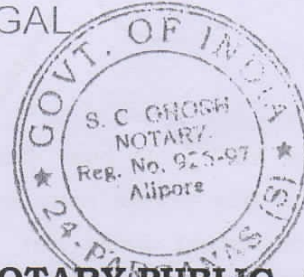


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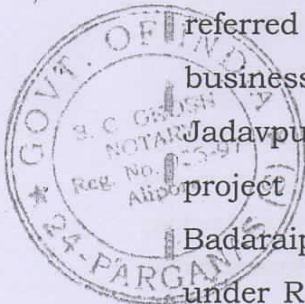
SWORN BEFORE THE NOTARY PUBLIC, ALIPORE,

SOUTH 24 PARGANAS.

AFFIDAVIT CUM DECLARATION

Affidavit Cum Declaration of "M/S. MA CONSTRUCTION" (hereinafter referred to as a proprietorship firm) having its Principal Place of business at 4/6, Chittaranjan Colony, P.O Jadavpur University, P.S. - Jadavpur, Kolkata - 700032, said Promoter/Developer of the ongoing project namely **"MA ENCLAVE"** lying and situated at Mouza-Badaraipur, J.L. No.34, R.S. No.29, Touzi No.151, R.S. Khatian No.323 under R.S. Dag No.650 (area 6 Katha 1 Chittack), R.S. Khatian No.304 under R.S. Dag No.647/692 (area 10 Chittacks 10 sq. ft.) now L.R. Khatian No. 223 under L.R. Dag No.650 & L.R. Dag No. 647/692 under jurisdiction of Kolkata Municipal Corporation in Ward No.102, Premises No.455, Chittaranjan Colony, (mailing address 23, New South Park) Kolkata-700 092, being the Assessee No.31-102-06-0455-8, Sub-Registration office at Alipore, District South 24 Parganas, 20 JAN 2020

FOR MA CONSTRUCTION
Proprietor
Mehul Babuani



- 9 JAN 2020

6712

No.....Rs. 10/- Date.....

Name.....

Address.....

Vendors.....

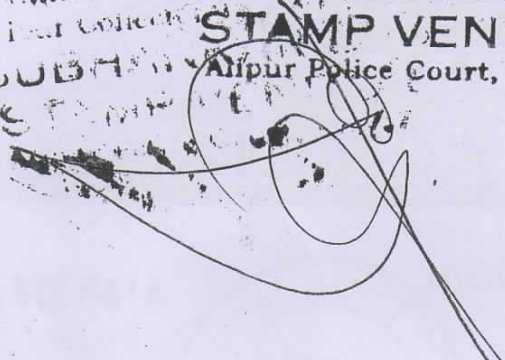
Alipur Collectorate, 24 Pgs. (S)

SUBHANKAR DAS

STAMP VENDOR

Alipur Police Court, Kol-37

ALOKE KUMAR MAITY
Advocate
City Civil Court
Kolkata-700 001

SUBHANKAR DAS
STAMP VENDOR


"M/S. MA CONSTRUCTION", (represented by its Proprietor, **SRI MRINAL BHOWMICK**, son of Late Bimal Chandra Bhowmick, **PAN NO. AZVPB1475C**, by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 4/6, Chittaranjan Colony, P.O Jadavpur University, P.S. Jadavpur, Kolkata- 700 032), promoter/Developer of the on-going project, do hereby solemnly declare undertake and state as under :

1. That the Firm has a legal title to the Land on which the development of the on-going project is carried out by virtue of a Joint Development Agreement with **SRI SANTOSH CHANDRA CHOWDHURY**, son of Late Satish Chandra Chowdhury, **PAN NO. ABHPC5784F**, by faith - Hindu, by occupation - Business, by Nationality Indian, residing at -23, New South Park, P.S. Jadavpur, P.O. Regent Estate, Kolkata-700092,

AND

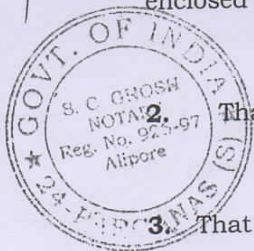
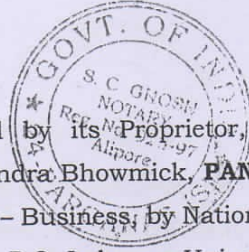
All legally valid authentication of title of such land along with an authenticated copy of the Agreement between such owners and the Proprietorship Firm for development of the real estate project are enclosed herewith.

That the said land is free from all encumbrances.

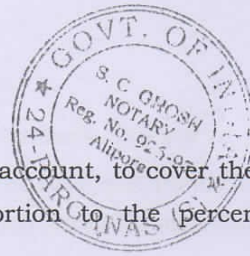
3. That the time period within which the project shall be completed by the Proprietorship Firm within the date of **31st October, 2022**.

4. That Seventy per cent of the amounts realized by the Proprietorship Firm for the real estate project from the allottees (per proforma agreement for sale), 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.

20 JAN 2020



For MA CONSTRUCTION
 Mrinal Bhowmick
 Proprietor



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 the Proprietorship Firm shall get the amounts 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 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 the Proprietorship Firm shall take all the pending approvals on time from the competent authorities.

9. That the Proprietorship Firm has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

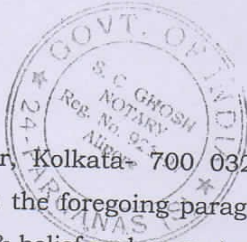
10. That the Proprietorship Firm shall not discriminate against any allottee or allottees at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

I, **SRI MRINAL BHOWMICK**, son of Late Bimal Chandra Bhowmick, (Proprietor of M/S MA CONSTRUCTION) by faith - Hindu, by occupation - Business, by Nationality - Indian, residing at 4/6, Chittaranjan Colony,

20 JAN 2020

For MA CONSTRUCTION
 Mrinal Bhowmick
 Proprietor





P.O Jadavpur University, P.S. Jadavpur, Kolkata-700 032, solemnly affirm that the facts statement made in the foregoing paragraphs (1 to 10) are true to the best of my knowledge & belief and no material fact has been concealed.

For MA CONSTRUCTION

Mrinal Bhowmick

Proprietor

Sri Mrinal Bhowmick

Proprietor

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 **Kolkata** on this **20th** day of **January, 2020**.

For MA CONSTRUCTION



Mrinal Bhowmick

Proprietor

Sri Mrinal Bhowmick

Proprietor

Solemnly affirmed before me on this **20th** Day of **January, 2020** at **Kolkata**.

Identified by me

[Signature]

Advocate

Solemnly Affirmed & Declared
Before me on [Verification]

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

20 JAN 2020