

भारतीय गैर न्यायिक



INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL



FORM 'A'

[See rule 3(2)]

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sanjay Kumar Gupta, Director of M/S Ganapati Villa Mansion Pvt. Ltd. promoter of the proposed project, vide their authorization dated 28-07-2018.

I, Sanjay Kumar Gupta, Director of M/S Ganapati Villa Mansion Pvt. Ltd. promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. I, Sanjay Kumar Gupta, Director of M/S Ganapati Villa Mansion Pvt. Ltd. have/has a legal title to the on which the development of the proposed project it to be carried out

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.

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 31-09-2021.

4. That seventy per cent of the amounts realised by me/promoter for the real estate project from

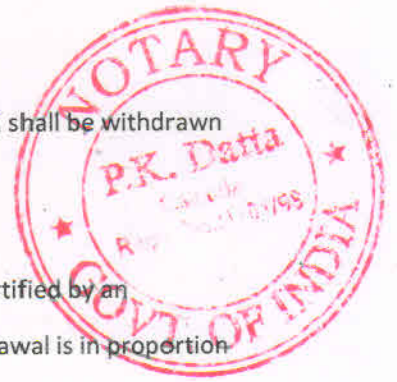
The allottees, from time to time, shall be deposited in a separate account to be maintained in a

Scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

P. K. Datta
Notary
Regn. No. 1191/98
C. M. M. s Court
2 & 3, Bankimaji Street
Calcutta - 700001

30 JUN 2020

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an Engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 amount 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.
7. That I / promoter shall take all the pending approvals on time, from the competent authorities.
8. That I/ promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I/ 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.



GANAPATI VILLA MANSION PVT. LTD.

Jaijay Mr Gupta

Deponent *Director*

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 09 on this June day of 2020

Solemnly Affirmed & Declared before me on Identification of Advocate

P.K. Datta
Notary

GANAPATI VILLA MANSION PVT. LTD.

Jaijay Mr Gupta

Deponent *Director*

Identified by me

Sujan Ray
Sujan Ray
Advocate
C.M.M., Calcutta, Kolkata

10 JUN 2020

P. K. Datta
Notary

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