



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

Z 570001

BEFORE THE NOTARY PUBLIC AT HOWRAH

FORM 'A'

[See Rule 3(2)1]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER'

Affidavit cum Declaration

Affidavit cum Declaration of **MR. MONAJ MONDAL** promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated .....

1, **MR. MONAJ MONDAL** promoter of the proposed project) duly authorized by the promoter of the proposed project do hereby solemnly affirm, declare, undertake and state as under:-



MAA BHABATARINI REALTOR PVT. LTD.  
Monajmondal

Mg. Director

16 MAR 2020



**LANDLORD**

(1)SRI BISWAJIR DAS, (2) SMT ANITA MAJUMDAR (3) SMT SONALI SINHA (4) SUBARNA SINHA (UNMARRIED) have/has a legal title to the land on which the development of the proposed project is to be carried out

**AND**

1. 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 **MARCH, 2022**
4. That seventy percent of the amount realized 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 That the amounts from the separate, account, to' cover the Cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 If promoter shall get the accounts audited within six months alter 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 code a particular project have been utilised for the project and the withdrawal has been in completion of the project.
7. That I / promoter shall take all the pending approvals on time, from the competent authorities.
8. That 1/ 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 allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



**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 ..... on this 16/15 day of March, 2020.

SOLEMNLY AFFIRMED BEFORE ME  
ON Manoj Mondal  
WHO IS IDENTIFIED BY M.L.  
Chakraborty ADVOCATE  
ON THIS 16th DAY March 2020

SHYAMAL KR MITRA  
Notary Howrah

MAA BHABATARINI REALTOR PVT. LTD.

Deponent  
Identified by me Mg. Director  
Advocate

16 MAR 2020