



अभिषेक पश्चिम बंगाल WEST BENGAL

48AB 205690

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



Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sumit Mullick, appointed as an Authorized Representative of M/s Jagriti Towers Pvt. Ltd. one of the promoter (Lead Company) of the ongoing project vide its resolution dated 04.01.2021:

I, Mr. Sumit Mullick, appointed as an Authorized Representative of M/s Jagriti Towers Pvt. Ltd. one of the promoter (Lead Company) of the ongoing project and duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That M/s. Jagriti Towers Pvt. Ltd. and M/s. Pastel Vinijya Pvt. Ltd. are the promoters of the project and have a legal title to the land on which the development of the project is proposed
2. That the said land is free from all encumbrances.



08 JAN 2021



- 2 DEC 2020

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No.....Rs.....Date.....

Name :- ARJUN GOPE, Advocate

Address :- Alipur Police Court, Kol-27

Vendor :- .....

I. CHAKRABORTY  
6B, Dr. Rajendra Prasad Sarani  
Kolkata-700 001

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4888 2020



FORM A  
(See rule 3(2))

Alipur Police Court

1. That the said land is the property of the Government of West Bengal and is situated at the locality of Alipur, Kolkata. The said land is being used for the purpose of a public building and is being developed by the Government of West Bengal. The said land is being developed by the Government of West Bengal and is being used for the purpose of a public building.

08 JAN 2021





3. That the time period within which the project shall be completed by promoter is 31<sup>st</sup> December, 2024.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 the 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.

7. That the promoter shall take all the pending approvals on time, from the competent authorities.

8. That the promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

9. That the 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(s)

#### Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from

Verified by us at Kolkata on this 05<sup>th</sup> January, 2021.

Solemnly Affirmed & Declared  
before me on Identification

S. C. GHOSH, Notary  
Alipore Police Court, Kol-27  
Reg. No. 925/97, Govt. of India



Deponent(s)

Identified by me

Advocate

08 JAN 2021