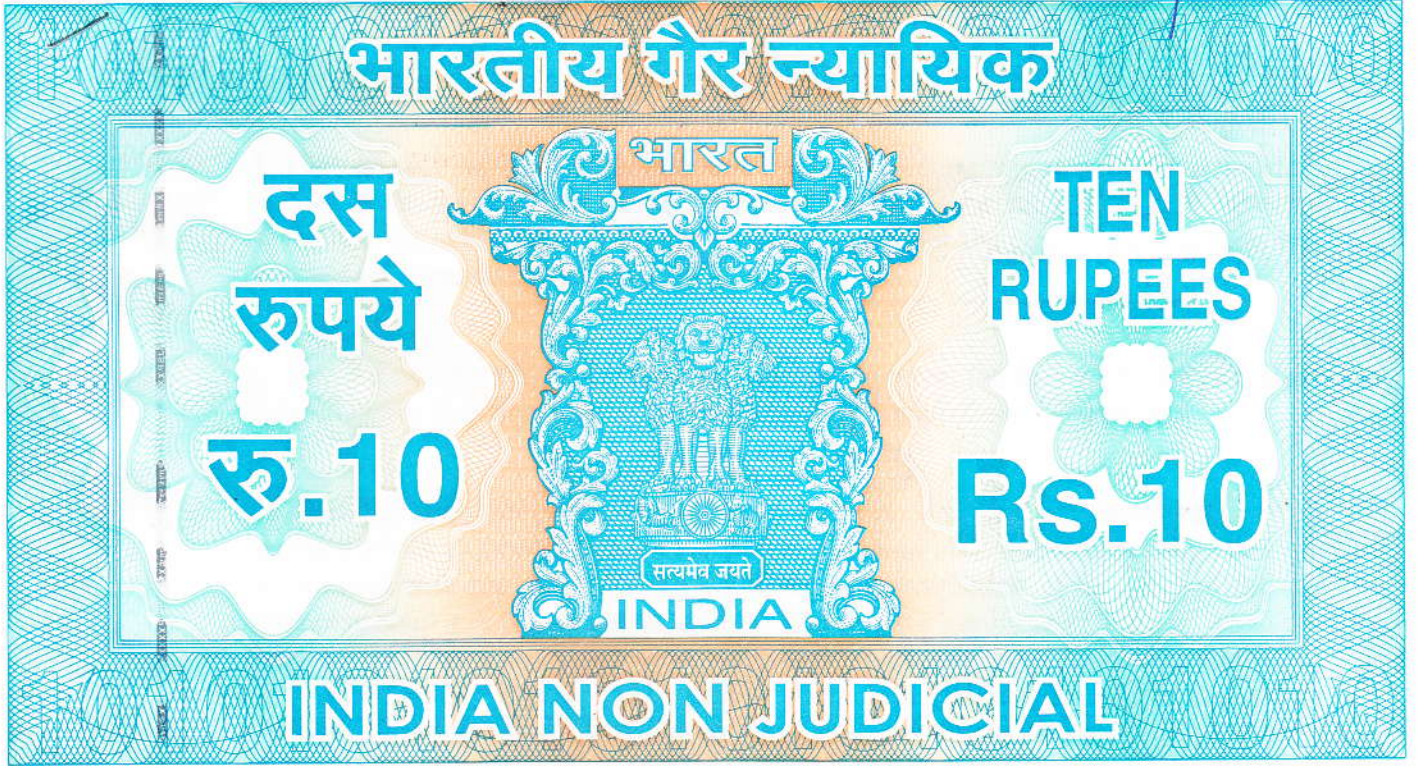


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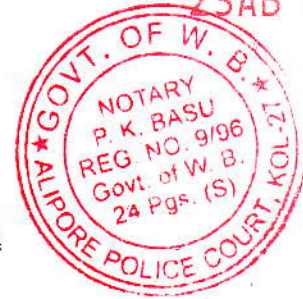
পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

23AB 304991

FORM 'A'

[See rule 3(2)]

Affidavit cum Declaration



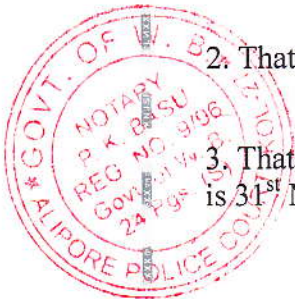
Affidavit cum Declaration of Mr. Rakesh Kumar Mishra appointed as an Authorized Representative, with the mutual consent of all the Partners of M/s Elixir, promoter of the ongoing project vide its authorization dated 17.08.2018:

I, Mr. Rakesh Kumar Mishra, acting as an Authorized Representative of M/s Elixir promoter of the ongoing project and duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

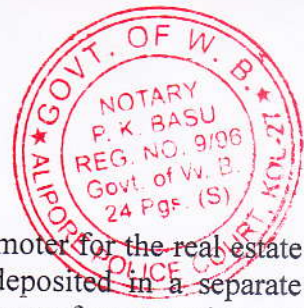
1. That M/s Elixir promoter of the project has a legal title to the land on which the development of the project is proposed

2. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by the promoter is 31st March, 2020.



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4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.
7. That the promoter shall take all the pending approvals on time, from the competent authorities.
8. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That the 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.



Rakshy kr Mishra
Deponent

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 Kolkata on this 29th August, 2018.

Solemnly Affirmed & Declared
before me on Identification

[Signature]
P. K. BASU, Notary
Alipore Police Court, Kol-27
Reg. No. 9/96, Govt. of W. B.

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Rakshy kr Mishra
Deponent

Identified by me
[Signature]
Advocate