



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC  
AT BIDDHANNAGAR  
DIST.-NORTH 24 PARGANAS

FORM 'B'

[See rule 3(4)]



**DECLARATION CUM AFFIDAVIT**

Affidavit cum Declaration of **SANJIB KUMAR BISWAS** [**PAN : AINPB4329E**].

I, **SANJIB KUMAR BISWAS** [**PAN : AINPB4329E**], son of Late Nirendra Nath Biswas, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at NK-75, Nishikanan, Teghoria, P.O.- Hatiara, P.S.-Baguiati, Kolkata-700157, District North 24 Parganas, West Bengal, Promoter and Proprietor of the proposed project "**ASTHA KUTHIR**" do hereby solemnly declare, undertake and state as under:

1. That the owners of this land are "**Smt. Amita Hazra, Smt. Sumitra Das, Smt. Kajali Das, M.P. Enterprise**". I, "**BHUMI CONSTRUCTION**" as a **Developer/Promoter** with an authenticated copy of the agreement between such owner and promoter for development of the real estate project are enclosed herewith.

'29 MAY 2025

Si. No. 57805

ANAMIKA SWARNAKAR  
ADVOCATE  
JUDGES' COURT, BARASAT  
Registration No: F/1314/918/2011.

Sold to.....  
Address.....

**A. K. Maity**

Licensed Stamp Vendor  
10, Old Post Office Street  
Kolkata - 700001  
Rs. 10/- (Rupees Ten) only

Date: ... .. Sign. 

20 MAR 2025



FORM 7  
(See rule 34)

BEFORE THE NOTARY PUBLIC  
AT BARASAT  
WEST BENGAL

**DECLARATION OF ADEQUATE**

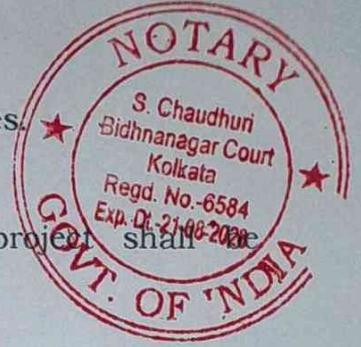
Affirm and Declaration of **SARUB KUMAR BISWAS** [Signature]

I, **SARUB KUMAR BISWAS** [Signature] son of late  
[Name] with business, by faith - Hindu, by occupation - Business,  
by residential address, residing at [Address],  
P.O. - [Address], Kolkata-700155, District North 24  
Paraganas, West Bengal, Promoter and proprietor of the proposed  
project "ASTRA KUTIR" do hereby solemnly declare, undertake  
and state as under:

I, that the owners of this land are **Smt. Anika Hazra, Smt.  
Binita Das, Smt. Kajal Das, Mr. Bhusin, I. BHUMI  
CONSTRUCTION** as a developer/promoter who an  
authenticated copy of the agreement between such owner and  
promoter for development of the real estate project are enclosed  
herewith.

20 MAY 2025

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me /promoter is 12/12/2026
4. That seventy per cent of the amounts realized by me/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 engineer, an architect and a Chartered Accountant in practice that the withdrawal proportion to the percentage of completion of the project.
7. That promoter shall get accounts audited within 6 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.
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 documents as have been prescribed by the rules and regulations made under the Act.



129 MAY 2025

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 Verification any grounds.

BHUMI CONSTRUCTION



Proprietor

**Deponent**

Verification

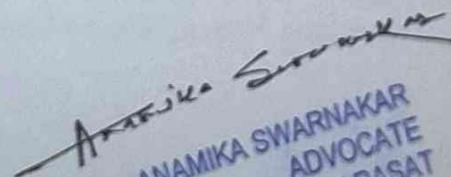
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this..... day of ....., 2025



ATTESTED  
S. CHAUDHURI  
★ NOTARY ★  
GOVT OF INDIA  
Regd No -8584/08  
Bidhanagar Court  
Dist -North 24 Pgs

29 MAY 2025



ANAMIKA SWARNAKAR  
ADVOCATE  
JUDGES' COURT, BARASAT