



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL 13AB 401932

FORM 'A'

[See rule 3(2)]

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Patit Paban Ray duly authorized by the promoter of the proposed project, vide his authorization dated 14.09.2018.

I, Mr. Patit Paban Ray duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

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 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.

17 SEP 2018

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No. 2700/04
C.M.M's. Court
2 & 3 Banskhal Street
Kolkata-700 005

Patit Paban Ray

40576

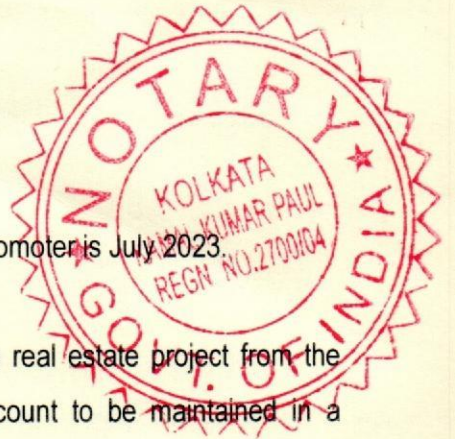
Haraprosad Sinha
ADVOCATE
CALCUTTA HIGH COURT

NAME
ADD
Rs
10 JUL 2017
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C. C. Court
2 No. 3, K. S. Road, Calcutta

10 JUL 2017

10 JUL 2017

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is July 2023.
4. That seventy per cent of the amounts realized by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That promoter shall take all the pending approvals on time, from the competent authorities.
8. That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. 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.



Patil Baban Ray

DEPONENT

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No. 2700/04
C.M.M.'s. Court
2 & 3 Bankshall Street
Kolkata-700 006

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 17th day of September, 2018.



Identified by me
[Signature]
Swadeshi Anjan Bhuni
Advoca

Solemnly Affirmed & Declared Before
me on Identification of Ld. Advocate

KAMAL KUMAR PAUL, NOTARY
Govt. of India, Regd. No. 2700/04

Patil Baban Ray
DEPONENT

Signed at Kolkata

17 SEP 2018