

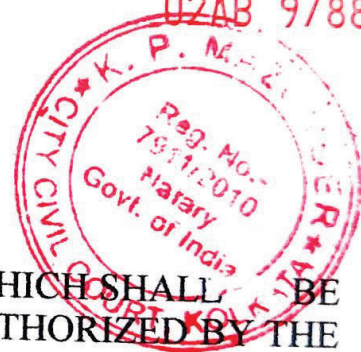
SL. NO. 19



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

02AB 978887

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



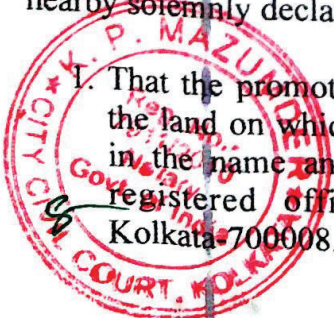
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Prodos Kumar Adhikari residing at 259, Utaar Purbachal Kalitala Road, Kolkata - 700078, director of the promoter (SKYARE DEVELOPERS PVT. LTD.) of the proposed project "SKYARE ENCLAVE II, situated at 366/1 M.G. Road, Kolkata-700104, duly authorized dated 01/12/2020;

I, Prodos Kumar Adhikari, director of the promoter (SKYARE DEVELOPERS PVT. LTD.) of the proposed project/ duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:

1. That the promoter (SKYARE DEVELOPERS PVT. LTD.) has a legal title to the land on which the development of the project is proposed is to carried out in the name and style of SKYARE DEVELOPERS PVT. LTD. having its registered office at 19/1, Sashan Kalitala Road P.S. Thakurpukur Kolkata-700008.



01 DEC 2020

Prodos Kumar Adhikari

AND

a legally valid authentication copy of title of such land of the real estate project is 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 us/ promoter is 30.06.22
4. That seventy percent of the amounts realised 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 schedule 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. That, we / 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.
8. That, we / promoter shall take all the pending approvals on time from the competent authorities
9. That, we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, we / 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.

IDENTIFIED BY ME
S. D. S.
ADVOCATE

SKYARE DEVELOPERS PVT. LTD.

Rodas Kumar Ashik

DIRECTOR
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 Kolkata on this 1st day of December, 2020



Solemnly Affirmed & Declared
Before me on Identification

K. P. Mazumder
K. P. MAZUMDER, HOBBY
City Civil Court, Kolkata
Reg. No. 7911/2010 Govt. of India

SKYARE DEVELOPERS PVT. LTD.

Rodas Kumar Ashik

DIRECTOR
Deponent

01 DEC 2020