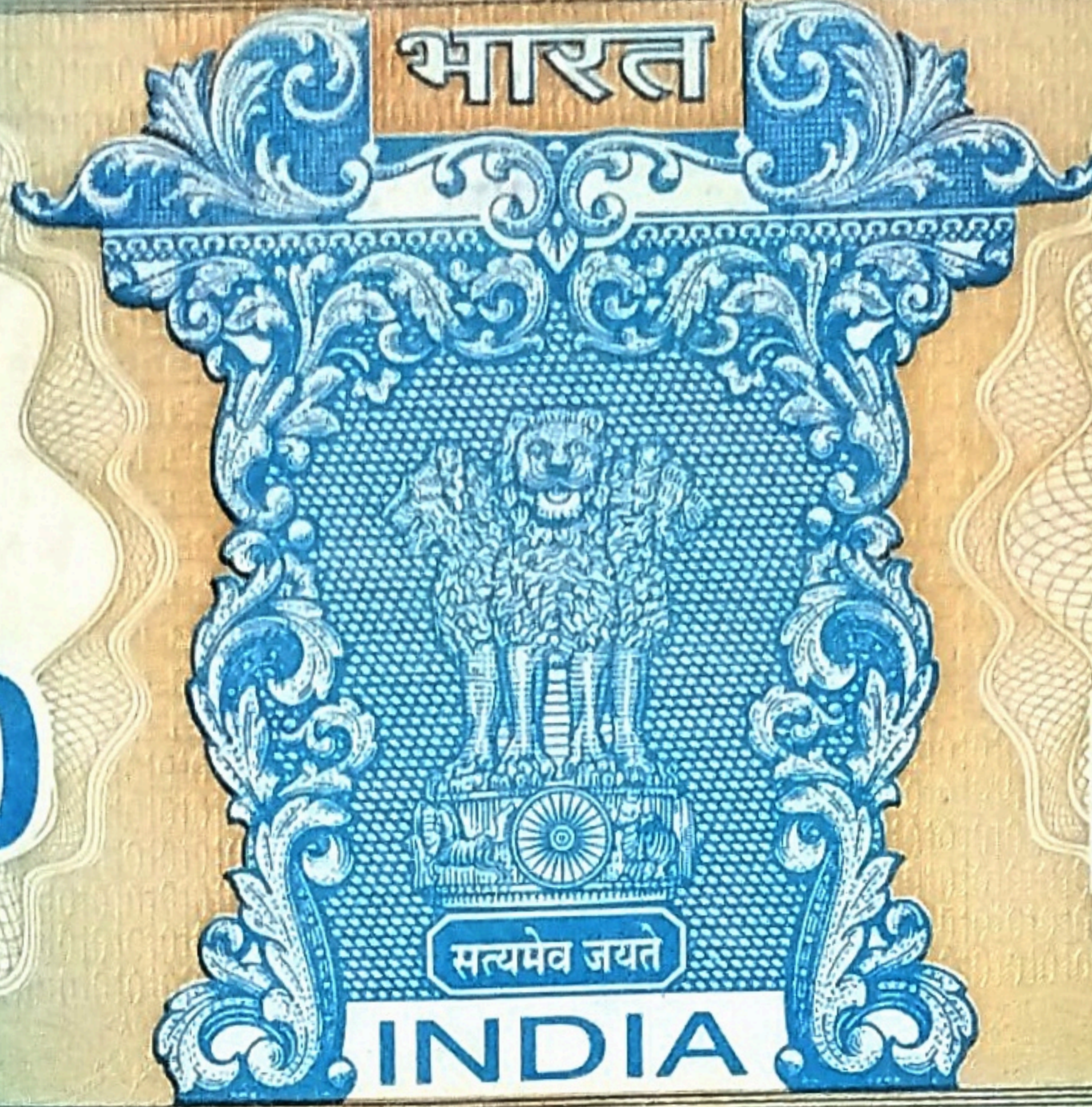


Serial No. A/

1202

भारतीय गैर न्यायिक

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RUPEES  
Rs. 10

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL



87AB 283794

BEFORE THE NOTARY PUBLIC ALIPORE, KOLKATA-700027

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. DEBASISH BHATTACHARJEE**, son of Late Kshitish Chandra Bhattacharjee, residing at N-12, Bose Para, Kamdahari, Post Office - Garia, Police Station - Bansdroni, Kolkata - 700084, District South 24 Parganas, sole Proprietor of **M/S. BHATTACHARJEE CONSTRUCTION**, having its office at N-12, Bose Para, Kamdahari, Post Office - Garia, Police Station - Bansdroni, Kolkata - 700084, District South 24 Parganas, of the proposed project/ duly authorized by the promoter of the proposed project, vide his authorization dated

**SRI. DEBASISH BHATTACHARJEE**, sole proprietor of **M/S. BHATTACHARJEE CONSTRUCTION**, promoter of the proposed project/ duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:



03 OCT 2023





1. That, I/ Promoter have a legal title to the land on which the development of the project is proposed

OR

“RADHE” at K.M.C. Premises No. 323, Gostatala, being Assessee No. 311110903230, under Kolkata Municipal Corporation Ward No. 111, P.S. formerly Regent Park presently Bansdroni, P.O. Garia, Kolkata – 700084, District-South 24 Parganas 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 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.

OR

That, details of encumbrances including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That, the time period within which the project shall be completed by me/Promoter is 30.05.2024.
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 the 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 rule and regulations made under the Act.
10. That, I/ Promoter shall not discriminate against any allottee at the time of allotment of any apartment, flat or building, as the case may be, on any grounds.

M/S BHATTACHARJEE CONSTRUCTION

Proprietor

DEBASISH BHATTACHARJEE

Verification

I, the deponent above, do hereby verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 03 day of October, 2023.

M/S BHATTACHARJEE CONSTRUCTION

Proprietor

DEBASISH BHATTACHARJEE

Identified by me

  
Advocate

Solemnly Affirmed & Declared  
before me on identification

T. K. Dey, Notary  
Alipore Judges / Police Court, Cal-27  
Reg. No. 1537/2000, Govt. of India

03 OCT 2023

03 OCT 2023

Nabakumar Mukhopadhyay  
Advocate

Alipore Police Court  
Enrl. No.-WB/2037/1999

