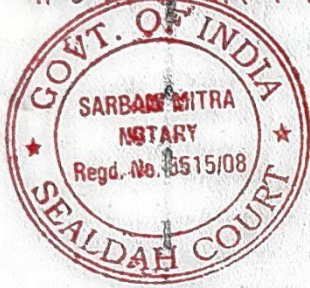




पश्चिम बंगाल WEST BENGAL

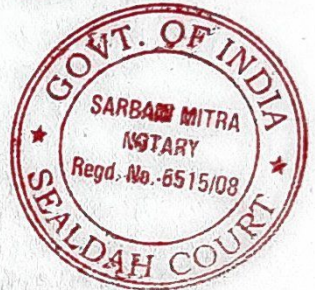
02AC 138661



Before the Notary Public
Govt. of India

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 Gitanjali Enterprise , Developer of the proposed
project Aponjon Housing Complex;

We, Riku Chakraborty Roy w/o Rahul Roy, Arpo Das s/o Kamalendu Das and
Sanket Kumar Jha alias Sanket Jha s/o Vinodanand Jha , Partners of Gitanjali
Enterprise do hereby solemnly declare, undertake and state as under:

1. Profeeto Realtors Pvt. Ltd. have a legal title to the land on which the
development of the proposed project is to be carried out

Page 1 of 3

GITANJALI ENTERPRISE

GITANJALI ENTERPRISE

GITANJALI ENTERPRISE

Riku Chakraborty (Roy)
Partner

Arpo Das

Partner

Sanket Kumar Jha alias
Sanket Jha
Partner

14 NOV 2024

28 OCT 2024

498

101

NO.....VALU.....

DATE.....

SOLD TO.....

Add.....

SIGNATURE OF STAMP VENDOR.....

SRI SOURABH CHATTERJEE

GOVT. LICENSED STAMP VENDOR

SEALDAH CIVIL COURT

KOLKATA-700014

28 OCT 2024

Enlargement

N.H.

Besah Road

700020



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.
3. That the time period within which the project shall be completed by me/promoter is 15.10.2027.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 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 any grounds.

GITANJALI ENTERPRISE

GITANJALI ENTERPRISE

GITANJALI ENTERPRISE

Riku Chakraborty (Ror)
Partner

A.A. Das

Partner

Soumit Kr. Jha alin Soumit Jha.
Partner
Deponent(s)

Page 2 of 3

14 NOV 2024

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 14th day of November, 2024.

GITANJALI ENTERPRISE

Riku Chakra barty (Roy)
Partner

GITANJALI ENTERPRISE

Arbodes

Partner

GITANJALI ENTERPRISE

Banket Rojha alhi
Partner

Deponent(s)

Banket Rojha.

Identified By Me

R.N.G.
Advocate



Solemnly Affirmed &
Declared Before Me
On Identification By . —

SARBANI MITRA
NOTARY
Regd. No. 5515/08

14 NOV 2024