

3  
1  
भारतीय गैर न्यायिक

दस  
रुपये

रु. 10

भारत



TEN  
RUPEES

Rs. 10

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL



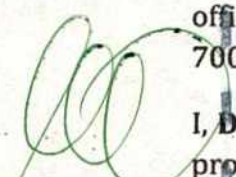
BEFORE THE NOTARY PUBLIC  
AT BIDHANNAGAR  
DIST.-NORTH 24 PARGANAS  
**Form - A**

[See rule 3(2)]

**AFFIDAVITCUM DECLARATION**

Affidavit cum Declaration of **Mr. Dipjyoti Ghose (PAN NO. AQEPG2628N)** son of Debabrata Ghosh, residing at Panja Atta Mill, Lane Kamar Patty Para, Rampurhat, Birbhum-731224, duly authorized by the promoter, "M/S. SUN CONCLAVE PRIVATE LIMITED, (CIN NO. U74999WB2011PTC165662) / (PAN NO. AASCS8508A)" registered office at Godrej Genesis Building, 2<sup>nd</sup> Floor, Block EP & GP, Sec V, Salt Lake, Kolkata 700091, of the proposed project, vide its authorization date 30<sup>th</sup> November 2015.

I, **Dipjyoti Ghose (PAN NO. AQEPG2628N)** duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

  
**S. CHAUDHURI**  
★ NOTARY ★  
GOVT. OF INDIA  
Regd. No.-5584/08  
Bidhannagar Court  
Dist.-North 24 Pgs.

16 JUL 2019

**SUN CONCLAVE PVT. LTD.**  
  
Authorised Signatory



1. That Promoter has a legal title to the land on which the development of the project is proposed.

Or

**SUN CONCLAVE PRIVATE LIMITED**, registered office at Godrej Genesis Building, 2<sup>nd</sup> Floor, Block EP & GP, Sec V, Salt Lake, Kolkata 700091, have a legal title to the land 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 owner and promoter for development of the real estate project is enclosed herewith.

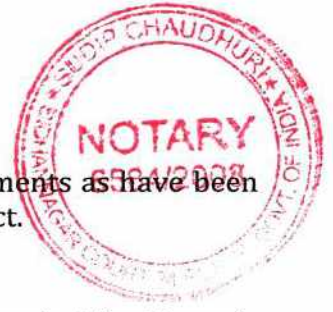
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me / promoter is 31<sup>st</sup> August 2019.
4. That seventy per cent of the amounts realised by me/promoter for the real estate project from the allottees, from time to time, 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 I / 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 I / promoter shall take all the pending approvals on time, from the competent authorities.

*[Signature]*  
**S. CHAUDHURI**  
 \* NOTARY \*  
 GOVT. OF INDIA  
 Regd. No.-6584/08  
 Bikanernagar Court  
 Dist.-North 24 Fgs.

16 JUL 2019

*[Signature]*  
**SUN CONCLAVE PVT. LTD.**  
 Authorised Signatory

8. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I / promoter shall not discriminate against any allotment at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



*Dipjyoti Ghose*  
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 16<sup>th</sup> day of July 2019

*[Signature]*  
S. CHAUDHURI  
★ NOTARY ★  
GOVT. OF INDIA  
Regd. No. - 6584/08  
Birbhanagar Court  
Dist. - North 24 Pgs.

16 JUL 2019

SUN CONCLAVE PVT. LTD.

*Dipjyoti Ghose*  
Deponent  
Authorised Signatory