

**Rekha Tewari**

B.A., L. L. B.

Advocate & Notary Public

Govt. of India

Kolkata - 700001

Professional Address :  
2&3, Bankshall Street,  
Kolkata - 700 001

Mobile : 9748234830

Sl. No. 43 /2019

## NOTARIAL CERTIFICATE

(Persuant to section 8 of the Notaries Act, 1952)

TO ALL TO WHOM THESE PRESENTS shall come, I, Rekha Tewari duly authorised by the Central Government to practise as a NOTARY do hereby verify, authenticate, certify, attest, as under the execution of the instrument annexed hereto 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.

*Original Affidavit  
cum Declaration executed  
by Santhal Kalhara  
and others as per the  
same.*

PRIMA FACIE the annexed instrument "A" apperas to be in the USUAL procedure to serve and avail as needs or occasions shall or may require for the same.

IN FAITH AND TESTIMONY WHERE OF being required of a NOTARY I, the said notary do hereby subscribe my hand and affix me seal of office at Chandernagore on this

**08 FEB 2019**

the ..... day of ..... in

the year of Christ 201



*[Signature]*  
**Rekha Tewari**  
NOTARY PUBLIC  
Reg. No. : 10288/13  
Govt. of India  
CMM'S Court  
Kol - 700001



पश्चिम बंगाल WEST BENGAL

29AB 953305



FORM 'A'  
[Rule 3(2)]

**Affidavit cum Declaration**

Affidavit cum Declaration M/s. Northbrook Jute Co. Ltd. promoter of the proposed project "**North Brook City**" G+IV storied residential complex;

We, Northbrook Jute Co. Ltd., a company registered under Companies Act, 1956 having its registered office at 1, G.T. Road, Champdany, Baidyabati, Hooghly- 712222 and represented by its Director, Shri Dan Mal Kothari s/o Shri Jawarimal Kothari working for gain at 1, G.T. Road, Champdany, Baidyabati, Hooghly- 712222 and as promoter of the proposed project do hereby solemnly declare, undertake and state as under:

