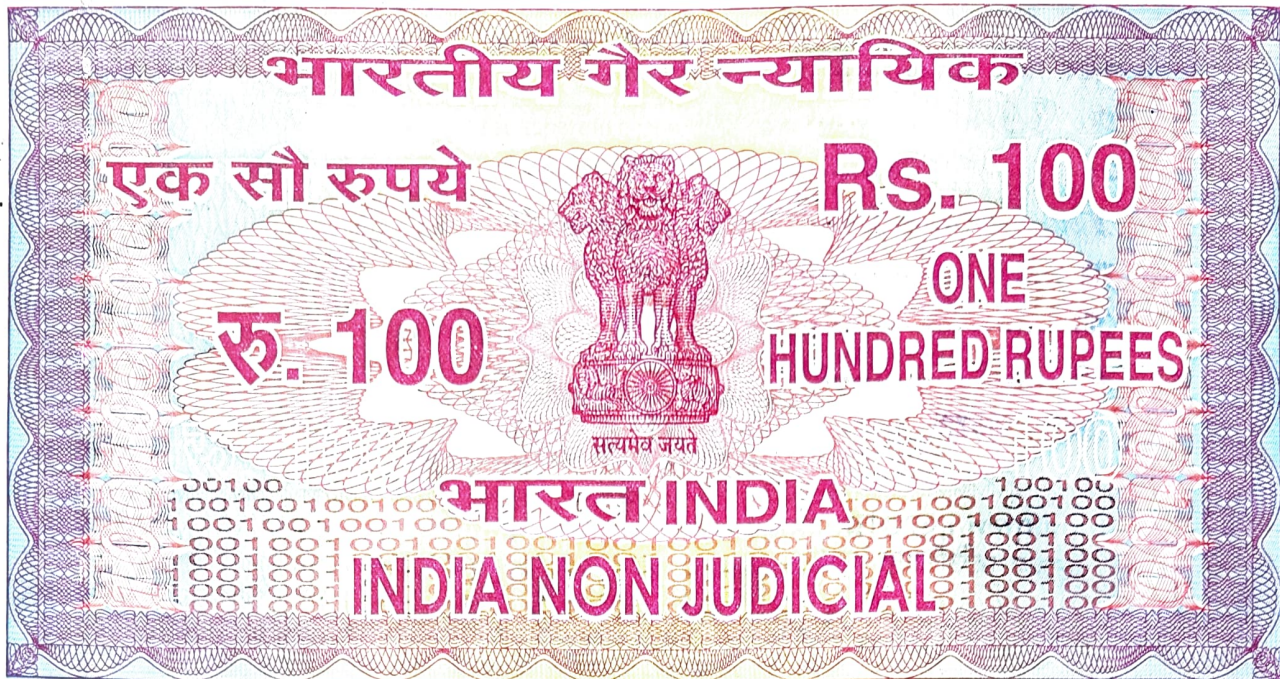




পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

AW 057321

FORM-B
[See rule 3(4)]

BEFORE THE NOTARY PUBLIC AT JHARGRAM

AFFIDAVIT CUM DECLARATION

Affidavits cum Declaration of Satish Kumar Goenka being representative for the promoter of the proposed project vide its authorization dated 30-04-2025

I, Satish Kumar Goenka S/o Murari Lal Goenka aged 35 Years R/o Vill: Ghoradhora, PO: Jhargram, Dist: Jhargram, Pin: 721507, duly representative for the promoter (Maa Savitri Construction) of the proposed project do hereby solemnly declare, undertake and state as under:

1. That Sabitri Goenka and 17 others has a legal title to the land on which the development of the 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 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 promoter is 31-03-2030
4. That seventy per cent of the amounts realized by the 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.

Satish K. Goenka
Deponent

Identified by me and signed in my presence

Rupak Das
Advocate 30.4.25

JOYPRAKASH DAS
NOTARY (Govt. of India)
Jhargram Judge's Court (W.B.)

30 APR 2025

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 has furnished such other documents as have been specified by the rules and regulations made under the Act.
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.

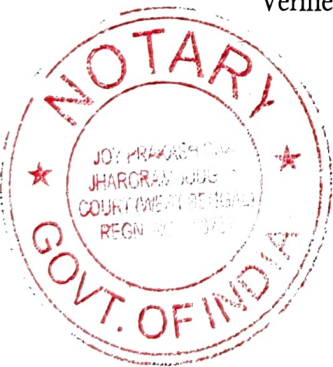


Satish K. Goenka
Deponent

Verification

I hereby affirm that the contents of this Affidavit cum Declaration are true and correct to the best of my knowledge and belief, and no material information has been concealed.

Verified at Jhargram on this 30th day of April'2025.



Satish K. Goenka
Deponent

Identified by me and signed in my presence

Pragat K. Das
Advocate 30.4.25

SOLEMNLY AFFIRM BEFORE NOTARY
PUBLIC AT JHARGRAM (W.B.)

NO - 82

Identified by-

P. Hansla 30 APR 2025