



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

**Affidavit Cum Declaration**

Affidavit cum declaration of Mr. Gopal Saraf promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated: - 14/05/2014;

I, Gopal Saraf, Promoter of the project "The Gulmohar Heights", duly authorized by the promoters [copy of authorization attached] of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That Panchmahal Projects Pvt Ltd, 11 Mukhram Kanoria Road, Howrah – 711101, have a legal title to the land on which the development of the project "The Gulmohar Heights" is proposed.  
(Tittle deed to the same is attached.)
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by Panchmahal Projects Pvt Ltd is 31/12/2021
4. That seventy percent of the amount realized by Panchmahal Projects Pvt Ltd for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a bank to cover cost of construction and the land cost and shall be used only for that purpose.
5. That the amount from separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 2700/04  
C.M.J's. Court  
28 Bankshahi Street  
Kolkata-700 011

8 MAY 2014

5564

29/4/19

মেসার্স কলকাতা এ. ডি. এস. অ্যান্ড অফিস  
জেলা- ক. ২৪ পরগনা

Panchmahal Projects Pvt. Ltd.

11, Mukhran Kanoria Road

Howrah - 711101

সেতার নাম

সকি

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ডেপুটি ম্যানেজিং

স্বাক্ষর

6. That the amount from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion of percentage of completion of the project.
7. That Panchmahal Projects Pvt Ltd shall get the accounts audited within six months after every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountants 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 completion of the project.
8. That Panchmahal Projects Pvt Ltd shall take all pending approvals on time, from the competent authorities.
9. That Panchmahal Projects Pvt Ltd have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

Deponent

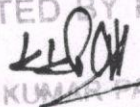
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Gopal Saraf

Verification

The content of our above affidavit cum declaration are true and correct and nothing material has been concealed by us therefrom.  
Verified by me on 30<sup>th</sup> day of April'2019.

Deponent

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Gopal Saraf

ATTESTED BY ME  
  
KAMAL KUMAR PAUL  
NOTARY Govt. of India  
REGD NO 2700/04

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
REGD. No.2700/04  
L.M.A's. Court  
7 & 3 Bankshali Street  
Kolkata-700 06

08 MAY 2019