  
**REKHA TEWARI**  
NOTARY  
Regn. No.- 10288/13  
C.M.M's Court  
Kolkata - 700 001

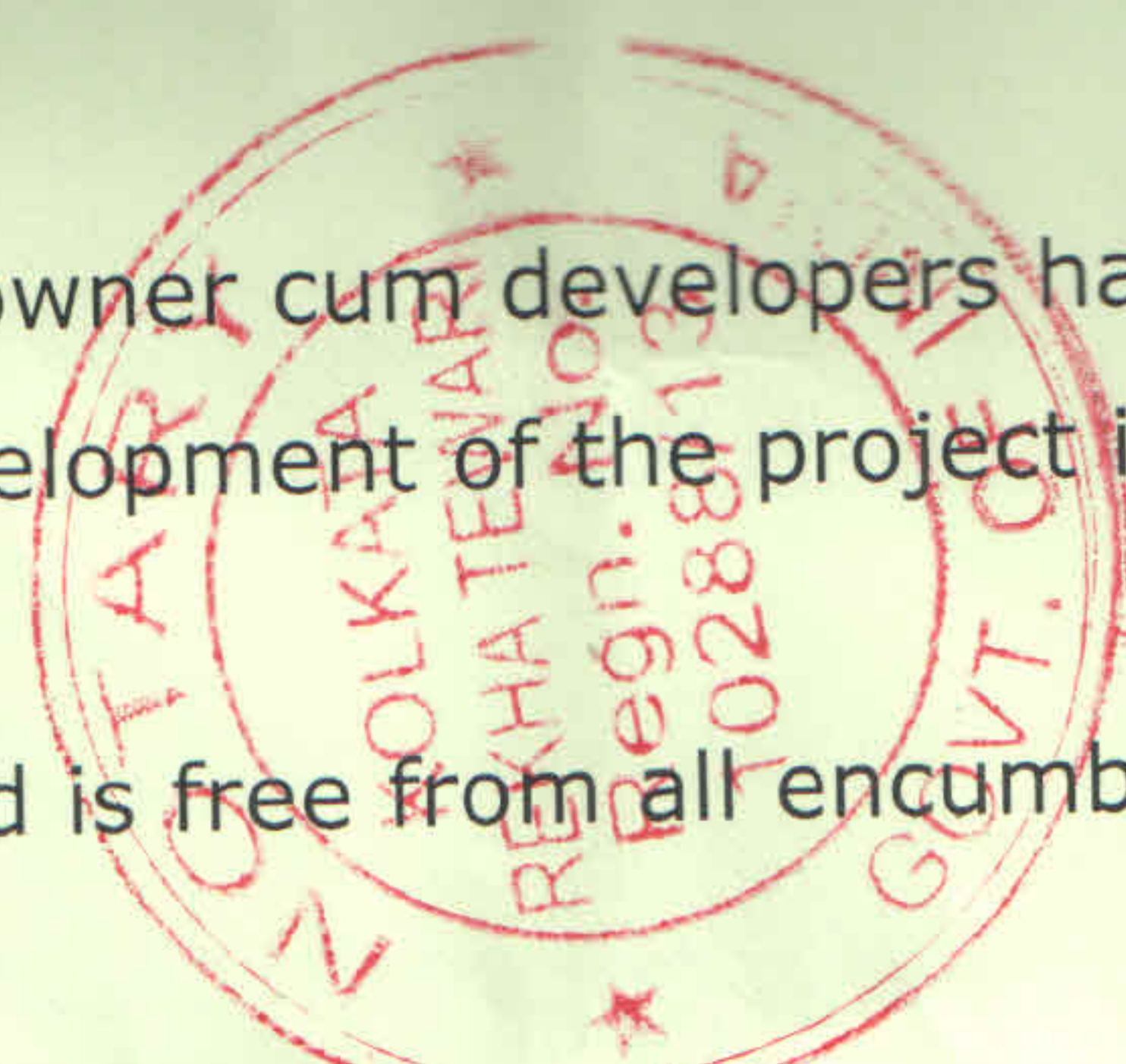
**For Northbrook Jute Co Ltd.**

  
**Director,**

1

08 FEB 2019

1. That we are the owner cum developers having a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us is 31<sup>st</sup> May' 2021.
4. That seventy per cent of the amounts realized by the promoters 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 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 to the percentage of completion of the project.
7. That we shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, a 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.

