

SL. NO. 8



पश्चिम बंगाल WEST BENGAL

12AC 063076



FORM 'B'
[See rule 3(4)]

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 **Mr. Sabyasachi Sutradhar (PAN: AKXPS0409A)** son of Late Surendra Nath Sutradhar, age about 75 Years, by faith Hindu, by Nationality Indian, By Occupation Business, residing at A/7 New Raipur, P.O. Garia, P.S. Patuli, Kolkata- 700084, Proprietor of the Promoter (**M/S. SABYASACHI CONSTRUCTION**) of the proposed project "**Lakshmi Residency**" situated at Premises No. 46, Barada Avenue, Ward No. 110 under KMC, AND Postal Address is 18 Barada Avenue, P.O. Garia, P.S. Patuli, Dist. South 24 Parganas, Kolkata- 700084, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 18/12/2025

18 DEC 2025

SABYASACHI CONSTRUCTION
Sabyasachi Sutradhar
Proprietor

I, Sabyasachi Sutradhar, Proprietor of the (Promoter) **M/S. SABYASACHI CONSTRUCTION**, having its registered office at 27 Raja Subodh Mallick Road, 8, Dabur Park, Ganguly Bagan, ward no. 101 under KMC, P.O. Garia, P.S. Patuli, Kolkata- 700084, Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. (a) **SMT. CHITRA BHATTACHARJEE (NEE BANERJEE) (PAN-AFNPB5708E)**, widow of Late Bidyut Bhattacharjee and daughter of Late Sudhish Chandra Banerjee, (b) **SMT. SUVRA BANERJEE (PAN-ANKPB8764D)** daughter of Late Sudhish Chandra Banerjee, both by faith Hindu, by Nationality Indian, by Occupation – Retired Service, both are residing at Premises No. 18, Barada Avenue, P.O. Garia, P.S. Patuli, Kolkata-700084 (KMC Premises No. 46 Barada Avenue), has a legal title to the land on which the development of the project is proposed 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.

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 31/07/2028.
4. That seventy percent of the amounts realised 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 schedule 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.
7. 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

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Sabyasachi Sutradhar

SABYASACHI CONSTRUCTION

Proprietor

percentage of completion of the project.

8. That, We / promoter shall take all the pending approvals on time from the competent authorities.
9. That, We / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. 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.

SABYASACHI CONSTRUCTION

Sabyasachi Subradhar
Proprietor
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 18th day of December, 2025



SABYASACHI CONSTRUCTION

Sabyasachi Subradhar
Proprietor
Deponent

Solemnly Affirmed & Declared
Before me on Identification

K. P. Mazumder
K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg. No. 7911/2010 Govt. of India

18 DEC 2025

IDENTIFIED BY ME
S. Das
Advocate