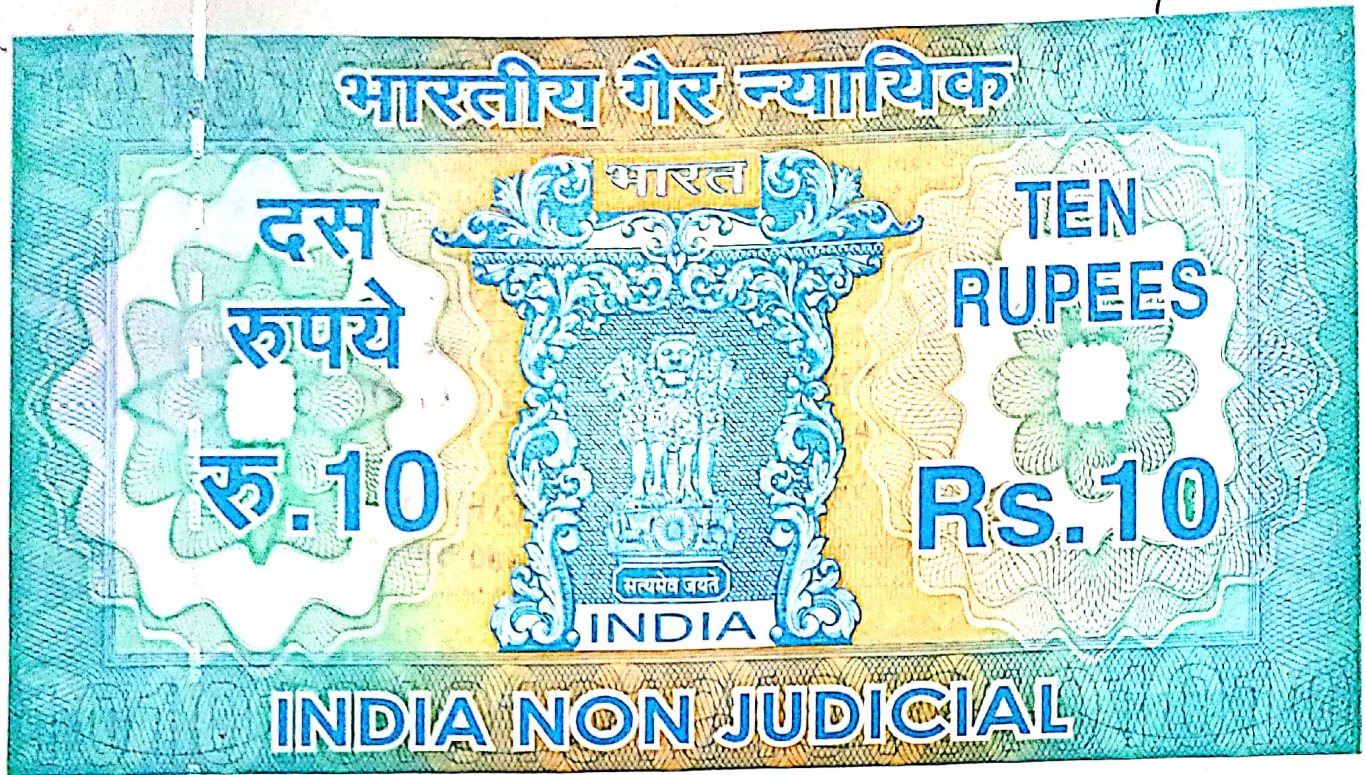


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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

43AB 303391



Affidavit cum Declaration

1. Affidavit cum Declaration of M/S "SANYAL CONSTRUCTION PVT. LTD" of the ongoing project name "TOTINI SOBHA" lying and situated at Mouza-Behala, J.L. No. 02, R.S. khatian No.- 671,705,715, , L.R. Dag No.- 9972,9975,9976, R.S Dag No.- 9970,9977,9981,732/7450., within the local ambit of Kolkata Municipal Corporation, under Ward No-120, Borough-XIII, Post Office – Behala, Police Station – Behala, Pin – 700 034 in the District of Kolkata, West Bengal, INDIA.

SANYAL CONSTRUCTION PVT.LTD.
Sudipta Patra
 Director



19 MAR 2020

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933961

22 JAN 2020

.....RS.....Date.....

Name:- ARJUN GOPE, Advocate

Address:- Alipur Police Court, Kol-27

Vendor:-.....

I. CHAKRABORTY

6B, Dr. Rajendra Prasad Sarani

Kolkata-700 001



M/S SANYAL CONSTRUCTION PVT. LTD. [represented by its Directors, Smt. Sudipta Pathak(Sanyal) ,Sri Shilab Sanyal, Sri Biprahanu Pathak], 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 the virtue of a Joint Development Agreement with Purnima Bhattacharya, Parimal Kayal ,Dr.Dipendranath Mukhopadhyay, Dr. Sabarna Mukhopadhyay, Arup Ratan Saha, Gour Chandra Roy, Nilmoni Roy & Rinku Roy.

AND

All legally valid authentications of title of such land along with an authenticated copy of the Agreement between such owner and the Developer 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 Developer within the date of 30th JUNE of 2023.
5. That seventy per cent of the amounts realized by the Developer 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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.
8. That the Developer 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 the completion of the project.
9. That the Developer shall take all the pending approvals on time, from the competent authorities.
10. That the Developer has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
11. That the Developer 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.

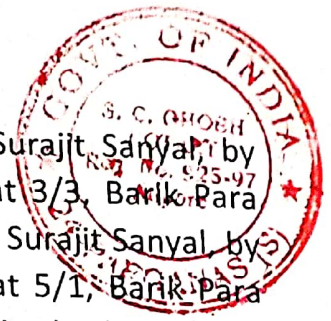


SANYAL CONSTRUCTION PVT.LTD.

Sudipta Pathak
Director

9 MAR 2020

We, Smt. Sudipta Pathak(Sanyal), Daughter of Late Surajit Sanyal, by Nationality Indian, by Occupation Business, residing at 3/3, Barik Para Road, kolkata-700 034, Sri Shilab Sanyal , son of Late Surajit Sanyal by Nationality Indian, by Occupation Business, residing at 5/1, Barik Para Road ,Kolkata-700 034, Sri BipraBhanu Pathak son of Dhrubashis Pathak, by Nationality Indian, by Occupation Business, residing at 3/3, Barik Para Road, kolkata-700 034,, solemnly affirm that the facts stated in paragraphs 1 to 10 are true and correct to the best of our knowledge and belief and no material fact has been concealed.



For M/S SANYAL CONSTRUCTION PVT. LTD.

SANYAL CONSTRUCTION PVT.LTD.

Sudipta Pathak.

Director

Director

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 March 2020

SANYAL CONSTRUCTION PVT.LTD.

Sudipta Pathak.

Director

Director



Solemnly affirmed before me on this 19th day of March 2020 at Kolkata.

Identified by me

[Signature]
Advocate

Solemnly Affirmed & Declared
Before me on Identification

[Signature]
S. C. GHOSH, Notary
Alipore Police Court, Kol-27
Reg. No. 925/97, Govt. of India

(NOTARY)

19 MAR 2020