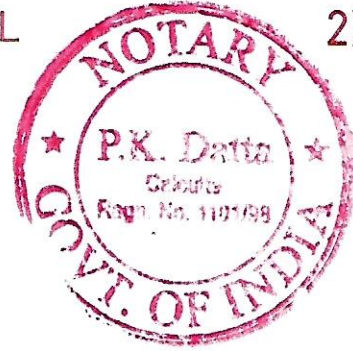


पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

27AB 709022



FORM 'A'

[See rule 3(2)]

**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 USHA GRIHA NIRMAN PRIVATE LIMITED Promoter of the proposed project/ duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 07.09.2018;

I, Raj Kumar Agarwal authorized representative of the promoter of the proposed project/ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

For USHA GRIHA NIRMAN PVT. LTD.

*R. Agarwal*  
Authorized Signatory

29 SEP 2018

**P. K. Datta**  
Notary  
Regn. No. 1101/99  
C.M.M.'s Court  
2 & 3, Bankshall Street  
Calcutta - 700 001

42234

Serial No.....

Name.....

Address.....

71, Park Street, (Room No.-14)  
Kolkata-700016

Usha Goshal Nizman Pvt. Ltd

4/1 Middleton Street

Kolkata-700071

04 SEP 2018

Date.....

Licensed Stamp Vendor  
Srijit Sarkar

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

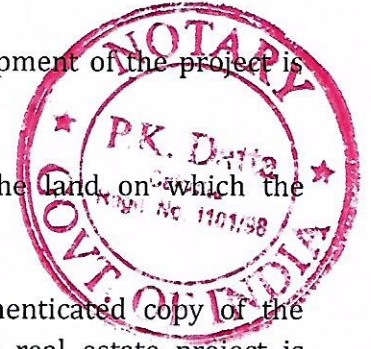
OR

USHA GRIHA NIRMAN PRIVATE LIMITED have /has a legal title to the land on which the development of the proposed project is to be carried out

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 Project is free from all encumbrances, liens and lispensens.
3. That the time period within which the project shall be completed by me/ promoter is 30.09.2021.
4. That seventy percent of the amounts 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 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 statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit and 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 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.



For USHA GRIHA NIRMAN PVT. LTD.  
R. Agarwala  
Deponent Authorised Signatory

### Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefore

Verified by me at Kolkata day on this 07th day of September, 2018 .

Solemnly affirmed  
Declared before me  
Identification by advocates

P. K. DATTA  
Notary

Identified by me  
  
Utpal Sen Chowdhury  
Advocate  
C.M.M. Court, Kol-1

29 SEP 2018

For USHA GRIHA NIRMAN PVT. LTD.  
R. Agarwala  
Deponent Authorised Signatory  
P. K. Datta  
Notary  
Regn. No. 1101/98  
C.M.M.'s Court  
2 & 3, Banknall Street  
Calcutta - 700 004