

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল
 Before the Notary,
 Alipore Judicis Court,
 Calcutta-2



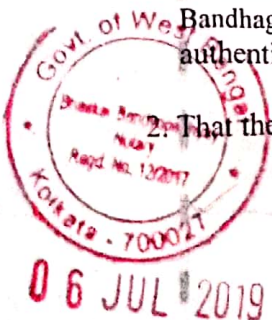
FORM 'A'
 [See rule 3(2)]
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER
Affidavit cum Declaration

Affidavit cum Declaration of Mr. Manish Jhunjhunwala, Authorised Representative of Arsuday Evera Garden LLP the promoter of the proposed project/ duly authorized by the promoter of the proposed project, vide its/his/their authorization / board resolution dated 04.03.2019:

I Manish Jhunjhunwala S/o Late Biswanath Jhunjhunwala residing at "RAJWADI", 19, Dover Place, Rear Block being the Authorised Representative of Arsuday Evera Garden LLP, having its registered office at 12, Ho - Chi - Minh Sarani, Kolkata 700071, Promoter / Developer of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we Promoter /Developer have a legal Development right and title to the land on which the development of the project is proposed at "ARSUDAY EVERA GARDEN" at L.R. Dag No. 3514 & 3506, Mouza Bandhgora Municipal Premises No.745, Bandhagora Polly (South), Bolpur, Birbhum, to be carried out and a legally valid authentication of title of such land is enclosed herewith.

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



Manish Jhunjhunwala



3. That the time period within which the project shall be completed by us Developer is 30th June 2022.
4. That seventy per cent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. That Promoter / Owner shall take all the pending approvals on time, from the competent authorities.
8. That Promoter / Owner have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That Promoter / Owner 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.

[Handwritten Signature]
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 6th day of July, 2019.

Identified by me

Saswati Sharma
(Saswati Sharma)
Advocate,
Alipore Judges' Court

Signature attested by me & identification
by Advocate Sri/Smt. *Saswati Sharma* Deponent
..... on 06.7.2019
at 10:30 am/pm at Alipore Judges
Court, Kolkata - 700027

[Handwritten Signature]
06/07/19



06 JUL 2019

[Handwritten Signature]
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Bhaskar Bangyopadhyay
NOTARY
Govt. of West Bengal
Road No. 12/2017