



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL



AD 373329

Form - A
[See rule 3 (2)]

AFFIDAVIT CUM DECLARATION


Affidavit cum Declaration of Gurukul Homes Private Limited, Promoter of the proposed project namely "Gurukul Heights" duly authorized by the promoter of the proposed project, namely **Sanjay Gupta**, vide its/his/their authorization dated 20/01/2020.

I, Sanjay Gupta the Director of **Gurukul Homes Private Limited**, son of Shyam Sunder Gupta, aged 52 year residing of 64/75, Belgachia Road, Ultadanga, Kolkata - 700 037, Promoter of the proposed project duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. Tarama Apartment Pvt Ltd (AACCT8500F), Srinarsingh Infrastructure Pvt Ltd (AALCS3829B), Action Vanijya Pvt Ltd (AAICA5032D), Faster Dealtrade Pvt Ltd (AABCF5293J) & Calgary Merchants Pvt Ltd (AABCC7508F), have/has a legal title to the land on which the development of the proposed project is to be carried out.

REKHA TEWARI
NOTARY
Regn. No.- 10288/13
C.M.M.'s. Court
Kolkata- 700 001

GURUKUL HOMES PVT. LTD.


AUTHORISED SIGNATORY/DIRECTOR

11 MAR 2020

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.



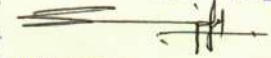
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is **31st December 2023**.
4. That seventy per cent of the amounts realized by me/promoter the real estate project from the allottees, from time to time, shall be deposited 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 statements of accounts duly certified and signed by such chartered accountant and it shall be verified duly the audit that the amounts collected for a particular project have been utilized 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.
8. 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 Affidavit Cum Declaration are true and correct and nothing material has been concealed by me therefrom.

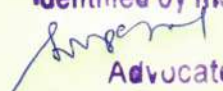
Verified by me at Kolkata on this **11th day of March 2020**.

GURUKUL HOMES PVT. LTD.


AUTHORISED SIGNATORY / DIRECTOR

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION


REKHA TEWARI
NOTARY

Identified by me

Advocate
Sampa Paul
C M M Court, Kolkata

REKHA TEWARI
NOTARY
Regn. No. 10288/13
C.M.M.'s. Court
Kolkata- 700 001

11 MAR 2020