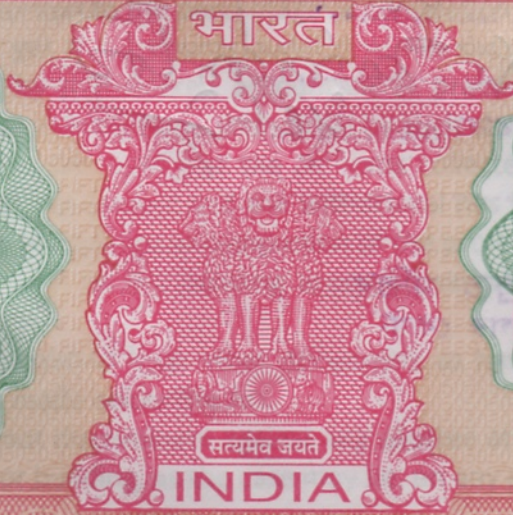


SL. NO. 77 2019.

भारतीय गैर न्यायिक

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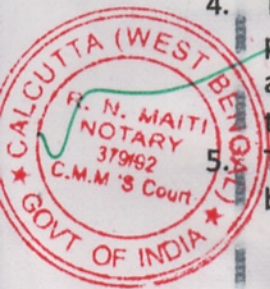
FORM-A
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Ronak Mall promoter of the proposed project Shyam Residency Phase 1 At 71/A New Chord Road, Shyamnagar, Under Bhatpara municipality North 24 Parganas, duly authorized by the promoter of the proposed project vide its authorization dated 1st August 2017 :

I, Ronak Mall Son of Shri Jyoti Mohan Mall aged 30 Years R/o HR Infracon Limited 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 the promoter 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 2023 (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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.



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Ronak Mall

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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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

H. R. Infracon Limited

[Signature]
Deponent **Director**

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 Howrah on this 11th day of November 2019.

H. R. Infracon Limited

[Signature]
Deponent **Director**

Howrah

11th November 2019

IDENTIFIED BY ME

[Signature]
T.KR. JANA
ADVOCATE

Solemnly Affirm
&
Declared before me
on Identification of Advocate

[Signature]
R N MAITI
Notary

11 NOV 2019

R.N. MAITI
Notary
Regd. No. 379/92
3, Bankshal Street
Calcutta-1

