

पश्चिम बंगाल WEST BENGAL

Before the Notary Public  
Govt. of India

FORM 'A'

[See rule 3(2)]

Affidavit cum Declaration



Affidavit cum Declaration of M/s Purview Projects LLP having its registered office at 84/A, C.R. Avenue 1st Floor Kolkata - 700012 West Bengal , promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its board resolution dated 01/09/2018 represented by its Designated Partner Mr. Kumar Vardhan Patodia, son of Mr. Harsh Vardhan Patodia , residing at 5F/2, New Road, Alipur, Alipore H.O. Kolkata – West Bengal - 700027

We do hereby solemnly declare, undertake and state as under:

1. That the owner namely LGW Limited has a legal title to the land at the premises No. RGM-5/128, Block – I, Ward No. – 4, Mouza Gopalpur, J.L. No. 2 of Bidhannagar Municipal Corporation (formerly Rajarhat Gopalpur Municipality), North 24 Parganas, Police Station Airport, Kolkata - 700136 , West Bengal 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 owners and promoter for development of the real estate project is enclosed herewith.

Kumar

Serial No. 52140  
Name.....

Address.....  
71, Park Street, (Room No.-14)  
Kolkata-700 016

M/S Purview Projects LLP  
84/A, C. R. Avenue,  
1st Floor,  
Kolkata - 700012

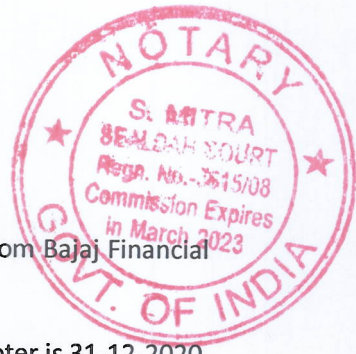
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Srijit Sarkar



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2. That the said land is free from all encumbrances save and except mortgage from Bajaj Financial Limited towards Project Financing
3. That the time period within which the project shall be completed by the promoter is 31-12-2020
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

  
Deponent

Verification

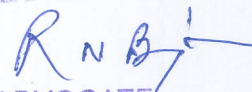
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from

Verify by me at Kolkata on this 5<sup>th</sup> day of February, 2019

  
Deponent

Solemnly Affirmed &  
Declared Before me  
on Identification by.....  
  
SARBANI MITRA  
NOTARY  
Regd. No.-5515/08

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IDENTIFIED BY ME  
  
ADVOCATE

05 FEB 2019

