

Sun Conclave Private Limited

(Formerly Sun Electropower Private Limited)

Registered Office :

Godrej Genesis Building, 2nd Floor, Block EP & GP

Sector - V, Salt Lake Electronics Complex, Kolkata - 700091

Phone : +91-33 4004 - 9900, Fax : +91-33 2357 - 9671

CIN No. : U74999WB2011PTC165662

E-mail : sun.conclave@gmail.com

Declaration of Mr. Dipjyoti Ghose(PAN:AQEPG2628N) son of Debabrata Ghose,residing at Panja Atta Mill,Lane Kamar Patty Para,Rampurhat,Birbhum-731224,duly authorized by the promoter "Sun Conclave Private Limited (CIN:U74999WB2011PTC165662)(PAN:AASCS8508A) of the proposed project,vide its authorization dated 30th. November,2015.

I, Sri Dipjyoti Ghose(PAN:AQEPG2628N) son of Debabrata Ghose,residing at Panja Atta Mill,Lane Kamar Patty Para,Rampurhat,Birbhum-731224 ,duly authorized by the promoter "Sun Conclave Private Limited" of the proposed project do hereby solemnly declare,undertake and state as under :

1.That Samasth Infotainment Private Limited ,Simoco Telecommunications(South Asis) Limited and Simoco Systems & Infrastructure Solutions Limited, all are having registered office at Godrej Genesis Building ,2nd. Floor,Block -EP & GP,Salt Lake Electronics Complex,Sector- Samasth Infotainment Private Limited V,Kolkata-700 091,are owning pieces of land in different Plots in Mouza -Satuli , P.O.-Pithapukur,P.S.-Kashipur,Block -Bhangar -II,District -South 24 Parganas.

2.That the aforesaid land owners have decided and agreed upon to develop their land and construct 4 nos. G+IV buildings/blocks ,consisting of 152 nos affordable 1 BHK apartments.

3.That the aforesaid land owners have appointed 'Sun Conclave Pvt. Ltd.' as Promoter of the proposed project and accordingly executed Development Agreement and registered at ARA-1,Kolkata.

4.That We,the Developer,with the consent of other aforesaid land owners have nominated/appointed Simoco Systems & Infrastructure Solutions Limited to construct,sell, market and collect payment as per Development Agreement.

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Dipjyoti Ghose
Authorised Signatory

5. That the construction work was started long before 31.05.2018 .
6. That there are four Blocks/Buildings of G+IV in the project. Each Block/Building consists of 38 nos. 1BHK Apartment. The project consists of 152 nos. apartments.
7. That we do confirm that out of 152 Apartments, 149 have been allotted to different Allottees till date.
8. That out of 149 Allotments, 144 Allotments had been given prior to 01.06.2018 and five Allotments have been given after 01.06.2018.
9. That we have executed Sale Agreement with each Allottee. As per terms and conditions of Sale Agreement the delivery period is 48 months from the date of allotment.
10. That as per terms and conditions of Sale Agreement the promoter is liable to pay compensation @ Rs.5.00 per sq. ft per month for the period of delay in delivery. The compensation amount will be paid/adjusted alongwith final payment.
11. That we have opened an Escrow account with the State Bank of India, Salt Lake Electronics Complex Branch, Kolkata.
12. That We have enclosed a statement showing list of allottees with allotment date, date of delivery as per sale agreement, actual date of delivery and the period of delay .
13. That we have attached following documents alongwith this declaration:-
 - a. Details of the booking like name of the allottees, flat no., amount received with date, duly certified by the Chartered Accountant.

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Debjyoti Ghose
Authorised Signatory

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- b. Account no. and name of the bank branch, IFS Code with address where the amount received from the allottees is deposited. Account no. of Escrow account.
 - c. Photocopy of Audited Balance Sheet of Simoco Systems & Infrastructure Solutions Limited (who has been assigned by the principal promoter for promoting, developing, constructing, sell, marketing) for the year 2017-2018.
 - d. Photocopy of authentic document from the competent Engineer/Architect on progress of the project.
 - e. Certified copy of withdrawal of fund of the project duly certified by an Engineer/Architect and Chartered Accountant in practicing that the withdrawal is in proportionate to the percentage of completion of the project as required u/s 4(2)(D) of WBHRA.
 - f. Declaration about possession as committed to each allottee from whom money has been collected and accounted for, duly certified by Chartered Accountant. Photocopy of Sale Agreement, executed with allottee, is attached herewith as evidence.
13. That the statements made above are true to the best of my knowledge and belief.

Date: 17.09.19

SUN CONCLAVE PVT. LTD.

Dipjyoti Ghose
Authorised Signatory

Declarant