

BEFORE NOTARY PUBLIC

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL

FORM 'A'

52AB 476076

(See rule 3(2) of West Bengal Housing Industry
Regulation Rules, 2018)

Affidavit cum Declaration

1. Affidavit cum Declaration of M/s. Annapurna Nirman (PAN-AAZFA0012E) (herein after referred to as the Partnership firm) a partnership Firm under Indian Partnership Act, 1932 (Act IX of 1932) Promoter of the on going project named 'SHREE SHYAM APARTMENT' lying and situated at Thana Road Kol - 116, Mouza Khardah, J.L.02, R.s.18 L.R. Khatian No. 5670 and 5671 LR Dag No. 5903 Ward 14, Holding 155/103 within the local ambit of Khardah, Municipality P.s. Khardah, Dist. North 24 Pgs West Bengal, India.



24
19 JAN 2021

M/S ANNAPURNA NIRMAN (represented by its one of the Partner Mr. Ashim Bose Roy) promoter of the on-going project, do hereby solemnly declare, undertake and state as under:

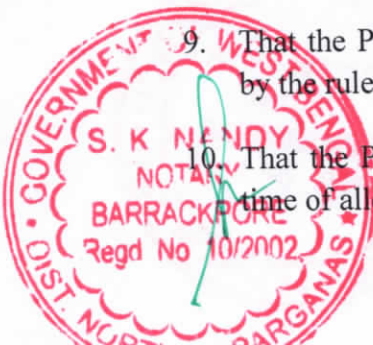
2. That the Firm has a legal title to the land on which the development of the on-going project is carried out by virtue of a Joint Development agreement with **M/S ANNAPURNA NIRMAN** represented by its partners 1) Mr. Ashim Bose Roy.2) Aninday Das 3) Kingshuk Das

AND

All legally valid authentications of title of such land along with an authenticated copy of the Agreement between such owners and the Partnership Firm for development of the real estate project are enclosed herewith.

3. That the said land is free from all encumbrances.
4. That the time period within which the project shall be completed by the Partnership Firm within the date of 22nd April of 2022
5. That seventy per cent of the amounts realised by the Partnership Firm for the real estate project from the allottees (per proforma agreement for sale), 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.
6. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
7. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. That the Partnership Firm 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.
8. That the Partnership Firm shall take all the pending approvals on time, from the competent authorities.
9. That the Partnership Firm has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That the Partnership Firm shall not discriminate against any allottee or allottees at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



I, Sri Ashim Bose Roy , son of Sri Satya Ranjan Bose Roy , by Nationality Indian, by Occupation Business, residing at 3 no Mahajati Nagar,P.O-Agarpara, P.S-Khardah,Kolkata - 700109, in the District of North 24-Parganas, WB, solemnly affirm that the facts stated in Paragraphs 1 to 10 are true and correct to the best of my knowledge and belief and no material fact has been concealed.

For, **M/s. ANNAPURNA NIRMAN**

Sri Ashim Bose Roy
Partner

ANNAPURNA NIRMAN

Ashim Bose Roy Partner

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 on this 19th day of January 2021, Kolkata

Sri Ashim Bose Roy
Partner

ANNAPURNA NIRMAN

Ashim Bose Roy Partner

Solemnly affirmed before me on this 19th day of January 2021, Kolkata.



Solemnly Affirmed
before me

Sunil K. Nandy
Notary
Regd. No - 10/2002

(NOTARY)

19 JAN 2021