

SL No. 3 Dated 30/11/2018

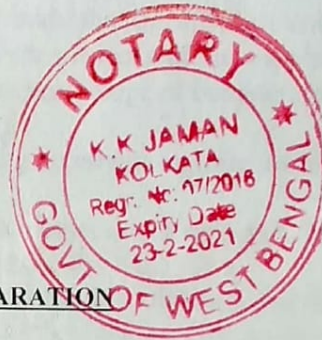


पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AA 498780

BEFORE THE NOTARY  
KOLKATA-700 027

FORM-A  
[see rule 3(2)]



AFFIDAVIT CUM DECLARATION

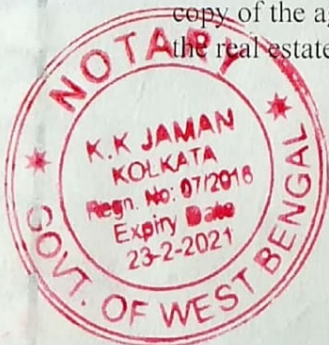
Affidavit cum Declaration of Mr. Rajiv Bansal promoter of the proposed project / duly authorized by the promoter of the proposed project vide his authorization dated 23.11.2018:

I, Rajiv Bansal Son of Lt. Vijay Kumar Bansal aged 42 Years R/o 19-B, Mandeville Garden, 7<sup>th</sup> Floor, Flat No.15, Kolkata – 700019, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I / promoter have / 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.



30 NOV 2018



No. 1434 Date 22 NOV 2018  
Name N.V. Chatterjee  
Address Chatterjee Building

*un. 12*  
*for the*  
*Rudra Raj*

VENDOR : MAMATAJUDON GAZI  
ALIPORE JUDGES' COURT  
KOLKATA-700027

Signature of Vendor

22 NOV 2018



**NVP COMMERCIAL PVT. LTD.**

(Bansal Group)

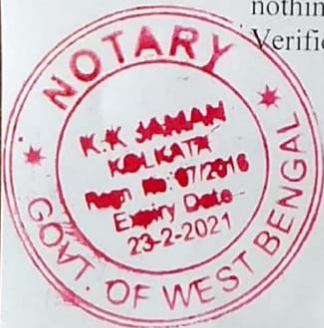
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/ promoter is 31.12.2019.
4. That seventy per cent of the amounts realised by promoter for the real estate project from the allottees, from time to time, shall be deposited in 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.
8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have / 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.

*Rajin Bansal*  
Deponent

**Verification**

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Kolkata on this 30th day of November 2018.



Signature attested  
in identification

*Kujaman*  
Kazi Khairuljaman  
Notary, Govt. of West Bengal  
Regn. No. 07/2016  
Kolkata

*Rajin Bansal*  
Deponent

30 NOV 2018

IDENTIFIED BY ME  
*Narish Chatterjee*  
Advocate

Alipore Police Court  
Kolkata

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