



पश्चिम बंगाल WEST BENGAL



Before the Notary Public  
Govt. of India



BEFORE THE LD. NOTARY PUBLIC AT KOLKATA

FORM 'A'

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **MRS. MANISHA CHOWDHURY**, the proprietor of **M/s, G. Enterprise**, the Promoter of the proposed project, namely "**Jagannath Apartment**".

I, **SMT. MANISHA CHOWDHURY**, the proprietor of **M/s, G. Enterprise**, having its office at 16/1/C, **BISWAS NURSERY LANE, KOLKATA-700085** and the Promoter of the proposed project namely "**Jagannath Apartment**", wife of Sri **CHANDRA SHEKHAR CHOWDHURY**, by Nationality – Indian, by Occupation – Business, residing at 16/1/C, **BISWAS NURSERY LANE, KOLKATA-700085** do hereby solemnly declare, undertake and state as under:

23 MAR 2021

1. That I have a legal title in respect land being Premises No. 25, Haramohan Ghosh Lane, Kolkata – 700085, P.O – K.G. Bose Sarani, P.S Belegkata under jurisdiction of Kolkata Municipal Corporation ward No 35 (B.III) on which the development of the project namely "Jagannath Apartment" is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/Promoter is within 31<sup>st</sup> day of March, 2023.
4. That seventy per cent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 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 G. ENTERPRICE

*Monsin Choudhury*  
Proprietor

\_\_\_\_\_  
DEPONENT



23 MAR 2021

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 23<sup>rd</sup> day of March, 2021

*Manish Choudhary*  
Proprietor

DEPONENT

Solemnly Affirmed &  
Declared Before me  
on Identification by.....

*[Signature]*  
SARBANI MITRA  
NOTARY  
Regd. No.-5515/08

IDENTIFIED BY ME

*[Signature]*  
ADVOCATE

23 MAR 2021