



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL 24AC 281654

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

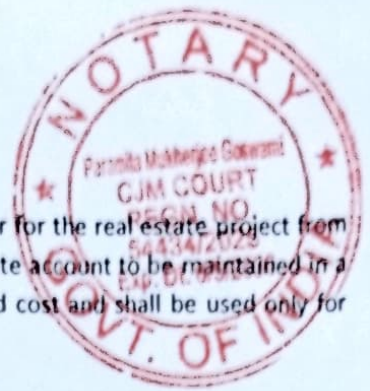
Affidavit cum Declaration of Sri Soumajit Bag, Proprietor of M/s. Soumajit Bag promoter of the proposed project **SATYA APARTMENT** at Holding No. 220, under Ward No. 13 of Baruipur Municipality, PS – Baruipur, Dist – South 24 PARGANAS, PIN - 700144

I, Soumajit Bag, Proprietor of M/s. Soumajit Bag promoter of the proposed project **SATYA APARTMENT** at Holding No. 220, under Ward No. 13 of Baruipur Municipality, PS – Baruipur, Dist – South 24 PARGANAS, PIN – 700144, do hereby solemnly declare, undertake and state as under:

1. That I / My Firm has a legal title/right to the land on which the development of the project is proposed via Joint Development Agreement with the Land Owner namely Sri Debabrata Marik, being Deed No. 161101358 of 2025, registered at the Office of the ADSR - Baruipur
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 21-07-2028

10 MAR 2026

Paramita Mukherjee Goswami
NOTARY GOVT. OF INDIA
REGN. NO. 54434/25
CJM COURT, KOLKATA



4. That seventy per cent of the amounts realised 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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
7. That I / 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 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.
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.

Soumajit Bag
Deponent

Verification

I Soumajit Bag Son of Dilip Kumar Bag Resident of 70, Madarat Road, Baraipur, Kolkata – 700144, do solemnly affirm that 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 10th day of March, 2026

Identified by
[Signature]
Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No WB/154-A/14

Solemnly Affirmed & Declared Before
me on Identification of Ld. Advocate

[Signature]
Paramita Mukherjee Goswami
NOTARY GOVT. OF INDIA
REGN. NO. 54434 /25
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Soumajit Bag
Deponent

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