

भारतीय गैर न्यायिक

दस
रुपये
रु.10TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC
GOVT. OF WEST BENGAL**P.N.S. ASSOCIATES**

PROMOTER*BUILDER*DEVELOPER

Address:-25,D.P.P. Road, P.O. Naktala, Kolkata-700047

Corresponding Address:-1901, Mukundapur, E-20, Sammilani Park, P.S. Surveypark, P.O. Santoshpur, Kolkata-700075

E-mail :- tn_associate@yahoo.co.in, (MOB) :- 9831333992

FORM 'A'

[See rule 3(2)]

AFFIDAVIT CUM DECLARATION

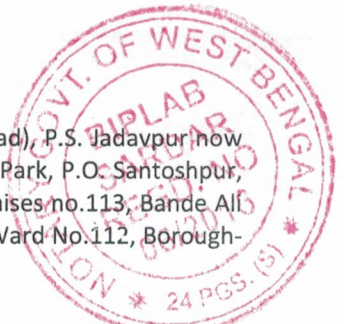
Affidavit cum Declaration of (1) SRI PRAHLAD CHANDRA GHOSH son of Late Haran Chandra Ghosh by faith Hindu, by occupation Business, residing at 17/10, Baishnabghata Road, P.O. Naktala, P.S. Patuli, Kolkata – 700 047, (2) SRI NARAYAN CHANDRA GHOSH son of Late Haran Chandra Ghosh by faith Hindu, by occupation Business, residing at 1901, Mukundapur, E-20, Sammilani Park, P.O. Santoshpur, P.S. Survey Park, Kolkata – 700 075 and (3) SRI SANKAR GHOSH son of Late Makhan Lal Ghosh, by faith Hindu, by occupation Business, residing at A/26, Raj Narayan Park, Boral, P.S. Sonarpur, Kolkata – 700 154, partners of M/S. P.N.S. ASSOCIATES (PAN : AAKFP2537P) , a

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24 JAN 2019

24 JAN 2019 Advocate



partnership firm having its office situated at 25, Durga Prasanna Paramhansa Road, (D.P.P.Road), P.S. Jadavpur now Patuli, Kolkata – 700 047 and corresponding address is at 1901, Mukundapur, E-20, Sammilani Park, P.O. Santoshpur, P.S. Survey Park, Kolkata-700 075, promoter of the project "GREEN ENCLAVE" located at premises no.113, Bande Ali Pally Road having Assessee No.311120302260, P.O. & P.S. Bansdrone, Kolkata – 700070, within Ward No.112, Borough-XI of the Kolkata Municipal Corporation.

We, (1) **SRI PRAHLAD CHANDRA GHOSH** son of Late Haran Chandra Ghosh by faith Hindu, by occupation Business, residing at 17/10, Baishnabghata Road, P.O. Naktala, P.S. Patuli, Kolkata – 700 047, (2) **SRI NARAYAN CHANDRA GHOSH** son of Late Haran Chandra Ghosh by faith Hindu, by occupation Business, residing at 1901, Mukundapur, E-20, Sammilani Park, P.O. Santoshpur, P.S. Survey Park, Kolkata – 700 075 and (3) **SRI SANKAR GHOSH** son of Late Makhan Lal Ghosh, by faith Hindu, by occupation Business, residing at A/26, Raj Narayan Park, Boral, P.S. Sonarpur, Kolkata – 700 154, promoter of the project "GREEN ENCLAVE" located at premises no.113, Bande Ali Pally Road having Assessee No.311120302260, P.O. & P.S. Bansdrone, Kolkata – 700070, within Ward No.112, Borough-XI of the Kolkata Municipal Corporation, do hereby solemnly declare, undertake and state as under.

1. That We have a legal title to the land on which the development of the project is proposed.

OR

We have a legal title to the land on which the development of the proposed project is 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.

- That the said land is free from all encumbrances.
- That the time period within which the project completed by us / promoter was **30.06.2018**.
- That seventy per cent of the amounts realized by us / 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.
- 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.
- 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 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.
- That we/promoter shall take all the pending approvals on time, from the competent authorities.
- That we/promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 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.

P.N.S. ASSOCIATES

P.N.S. ASSOCIATES

P.N.S. ASSOCIATES

Prahlad Chandra Ghosh
Partner

Sankar Ghosh
Partner

Narayan Chandra Ghosh
Partner

Deponent

Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by us at Kolkata on this 12th day of January, 2019.

P.N.S. ASSOCIATES

P.N.S. ASSOCIATES

P.N.S. ASSOCIATES

Signature (S) Attested
On identification

Prahlad Chandra Ghosh
Partner

Sankar Ghosh
Partner

Narayan Chandra Ghosh
Partner

Deponent

BIPLAB SARDAR, NOTARY
Regd. No. 06/2016
Govt. of W. Bengal

Identified by me

24 JAN 2019

Advocate

