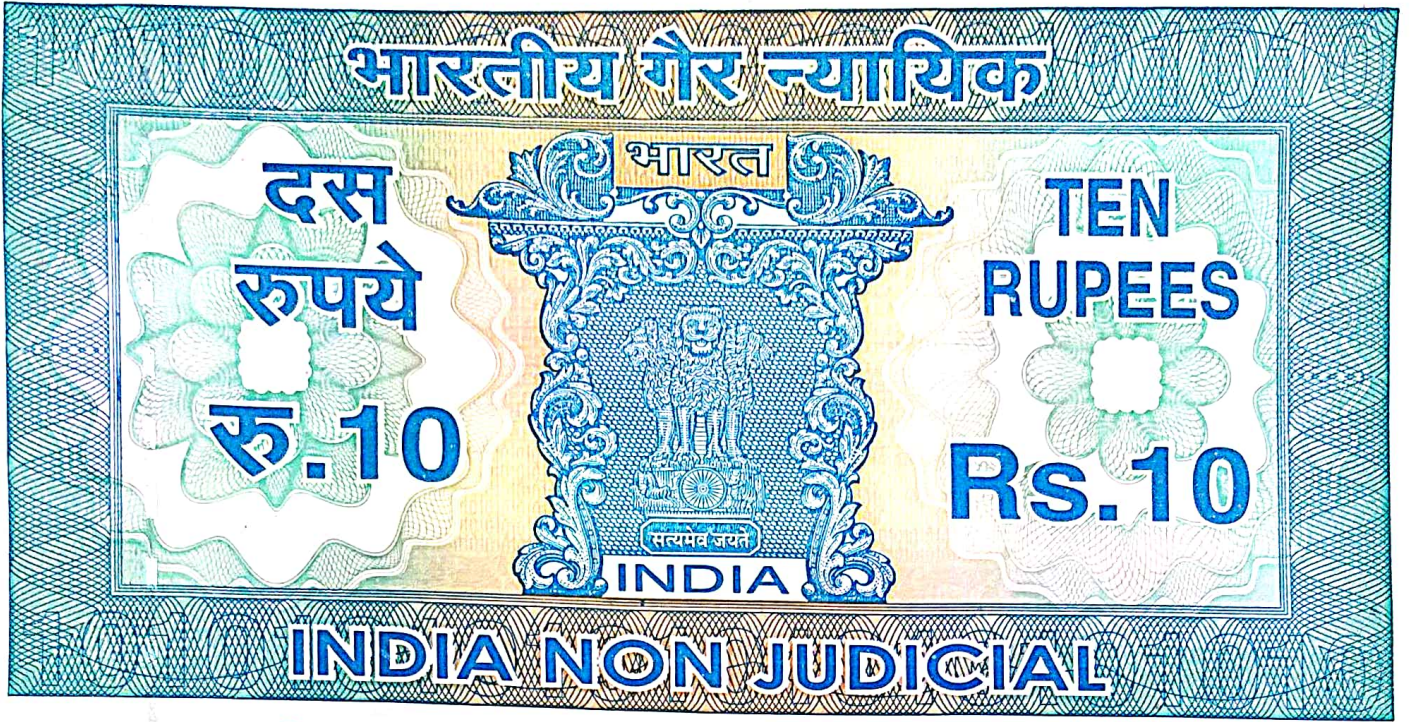


S.L. No. 10



पश्चिम बंगाल WEST BENGAL

FORM 'B'

[See rule 3(4)]

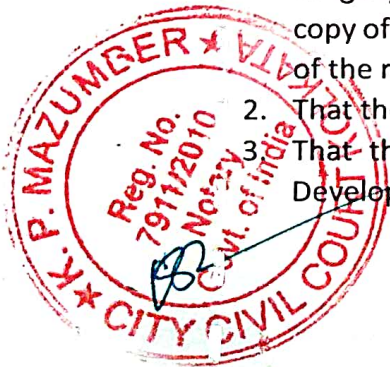
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE DEVELOPER OR ANY PERSON AUTHORIZED BY THE DEVELOPER

Affidavit cum Declaration

Affidavit cum Declaration of MR. PIJUSH BHOWMICK Developer of the proposed project / duly authorized by the Developer of the proposed project, vide its authorization dated 10th February 2023;

I, Pijush Bhowmick Developer of the proposed project / duly authorized by the Developer of the proposed project do hereby solemnly declare, undertake and state as under:

1. MRS TUHINA SK., the land owner, has 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 the title of such land along with an authenticated copy of the agreement between such Owner and Developer for the 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 the Developer is 30th October 2027.



Bengal Srishti Developers Pvt. Ltd.

Pijush Bhowmick
Director

06 FEB 2025

06 FEB 2025



NO. 5046 DATE 18 DEC 2024

NAME.....

ADDRESS.....

ALIPORE JUDGES COURT
A. K. SAMAJPATI
STAMP VENDOR


SIGNATURE

B. CHOUDHURY
(Advocate)
Allpore Judges Court
Kolkata - 700 027



TO THE
HON'BLE
JUDGE
ALIPORE JUDGES COURT
KOLKATA
DATE
18 DEC 2024



4. That seventy per cent of the amounts realised by Developer 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 Developer 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 Developer shall take all the pending approvals on time, from the competent authorities.
9. That Developer has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That Developer 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 therefrom.

Verified by me at Kolkata on this 06th day of February 2025.

Bengal Srishti Developers Pvt. Ltd.

Pijush Bhattacharya

Deponent Director



Solemnly Affirmed & Declared
Before me on Identification

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

Identified by me

Advocate

06 FEB 2025