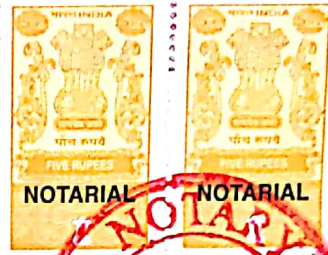




পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AB 240915



FORM-A
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. ADITYA BANKA promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated 04-09-2014:

I, ADITYA BANKA Son of RAM NIRANJAN BANKA aged 54 YEARS R/o 6, Ballygunj Park Road, Kolkata 700 019 promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed

And

A legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

P. K. Datta

Notary

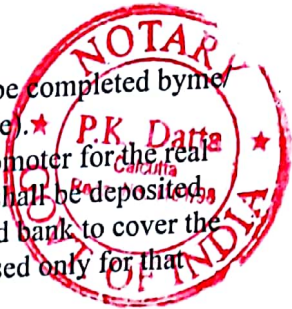
Regn. No.: 1101/98

C.M.M.'s Court

2 & 3, Bank Street
Calcutta - 700 005

25 SEP 2014

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 MARCH 2019 (Project Completion Date).
4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 completion of the project.
8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have / has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. That promoter 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.




Deponent

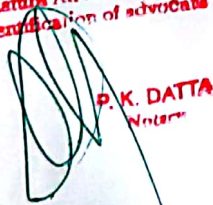
Verification

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 30th day of August 2018


Deponent


P. K. Datta
Notary
Regn. No.: 1101/98
C.M.M.'s Court
2 & 3, Bankswail Street
Calcutta - 700 009

Signature Attended by me
as Identification of advocate


P. K. DATTA
Notary

25 SEP 2018

Identified by me


Arun Kr. Sarkar
C.M.M.'s Court
Kolkata