

Sl. No. 6220

Padma Das
Notary, Govt. of India
Kolkata

Professional Address :
C.M.M's Court Compound
2 & 3, Bankshall Street,
Kolkata - 700 001

Notarial Certificate

(Pursuant to Section 8 of The Notaries Act, 1952)

TO ALL TO WHOM THESE PRESENTS shall come, I, Padma Das dully authorised by the Central Government to practice as a NOTARY, do hereby verify, authenticate, Certify, attest as under the execution of the instrument annexed here to collectively marked "A" on its being executed, admitted and identified by the respective signatories as to the matters contained therein, presented before me.

According to that this is to certify, authenticate and attest that the annexed instrument "A" is the

*Affidavit Cum Declaration
is Executed by Girish Soni of Motilal
Basak Lane, Kol-54.*

IN VIM ET EFFICACIA FACIE the annexed instrument "A" appears to be in the proper legal procedure to serve and avail as needs or occasions shall or may require for the same.

IN FAITH AND TESTIMONY
WHEREOF being required of a
NOTARY, I, the said notary do
hereunder subscribe my hand and
affix my seal of office at Calcutta
on this the.....day of.....
in the year of Christ.....

19 AUG 2020

19/08/20

Notarial Stamp



Padma Das

Notary, Govt. of India
Regd. No. 13771/18
C.M.M's Court Compound
2 & 3, Bankshall Street,
Kolkata - 700 001



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AD 567515

FORM-A
[see rule 3(2)]



AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Girish Soni promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated 19-08-2020(Any previous day):

I, Girish soni son of Shankar lal Soni aged about 43 years, by faith- Hindu, by nationality- Indian, residing at flat-3031, Astitva Complex 1, Motital Basak Lane near Badapark, Kankurgachi. Kolkata- 700054, promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

19 AUG 2020

PADMA DAS
NOTARY
Regn. No. 1377/18
C.M.M's Court
Kolkata-700 001

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

And

A legally valid authentication of the 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 promoter by 30-05-2024
4. That seventy per cent of the amounts realised by the 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 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.



19 AUG 2020

PADMA DAS
NOTARY
Regn. No. 13771/18
G.M.M's Court
Kolkata-700 001

44880

S.L. No..... Sold To..... **GUBHASH CH. SAHA**
Rs..... Addr..... **(Advocate)**
Sealdah Court, Kol-14

G.C. SAHA
(Govt.) LICENSED STAMP VENDOR
11A, Mirza Galib Street, Kol- 87

.....
Issue Date..... Sign..... 

14 AUG 2020



14 AUG 2020

- 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.

[Handwritten Signature]

Deponent

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 Kolkata on this 19 Aug. 2020 day of Wednesday.

[Handwritten Signature]

Deponent

Identified by me
Smtam Karanakar
Advocate

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

[Handwritten Signature]
PADMA DAS
NOTARY



19 AUG 2020

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.M's Court
Kolkata-700 001

INSTRUMENT "A" dated day of

with

Notarial Certificate

Dated day of

19 AUG 2020



In the matter of :

Notarial Certificate

Padma Das

NOTARY PUBLIC

Regd. No. 13771/18

C.M.M's Court Compound

2 & 3, Bankshall Street,

Kolkata - 700 001

Mob. : 9836464931