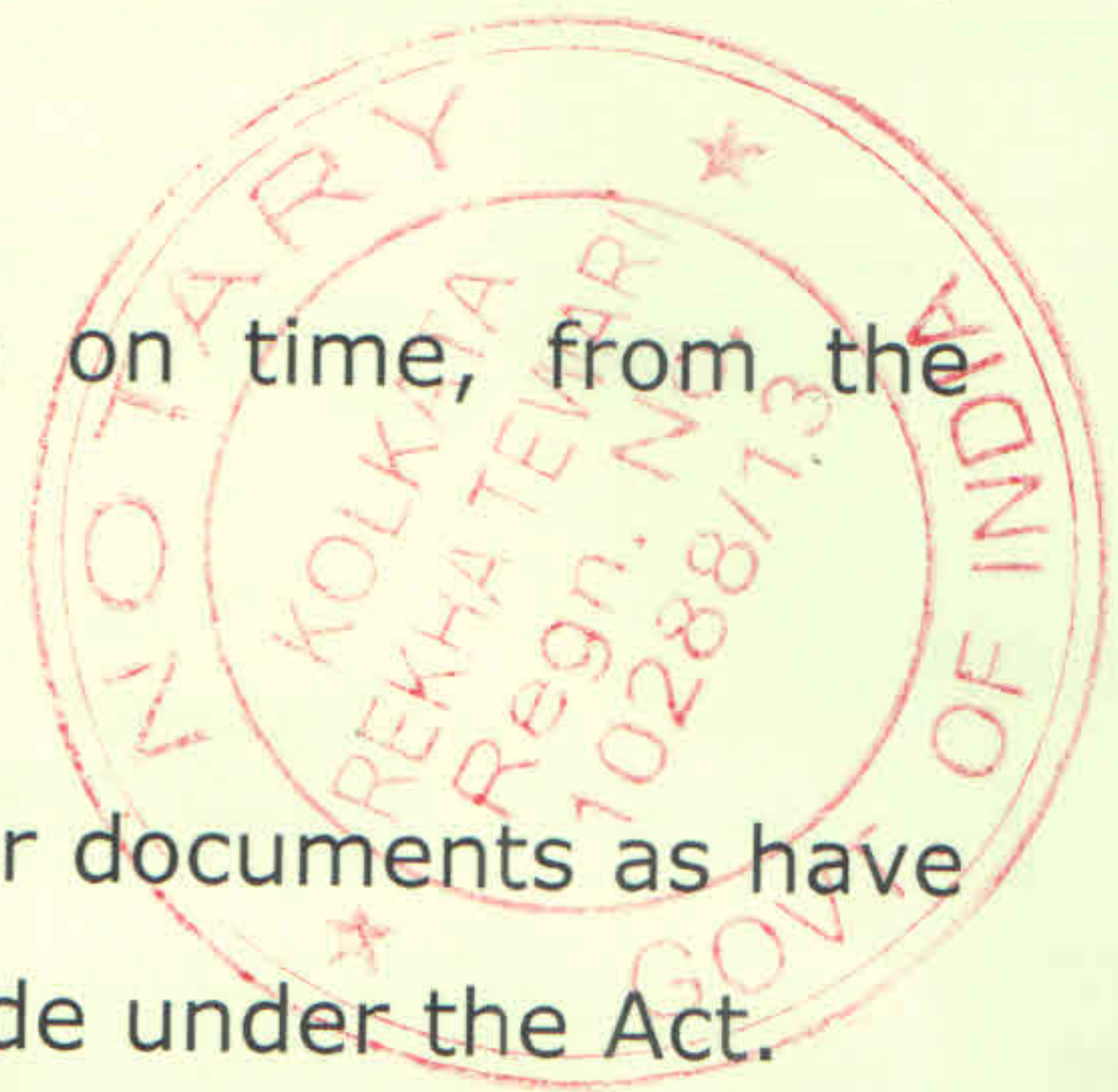


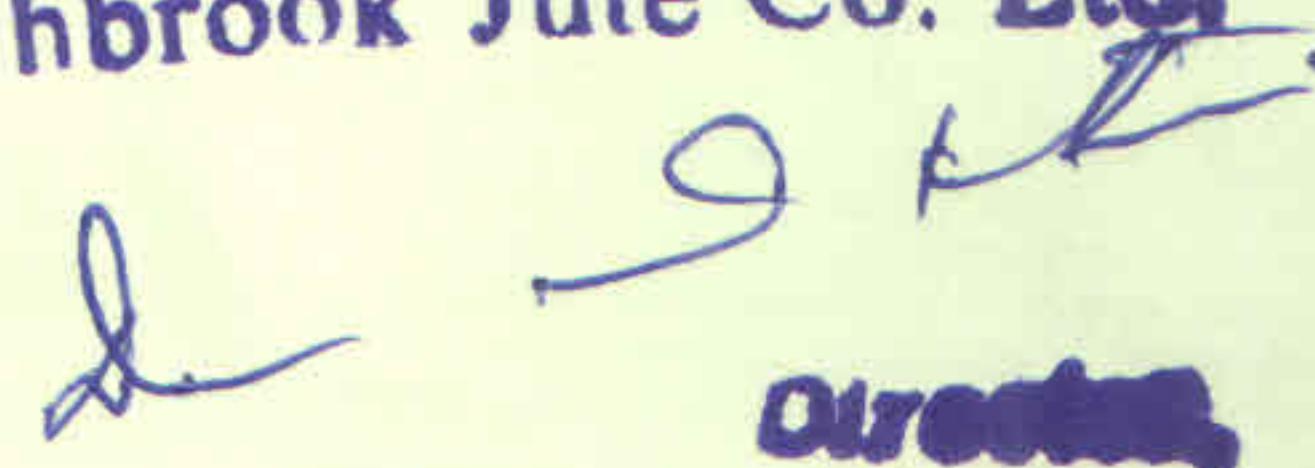
**For Northbrook Jute Co. Ltd.**

*[Handwritten Signature]*  
**Director**

*[Handwritten Signature]*  
**REKHA TEWARI**  
**NOTARY**  
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8. That we shall take all the pending approvals on time, from the competent authorities.
9. That we the promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That we the promoters shall not discriminate against any allottees at the time of allotment of any apartment, plot or building as the case may be, on any grounds.

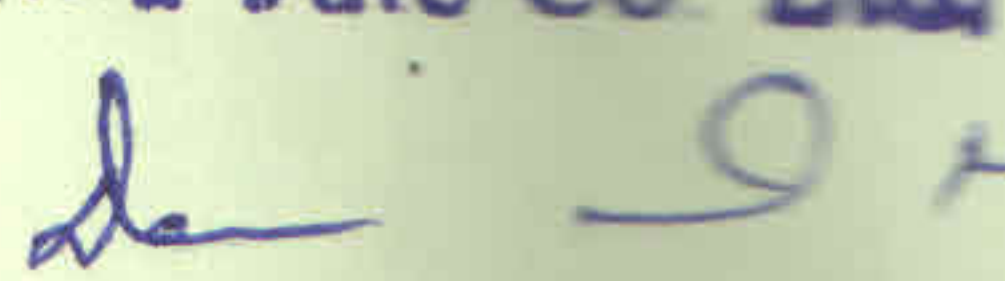


For Northbrook Jute Co. Ltd.  
**For Northbrook Jute Co. Ltd.**  
  
**Director,**  
 Dan Mal Kothari  
 (Director)  
 Deponent

**Verification**

The content of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.  
 Verified at Kolkata on this 08<sup>th</sup> day of ~~November~~ <sup>February</sup> 2019

Identified by me  
  
 Advocate  
 Sampa Paul  
 C. M. M. Court, Kolkata

For Northbrook Jute Co. Ltd.  
**For Northbrook Jute Co. Ltd.**  
  
 Dan Mal Kothari  
 (Director)  
 Deponent

SOLEMNLY AFFIRMED AND DECLARED  
 BEFORE ME ON IDENTIFICATION

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 REKHA TEWARI  
 NOTARY

REKHA TEWARI  
 NOTARY  
 Regn. No. - 10288/13  
 C.M.M.'s Court  
 Kolkata - 700 001

08 FEB 2019

**NOTARIAL CERTIFICATE**

**INSTRUMENT "A"**

dated \_\_\_\_\_ day of \_\_\_\_\_ 201

with

**NOTARIAL CERTIFICATE**

dated \_\_\_\_\_ day of \_\_\_\_\_ 201



Mobile : 09748234830

**Rekha Tewari**

NOTARY PUBLIC

Govt. of India