

Serial No. 1352 17 OCT 2025



পশ্চিমবঙ্গ পশ্চিমবঙ্গ WEST BENGAL  
NOTARY  
Ashis Kr. Chowdhury  
Purba Bardhaman  
Sadar Sub-Division  
Regd. No-3/1998  
GOVT. OF WEST BENGAL

10AC 652623  
Signed in my presence  
& Identified by me  
Advocate

**Before the Notary At Purba Bardhaman**  
**Affidavit FORM 'B'[See Rule 3(4)]**  
**Affidavit cum declaration**

AFFIDAVIT CUME DECLARATION OF **SADANANDA DAS**, S/O Late **MONOHAR CHANDRA DAS**, RESIDING AT 101, G.T.ROAD, TINKONIA, P.O. & DISTRICT- PURBA BARDHAMAN, PIN-713101, WEST BENGAL. DESIGNATION- PARTNER **SIDDHIVINAYAK SMART CON**, PROMOTER OF THE PROPOSED PROJECT.

**SADANANDA DAS**, S/O Late **MONOHAR CHANDRA DAS**, RESIDING AT 101, G.T.ROAD, TINKONIA, P.O. & DISTRICT- PURBA BARDHAMAN, PIN-713101, WEST BENGAL. DESIGNATION- PARTNER **SIDDHIVINAYAK SMART CON**, PROMOTER OF THE PROPOSED PROJECT, DO HEREBY SOLEMNLY DECLARE UNDERTAKE AND STATE AS UNDER:

*Ashis Kr. Chowdhury*  
**ASHIS KR. CHOWDHURY**  
Notary, Govt. of W. Bengal  
Regd. No.-3/1998  
Channanari Road, Baganpala  
Purba Bardhaman

17 OCT 2025

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তারিখ 12 SEP 2025

- 4 SEP 2025

নাম SADANANDA DAS

পাকিস

ছাত্রের মূল্য

10/-

বর্তমান ট্রেজারী ১নং ছাত্রের বয়স তারিখ

ছাত্রের ভেদ্যায় সঞ্জয় আচার্য্য

জেলা জজ আদালত (বর্তমান)

কাউন্সিল নং- ১/২ ১০৪ ০৫



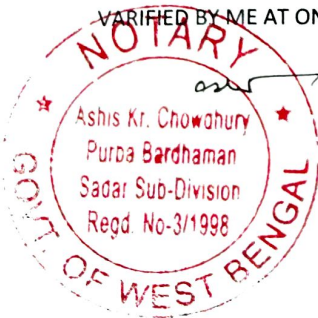
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ADUODU

[2]

1. THAT, BASUDEV SANYAL & BISWANATH SANYAL AND OTHERS LEGAL TITLE TO THE LAND ON WHICH THE DEVELOPMENT OF THE PROPOSED PROJECT IS TO BE CARRIED OUT, AND
2. A LEGALLY VALID AUTHENTICATION OF TITLE OF SUCH LAND OF THE REAL ESTATE PROJECT ALONG WITH DEVELOPMENT AND POWER OF ATTORNEY IS ENCLOSED HERewith.
3. THAT THE SAID LAND IS FREE FROM ALL ENCUMBRANCES.  
THAT THE TIME PERIOD WITHIN WHICH THE PROJECT SHALL BE COMPLETED BY ME/ PROMOTER IS **26/05/2028**.
4. THAT SEVENTY PERCENT OF THE AMOUNT REALISED BY ME/PROMOTER FOR THE REAL ESTATE PROJECT FROM THE ALLOTTEES, FROM TIME, SHALL BE DEPOSITED IN A SEPARATE ACCOUNT TO BE MAINTAINED IN ASCHEDULED BANK TO COVER THE COST OF CONSTRUCATION AND THE LAND COST AND SHALL BE USED ONLY FOR THAT PURPOSE.
5. THAT THE AMOUNT FROM THE SEPARATE ACCOUNT, TO COVER THE COST OF THE PROJECT, SHALL BE WITHDRAWN IN PROPORTION TO THE PERCENTAGE OF COMPLETION OF THE PROJECT.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 AMOUNT FROM THE SEPARATE ACCOUNT SHALL BE WITHDRAWN AFTER IT IS CERTIFIED BY, AN ENGINEER, AN ARCHITECT AND A CHATTERED ACCOUNTANT IN PRACTICE THAT THE WITHDRAWAL IS IN PROPORTION TO THE PERCENTAGE OF COMPLETION OF THE PROJECT.
7. THAT I/PROMOTER SHALL GET THE ACCOUNT AUDITED WITHIN SIX MONTH AFTER THE END OF EVERY FINANCIAL YEAR BY A CHATTERED ACCOUNTANT IN PRACTICE, AND SHALL PRODUCED A STATEMENT OF ACCOUNTS DULY CERTIFIED AND SIGNED BY SUCH CHATTERED ACCOUNTANT AND IT SHALL BE VERIFIEDDURING 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 I/PROMOTER SHALL TAKE ALL THE PENDING APPROVALS ON TIME, FROM THE COMPETENT AUTHORITIES.
9. THAT I/PROMOTER HAVE/HAS FURNISHED SUCH OTHER DOCUMENT AS HAVE BEEN PRESCRIBED BY THE RULES AND REGULATIONS MADE UNDER THE ACT.
10. THAT I/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.

**VERIFICATION**

THE CONTENTS OF MY ABOVE AFFIDAVIT CUM DECLARATION ARE TRUE AND CORRECT AND NOTHING MATERIAL HAS BEEN CONCEALED BY ME THERE FORM.  
VARIFIED BY ME AT ON THIS 17<sup>th</sup> DAY OF OCTOBER, 2025.



Signed in my presence  
& Identified by me

*Sk. Md. Samuilulain*

Sk. Md. Samuilulain  
B.A. LL.B Advocate  
En No -WB/794/2010

Advocate *10/10/25*

**L.T./SIGNATURE ATTESTED**

*Ashis Kr. Chowdhury*  
17.10.25

Ashis Kr. Chowdhury  
NOTARY : Govt. of W.B,  
Regd. No.-3/1998  
Purba Bardhaman

**17 OCT 2025**