



भारत बंगाल WEST BENGAL AA 470695

FORM-A
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Harish Kumar Singhania duly authorized by the promoter of the proposed project vide its dated 24.08.2018:

I, Harish Kumar Singhania, son of Late Keshardeo Singhania, aged 60 years, R/o 35/1, Diamond Harbour Road, P. S. South Port, Kolkata - 700 027, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That 1) Krypton Agencies Private Limited 2) Tasu Estate Private Limited 3) Syncox Traders Private Limited 4) Coronation Commerce Private Limited 5) Panchanan Mercantile Private Limited 6) Sweet Home Projects Private Limited 7) Trilok Commercial Private Limited 8) Multitech Merchandise Private Limited 9) Sati Development Private Limited 10) Jiwan Gouri Properties Private Limited have a legal title to the land on which the development of the proposed project is to be carried out.

M. SRINIVASAN
Notary Public at India
Sole Agent Court
Kolkata

31 AUG 2018

5802. 1000.
31.08.2018

Date
Sci
Address

PRUDENT COMMODEAL PRIVATE LIMITED
10A, BOWDOON STREET
KOLKATA-700017

Venue
Sealdah Civil Court
ALDKE MUKHBERI



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KOLKATA-700017

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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 the promoter is 31.03.2019 (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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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.



For Prudent Commodal Pvt. Ltd.

[Signature]
Director

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 31/8/18 on this AUGUST day of 2018.

[Signature]
M. SRIVASTAVA
Notary Public
Govt. of India
Seelawah Court
Kolkata

Signature of Executant
Attested on Identification
At Seelawah Court
Kolkata
31 AUG 2018

For Prudent Commodal Pvt. Ltd.

[Signature]
Director

Deponent

[Signature]
Subrata Chandra
Adh