

भारतीय गैर न्यायिक

दस
रुपये

₹.10

भारत



सत्यमेव जयते

INDIA

TEN
RUPEES

Rs.10

NOTARY

Name: Ramesh Kr. Agarwal

AREA: SILIGURI

Regd. No. 929/1997

INDIA

GOVT. OF INDIA

ONE RUPEE

NOTARY

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Regd. No. 929/1997

INDIA

GOVT. OF INDIA

37AB 425809

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

INDIA NON JUDICIAL

Himalayan Builders & Developers

Sajal Kumar Nag

Partner

FORM 'A'
[See Rule 3(2)]

Affidavit cum Declaration of Mr. Sajal Kumar Nag, Son of Late Satish Chandra Nag, aged about 55 years, permanently residing at New Town Bazar, Alipurduar-1, Alipurduar, Jalpaiguri-736121, partner of M/s Himalayan Builders and Developers, promoter of the proposed project / duly authorised by the partnership firm (promoter) of the proposed project, vide their authorisation dated 14th June, 2019.

I, Sajal Kumar Nag, am one of the Partner of the firm **Himalayan Builders and Developers** (Promoter).

I am duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

SOLEMNLY AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION

Ramesh Kr. Agarwal
NOTARY
SILIGURI

29 NOV 2019

1. **THAT** M/s Himalayan Builders and (promoter) has a legal title to the land on which the development of the proposed project is to be carried out
2. **THAT** the said land is free from all encumbrances.
3. **THAT** the time period within which the project shall be completed by the promoter is 31st December, 2021.
4. **THAT** seventy per cent of the amounts realised by the 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 **THAT** the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 **THAT** the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of the 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.

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 Silguri on this 29th day of Nov, 2019,

SOLEMNLY AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION

Ramesh Kr. Agarwal
NOTARY
SILIGURI

29 NOV 2019