

51-18/19



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC  
GOVT OF WEST BENGAL

FORM-A  
[see rule 3(2)]



MB 840425

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Bijoy Mondal promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated 28.05.2019.

I Sri Bijoy Mondal, Son of Badal Mondal aged 45 Years R/o Garia Station Road, Kalitala, Post – Garia , Kolkata-700084, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That (1) **SRI NITAI CHANDRA MONDAL** (PAN-CBMPM2353R), (2) **SRI SWAPAN KUMAR MONDAL alias SWAPAN MONDAL** (PAN-BJXPM4920N), both sons of Late Jotish Chandra Mondal, both by faith-Hindu, by Nationality-Indian, by occupation-Business, residing at Kalitala, Garia Station Road, P.O.Garia, P.S.Sonarapur, Kolkata-700084, (3) **SMT. UJJALA MONDAL** (PAN-BZBPM5351D), wife of Late Gopi Charan Mondal, by occupation-Housewife, by faith-Hindu, by Nationality-Indian, residing at Kalitala, Garia Station Road, P.O.Garia, P.S.Sonarapur, Kolkata-700084, (4) **SRI SIDDESHWAR MONDAL** (PAN-AUVPM2175K), son of Late Gopi Charan Mondal, by faith-Hindu, by Nationality-Indian, by occupation-Business, residing at Kalitala, Garia Station Road, P.O.Garia, P.S.Sonarapur, Kolkata-700084 & (5) **SMT. NILIMA SARDAR** (PAN-ETTPS5359Q), wife of Sri Sarajit Sardar, daughter of Late Gopicharan Mondal, by faith-Hindu, by Nationality-Indian, by occupation-Housewife, , residing at 103/1 Brij East (near Khudiram Metro), P.O.Garia, P.S.Patuli, Kolkata-700084, has a legal title to the land on which the development of the project is proposed and A legally valid authentication of title of such land along with an



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তারিখ 31-07-19

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Nitai Chandra Mondal  
Kalitola Sonarpur. Uet. 84

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শঙ্কর কুমার সরকার

স্ট্যাম্প ভেস্তার

সোনারপুর এ্যা.ডি.এস.আর অফিস

৩৪ পরগণা



RECEIVED  
DEPT. OF PUBLIC WORKS  
GOVT. OF WEST BENGAL

... Declaration of Mr. Nitai Chandra Mondal, son of ...  
... authorized by the promoter of the proposed project vide

... Mondal, son of Nitai Chandra Mondal, son of ...  
... of the proposed project vide ...  
... by the promoter of the proposed project vide ...  
... and ...

... (3) Mr. Nitai Chandra Mondal, son of ...  
... of the proposed project vide ...  
... of the proposed project vide ...  
... of the proposed project vide ...



... (2) Mr. Nitai Chandra Mondal, son of ...  
... of the proposed project vide ...  
... of the proposed project vide ...  
... of the proposed project vide ...

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 06.06.2022.
  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.
  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 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.
- That promoter shall not discriminate against any allottees at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



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PROGRESSIVE CO-ORDINATORS

*Bijay Houdal*

Partner

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 W. B. on this 2nd day of August, 2019.

Identified by me

*Phalendra*

Advocate.

solemnly declared and affirmed  
before me on identification at  
AM/PM under Notary Act. 1952

*sm*  
M DASMONDAL  
NOTARY  
Regd. No.- 34/200.  
Govt of West Bengal

PROGRESSIVE CO-ORDINATORS

*Bijay Houdal*

Partner

Deponent