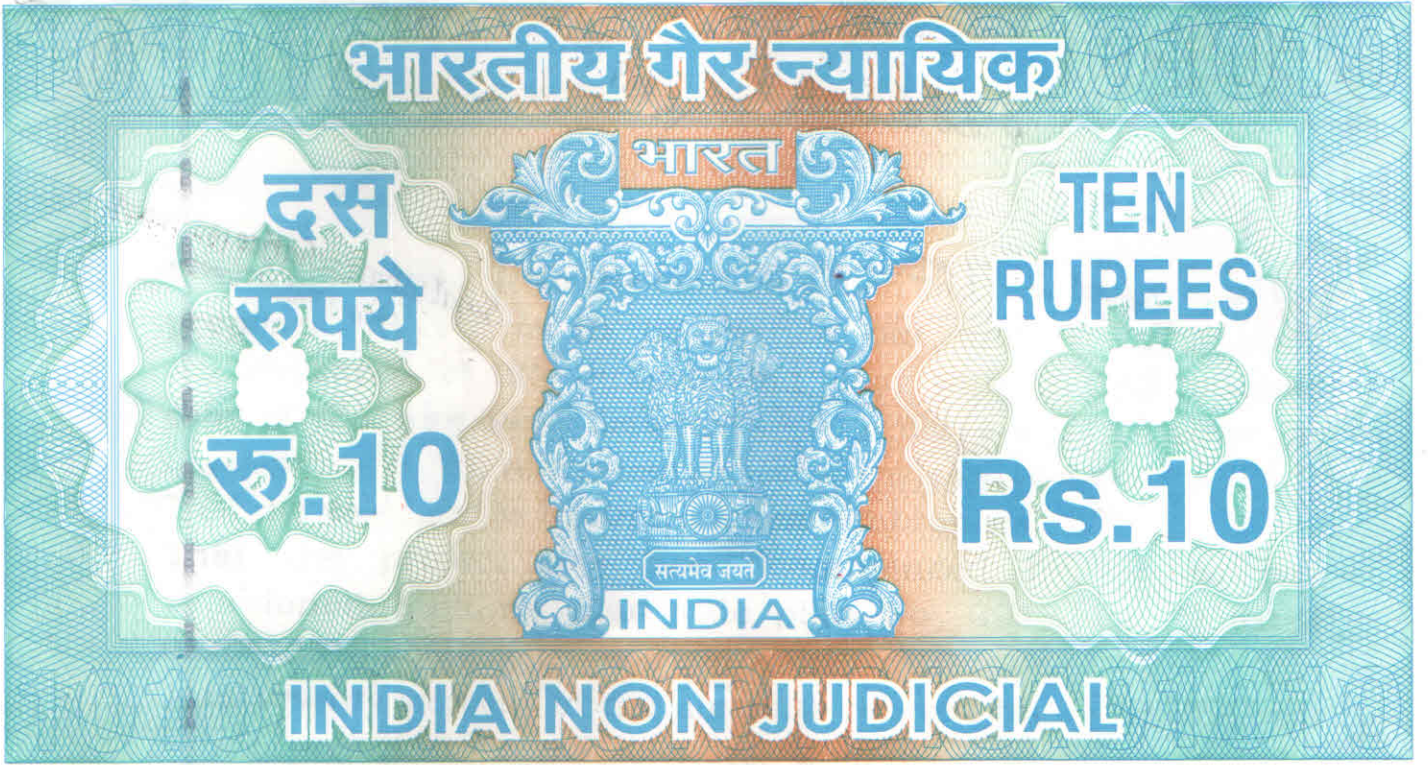


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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

75AB 574888

BEFORE THE NOTARY PUBLIC AT BARUIPUR  
KOLKATA-700144



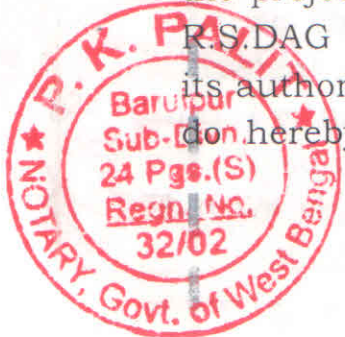
FORM A

Under Rule 3(2) of West Bengal Housing Industry Regulation Rules 2018

**AFFIDAVIT CUM DECLARATION**

09 DEC 2018

I, **KAILASH CHAND AGARWAL**, son of Late **SUKH RAM AGARWAL**, residing at 3 vidya sagar sarani, Police Station - Garfa, Kolkata - 700075, District - South-24 Parganas, being the authorized signatory of the M/S. **BASUKI CONSTRUCTION**, a Proprietorship firm having its registered office at 43 JHEEL ROAD ,jadavpur, P.S. Garfa, Kolkata - 700 075, the Developer of the project Christened **BASUKI APARTMENT**, being Holding No. **RS.DAG NO 214,217 & 222 JL NO 20 KOLKATA 700099**, vide its authorization building plan 2018110072 dated 01/08/2018 , do hereby solemnly declare, undertake and state as under:



15 NOV 2019

S.L. No. 2388 Date  
Name  
Address  
Value

Sajal Bhattacharjee (Advocate)  
Alipore Police Court

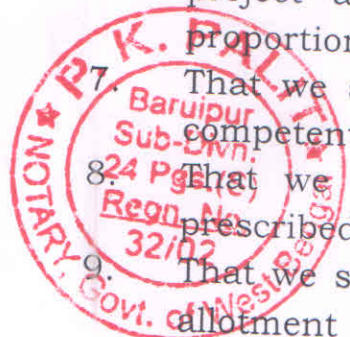
Govt. Stamp Vender  
SABYASACHI DEB  
Sonarpur A.D.S.R.O., Kol.-150





1. 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/s 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 project has been commenced by us as per sanctioned building plan vide plan No. 2018110072 dated **01/08/2018** duly sanctioned by the **K.M.C.**
4. That seventy percent of the amounts realized by us 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 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.
7. That we shall take all the pending approvals on time, from the competent authorities.
8. That we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That we shall not discriminate against any allottee at the time of allotment of any apartment, building, as the case may be, on any grounds.

09 DEC 2019



Kaishash chand Agrewal  
Deponent



### 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 \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

09 DEC 2019

IDENTIFIED BY  
Anpita Nankam.  
Advocate

Kailash chand Agarwal  
Deponent



Solemnly affirm & declared before me on  
Identification at Baruipur Civil & Criminal  
Court under Notaries Act 1952.

*P. K. Palit*  
P. K. Palit  
NOTARY, Govt. of W.B.  
Regd. No. 32 of 2002