



पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

47AB 081260



AFFIDAVIT CUM DECLARATION

AFFIDAVIT CUM DECLARATION of **MR. SAKTI PADA DHAR**, son of Late Ramendra Kumar Dhar, by faith - Hindu, an Indian National, director of **NST HOUSING DEVELOPMENT PVT. LTD.** a company incorporated under the companies Act, 1956, having its registered office at 20/1, Manindra Mitra Row, Post Office - Amhers street, Police Station - Muchipara, Kolkata - 700 009, the promoter of the proposed project ;

I, **MR. SAKTI PADA DHAR** owner as well as developer of the proposed project do hereby solemnly declare, undertake and state as under;

1. That the declarant herein as the landlord of this project have a legal title to the land on which the development of the project is proposed and on

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which the development of the project is to be carried out AND a legally valid registered deeds of title of such land along with an authenticated copy of the title deeds as a owner as well as the developer for development of the real estate project are 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 is 31.11.2022.

4. That seventy percent of the amounts will be realised by me 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 That the amount from the separate account to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 will 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 I shall take all the pending approvals on time, from the competent authorities.

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

9. That I 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 NST Housing Development Pvt. Ltd.

Amal K. Das

Director

DEPONENT

Identified by me

Amal K. Das
Advocate

107 DEC 2020

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 1st December , 2020

For NST Housing Development Pvt. Ltd.

Amrita Panda Sh. r

Director

DEPONENT



Solemnly Affirmed &
Declared Before me
on Identification of L. D. Advocate

Mukul Srivastava
MUKUL SRIVASTAVA
Notary, Govt. of India
Regd. No. 8087/10

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