

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL



FORM 'A'

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Gagan Lohia promoter of the proposed project, vide his authorisation dated 01/04/2016.

I Gagan Lohia promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have a legal title to the land on which the development of the proposed project is to be carried out

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AND

a legally valid authentication of title of such land along with an authenticated copy of agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

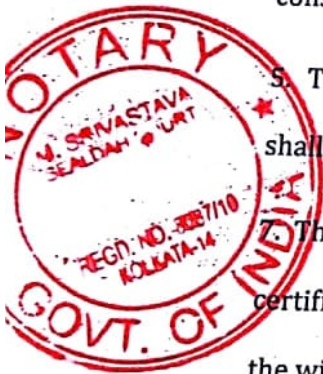
3. That the time period within which the project shall be completed by me/promoter is 31/12/2019.

4. That the seventy percent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.

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8. That I/promoter shall take all the pending approvals on time, from the competent authorities.

That I/Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. 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, or any grounds.

REALMARK REALTY PVT. LTD.

Authorised Signatory/Director

Deponent

Verification

The contents of my above Affidavit cum declaration are true and correct and material has been concealed by me therefrom verified by me at Kolkata on this day of 12th day of September 2018.

REALMARK REALTY PVT. LTD.

Authorised Signatory/Director

Deponent



Bishe ganguly
Advocate, High Court
Kolkata
F - 1559/2009

Identified by m
Deyib K. Bandy
Ad

26 OCT 2018

ATTESTED BY
M. SRIVASTAVA
Notary, Regn. No. 8087/10
Govt. of India
Sealdah Court, Kolkata

26 OCT 2018