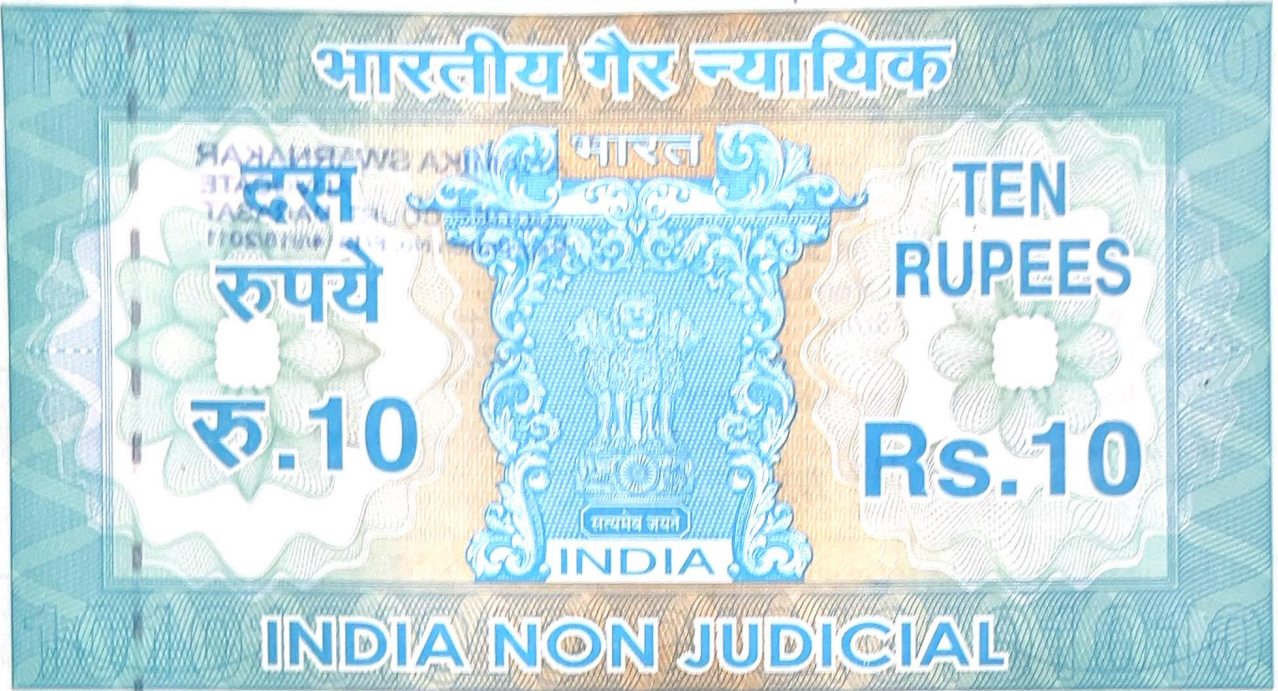
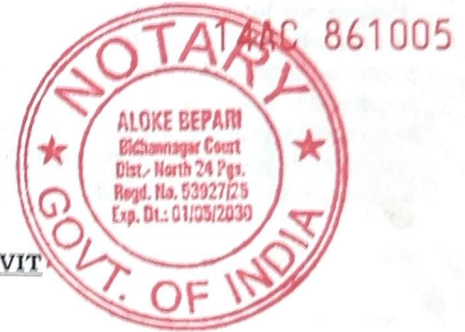


Sl. No. 6971 Dated 27.02.26



পশ্চিমবঙ্গ ন্যায়ালয়
BEFORE THE NOTARY PUBLIC
AT BIDHANNAGAR
DIST - NORTH 24 PARGANAS

WEST BENGAL



FORM 'B'

[See rule 3(4)]

DECLARATION CUM AFFIDAVIT

Affidavit cum Declaration of **TARA MAA ENTERPRISES [PAN. AAXFT2855M]**, Developer/Promoter of the proposed project named "SUKTARA APARTMENT" represented by its Partner **UTTAM MONDAL [PAN. CSGPM1848G]**, [AADHAAR NO. 660120337001].

I, **UTTAM MONDAL [PAN. CSGPM1848G]**, [AADHAAR NO. 660120337001], Son of Sunil Mondal, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at PC- 43, Arjunpur Shibtala, P.O. Deshbandhu Nagar, P.S. Baguiati, District- North 24 Parganas, Kolkata- 700059, West Bengal, India, Partner of **TARA MAA ENTERPRISES**, Developer/Promoter of the proposed project named "SUKTARA APARTMENT" do hereby solemnly declare, undertake and state as under:

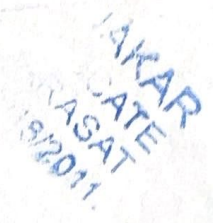
27 FEB 2026

Sl. No. 60832 Sold to.....
Address.....



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

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

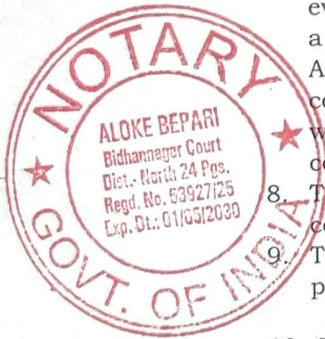


Sale Date: 27 JAN 2026 Sign



THE NOTARY PUBLIC
ANAMIKA SWARNAKAR
JUDGES' COURT, BARASAT

1. That the owners of this land is **UTTAM MONDAL, SANKAR DAS, SUKUMAR MONDAL & MANOJ JAISWAL.** We **TARA MAA ENTERPRISES [PAN. AAXFT2855M],** as a **Developer/Promoter** with an authenticated copy of the agreement between one of the owners 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 period within which the project shall be completed by us /promoter is **04.01.2031 .**
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.
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.**



TARA MAA ENTERPRISES

PARTNER


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 thisday of, 2026

Solemnly affirmed and declared
before me u/s
139 CPC and u/s 333BNSS 2023


ALOKE BEPARI
NOTARY
Regd. No/ 53927/25
GOVT OF INDIA

27 FEB 2026


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