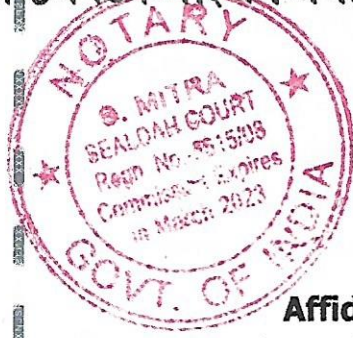
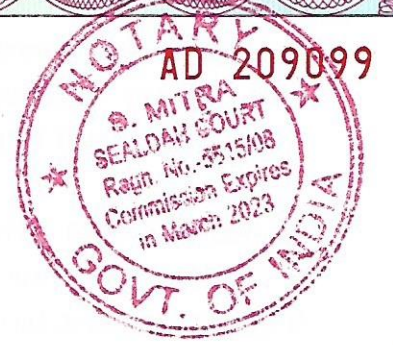


पश्चिमबङ्ग-पश्चिम बंगाल WEST BENGAL



FORM-A  
[see rule 3(2)]

AFFIDAVIT CUM DECLARATION



**Affidavit cum Declaration of Mr. Tarak Nath Shaw, M/s.  
Tirupati Balaji Construction, duly authorized by the promoter  
of the proposed project "Shri Sai Niwas" vide his  
authorization dated \_\_\_\_\_.**

I, **Tarak Nath Shaw**, son of Late Panchu Gopal Shaw, aged about 65, R/O 156/2, A.P.C. Road, Kolkata-700006, promoter of the proposed project do hereby solemnly declare, undertake and state as under;

1. **Sri Amitava Mukherjee, Smt. Manju Mukerji, Smt. Mahasweta Panda, Sri Sombuddha Mukherji and Smt. Gopa Mukherji** have a legal title to the land on which the development of the project is proposed;

And


A legally valid authentication of the 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.

15 JAN 2020

TIRUPATI BALAJI CONSTRUCTION  
Partner



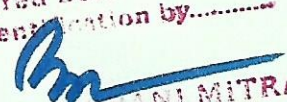
2. That the said land is free from all encumbrances.
3. That the time period within the project shall be completed by me/promoter is within 2 years (project completion date), 31<sup>st</sup> December, 2021.
4. That seventy per cent of the amounts realised by the promoter for the real estate project from 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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.
8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. That 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.

TIRUPATI BALAJI CONSTRUCTION  
  
 Partner  
**Deponent**

**VERIFICATION**

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 15<sup>th</sup> day of January, 2020.

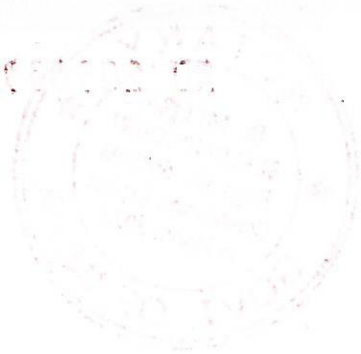
Solemnly Affirmed &  
 Declared Before me  
 on Identification by.....  
  
**SANDANI MITRA**  
 NOTARY

TIRUPATI BALAJI CONSTRUCTION  
  
 Partner  
**Deponent**

20228

Sold to.....	T. B. Ganthu
Address .....	
Value .....	LKR
- 9 JAN 2020	
L.S.V., High Court Abhijit Sarkar High Court, A.S	

157/1A APC RD & 16.



FORM-A  
(See rule 32)

DECLARATION



I, T. B. Ganthu, son of Late T. B. Ganthu (deceased), do hereby declare that I am the owner of the land situated at 157/1A APC Road, Colombo 16, and that I have no other claim or interest in the said land. I have also declared that I have no other claim or interest in the said land.

A legally valid and authentic copy of the original title deed and other documents relating to the said land is being submitted to the Registrar of Land for registration.

Witness my hand and seal at Colombo this 9th day of January 2020.

T. B. Ganthu

18 JAN 2020