



खम बंगाल WEST BENGAL

17AB 212835

BEFORE THE NOTARY PUBLIC

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Shishir Gupta, son of Late Shree Bhagwan Gupta, working for gain at T-68, Teghoria Main road, Kolkata – 700157, being the Partner of Committed Partners Company, promoter/developer of the proposed project "ALPANA".

- I, Shishir Gupta being the Partner of Committed Partners Company, promoter/developer 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

OR

We have /has a legal title to the land on which the development of the proposed project is to be carried out

AND



मचत १ ने ने ने Bernis High Court, carculta, अमें ७ जितिय । उरिवारि **হিভাভার** हेंडानी ह रे প্রারিদ তাই ৪ RS.300000 हिंचीं हो। च्या था ট্রজারী বারা-।। -शत्रकाति । श्री अक्षांचे स्वाम

A legally valid authentication of title of such land along with and authenticated copy of the 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 31st July, 2020.
- 4. That seventy percent of the amounts realized by me/promoter for the real estate project form 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts form the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 month 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 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, form 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 of building, as the case may be, on any grounds.

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Deponent

Verification

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

Verified by me at Kolketo on this 12 day of September 2018

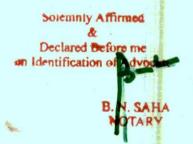
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NOTARY

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Advocate High Court Calcutta



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