



WEST BENGAL

46AB 538120

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 (1) SRI ASHIM MALAKAR, having PAN – ANEPM7282K, Aadhaar No. 887025981433, son of Late Suklal Malakar, by faith – Hindu, by Nationality – Indian, by Occupation – Business, residing at 2½ No. Airport Gate, Motilal Colony, P. O. Rajbari, P.S. Dum Dum, Kolkata – 700 081, District North 24-Parganas and (2) SRI BARUN SAHA, having PAN – APMPS8297Q, Aadhaar No. 716920162836, son of Sri Birendra Nath Saha, by faith – Hindu, by Nationality – Indian, by Occupation – Business, residing at 10/6, Pulin Avenue, P. O. Rajbari, P.S. Dum Dum, Kolkata - 700 081, District North 24-Parganas, authorized vide Board

MD. AKHTAR KAMAL

Notary Public, Govt. of India

Regd. No.-13770/18

City Sessions' & M. M. Court

2 & 3 Bankshall Street

P.S.-Hare Street, Kolkata-700 001

(M) 9831484465 / 8100006092

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resolution dated _____, Partners of the Promoter company of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated _____; We, (1) SRI ASHIM MALAKAR and (2) SRI BARUN SAHA, Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That We the promoter have a legal title to the land on which the development of the project proposed 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 us/promoter is 36 months as per sanction building plan as per development agreement
4. That seventy percent 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.

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(M) 9831454405 / 81000609

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7. That We/promoter shall take all the pending approvals on time, from the competent authorities.
8. That We/promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. 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.

DREAM DEVELOPER
Ashim Malakar
Partner

DREAM DEVELOPER
Bannin Datta
Partner

DREAM DEVELOPER
Bannin Datta
Partner

DEPONENTS

VERIFICATION

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

Verified by us at Kolkata on this 2nd day of September, 2020

DREAM DEVELOPER
Ashim Malakar
Partner

Solemnly Affirmed & Declared before
me on Identification of Ld. Advocate

[Signature]
MD. AKHTAR KAMAL, NOTARY
Govt. of India, Regd. No-13770/18

DREAM DEVELOPER
Bannin Datta
Partner

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DEPONENTS