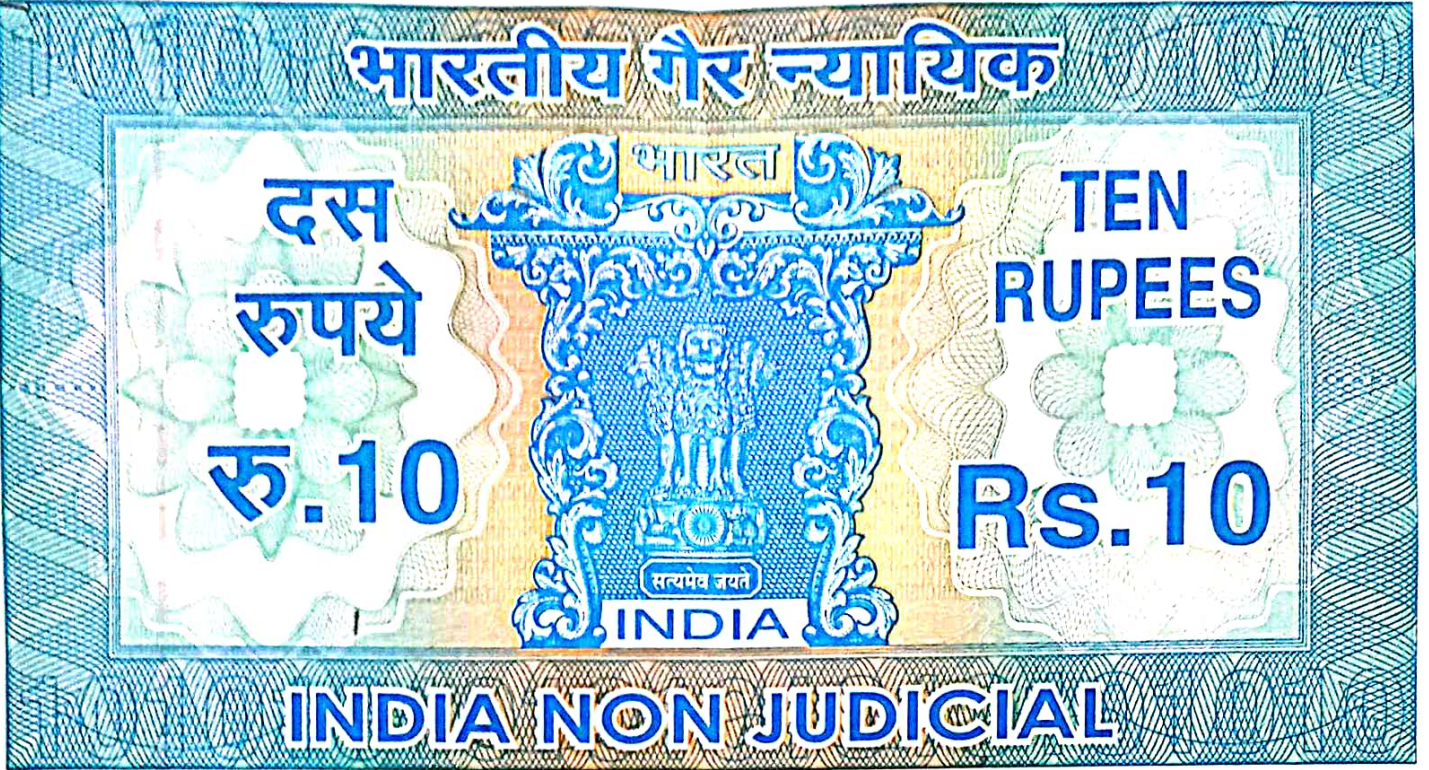


SL. 21 (31/3/21)



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

49AB 179951

BEFORE THE NOTARY
ALIPORE JUDGES COURT
KOLKATA - 700027

FORM 'A'

[See rule 3(2)]

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

Affidavit cum Declaration

Affidavit cum Declaration of **SRI RABIN DAS (PAN-AUXPD7618N)**, son of Rakhal Chandra Das, by faith-Hindu, by Nationality-Indian, by occupation-Business, residing at 96/5, Dr. J. R. Dhar Road, Post Office & Police Station-Dum Dum, Kolkata-700028, District-North 24 Paraganas, Proprietor of **RADIANT CONSTRUCTION** of the Promoter of the company of the proposed project/duly authorized by the Promoter of the proposed project.



3 1 MAR 2021

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8 MAR 2021

~~ALOK SAHAI~~
~~Advocate, Alipore Police Court~~
~~Kolkata - 27~~

~~Rupcos~~



Sarbjit Das
Stamp Vendor
Alipore Police Court
South 24 Pgs., Kolkata

I, **SRI RABIN DAS**, 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 the promoter have a legal title to the land on which the development of the project 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.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us/promoter is 24 months.
4. That the seventy percent of the amounts realized by us/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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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, from the competent authorities.
8. That I/promoter have 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 or building, as the case may be, on any grounds.

For Radiant Construction

Rabin Das
Proprietor

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 Kolkata of this 31st day of March, 2021.

For Radiant Construction

Rabin Das
Proprietor

Deponent



31 MAR 2021

Signature (S) of Executant (S)
attested on Identification at
Alipore Judges Court
Kolkata-700 0027, Under
Notary Act at.....

Pooamita Bose

(P. Bose)
Notary Govt. of India
1382/18