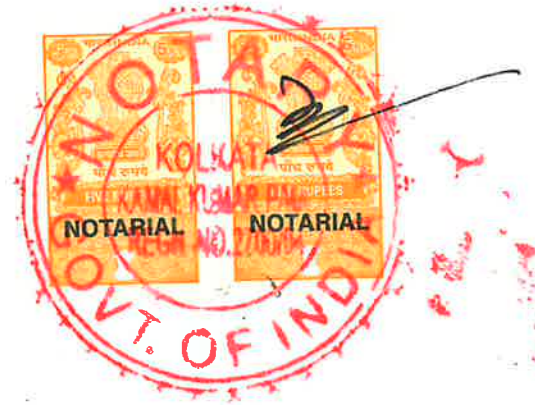


পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

03AC 869850



FORM 'B'

[rule 3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Yashaswi Shroff, son of Mr. Ajay Kumar Shroff, Occupation Business, residing at 68/2 Harish Mukherjee Road, Kolkata – 700025, Director of the promoter (Amba Highrise Private Limited) of the proposed project;

I, Yashaswi Shroff, Director of the promoter (Amba Highrise Private Limited) of the proposed project do hereby solemnly declare, undertake and state as under.

CAMAL KUMAR PAU
NOTARY GOVT. OF INDIA
Regd. No. 270010
C.M.H. Court
5 & 3 Bankshall Street
Kolkata-700007

02 JUL 2025

AMBA HIGHRISE PRIVATE LIMITED


• Director

299562

No.
Address.....
Rs.....
Date.....

SARAOGI & CO.
Advocate
7B, Kiran Sankar Roy Road
Kolkata-700001

27 MAR 2025

27 MAR 2025

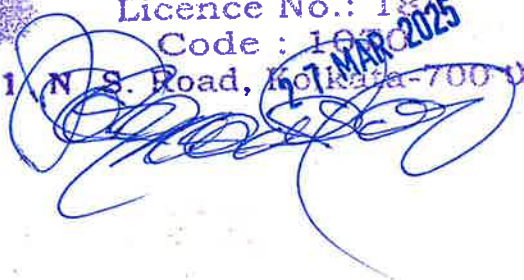
SIPRA DEY

Licence No.: 184

Code : 10000

1, N. S. Road, Kolkata-700 001

27 MAR 2025





1. Chowringhee Planners LLP have/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 title of such land along with an authenticated copy of the agreements between such 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 time period within which the project shall be completed by the promoter is 30th day of September, 2031.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 the 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

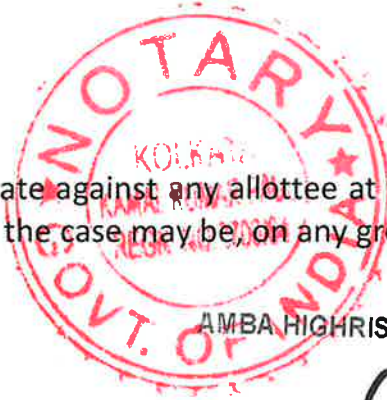
KAMAL KUMAR PAUL,
NOTARY GOVT. OF INDIA
Regd. No. 2700/04
C.M.M. Court
2 & 3 Bantelhall Street
Kolkata-700001

AMBA HIGHRISE PRIVATE LIMITED


Director

02 JUL 2025

10. That 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.



AMBA HIGHRISE PRIVATE LIMITED


Director
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 2nd day of July, 2025.

AMBA HIGHRISE PRIVATE LIMITED


Director
Deponent

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No. 2700/0.
C.M.M.'s Court
3 & 3 Bankshall Street
Kolkata-700001


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


KAMAL KUMAR PAUL, NOTARY
Govt. of India Regn. No.-2700/0

02 JUL 2025



Identified by me


TINA DAS
Advocate
Regn No. - F-1322/21