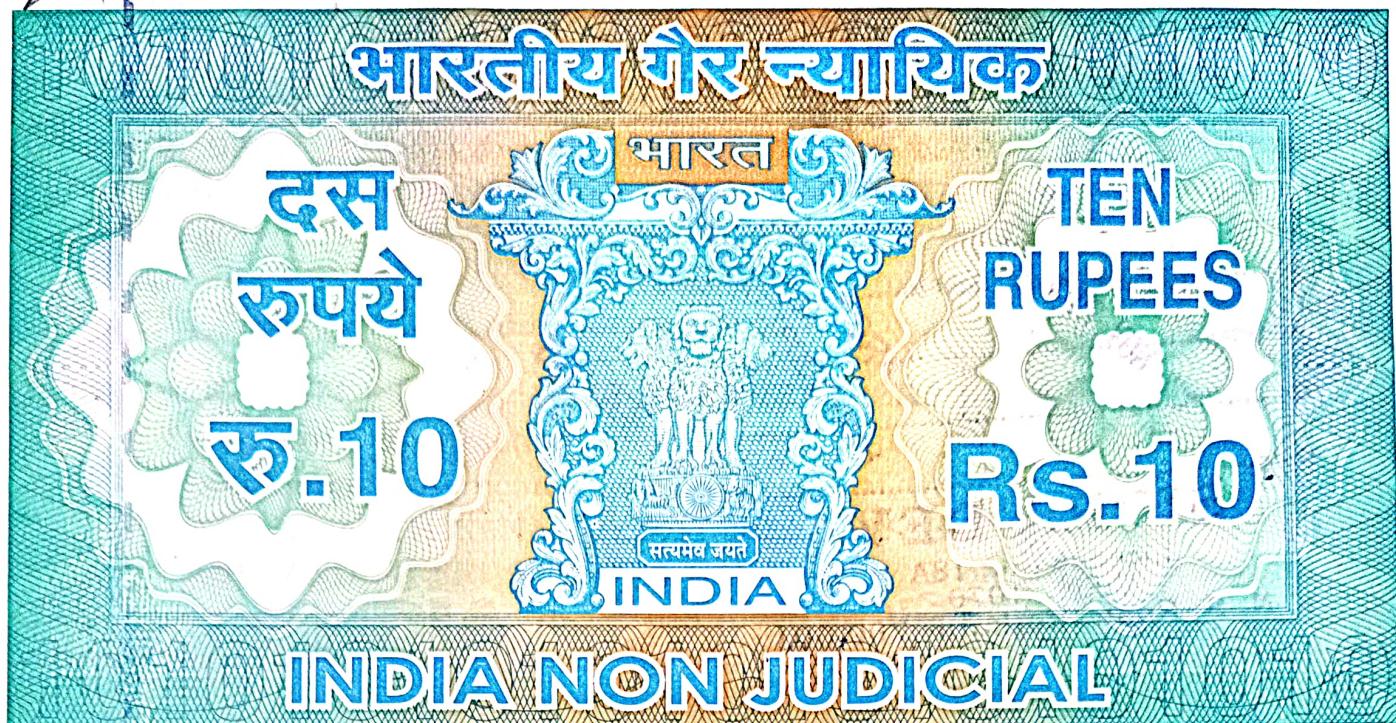


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পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

14AC 483849

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 **MR. INDRAJIT PODDER (PAN - ALMPP0600Q, AADHAAR NO - 8172 9560 9718)**, the Partner of M/s. **SATYAM DEVELOPERS**, promoter of the proposed project "**PRITHVI POINT**", at Premises No.- 6B, Northern Avenue, P.O.- Belgachia, P.S.- Chitpur, District - North 24 Parganas, Kolkata - 700 037, West Bengal, India.

RAJESH KUMAR BAJPAJ  
NOTARY GOVT. OF INDIA  
Reg. No. 13180/18  
C.M.M.S' Court  
2 & 3 Bankshall Street  
Kolkata-700 001

05 DEC 2025

290316

NO..... Sold to...

## Address

Rs.

Date.....

# SIPRADEY

License No.: 18A

Code: 1070

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

ARGHA SAHA  
HIGH COURT, CALCUTTA  
ADVOCATE

17 NOV 2025

САПІДАЯ ЗДАЮТЬ НЕДІЛЯ  
ВІДІЧІ ЧО СВІТОВІ ЧІЛДОВІ

卷之三

卷之三十一

1996 年 6 月 23 日  
王立群 60 歲

100-003-100002

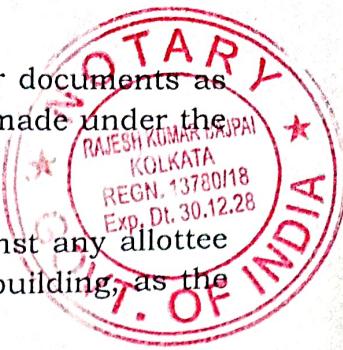
I, MR. INDRAJIT PODDER (PAN - ALMPP0600Q, AADHAAR NO - 8172 9560 9718), the Partner of M/s. SATYAM DEVELOPERS, promoter of the proposed project "PRITHVI POINT", at Premises No. 6B, Northern Avenue, P.O.- Belgachia, P.S.- Chitpur, District North 24 Parganas, Kolkata - 700 037, West Bengal, India, do hereby solemnly declare, undertake and state as under:

1. That our Firm M/s. **SATYAM DEVELOPERS** has a legal title/right to the land on which the development of the project is proposed via Development Agreement with the Land Owners, namely (1) SMT. SIDDHA NATH SAHA, (2) SMT. REKHA SAHA, (3) SMT. PRATIMA ROY, AND (4) SRI SUBRATA SAHA, being Book No. I, Volume No. 1902 - 2023, Page No- 70163 - 70192, Deed No. 01970 of 2023, registered at the Office of the ARA - II, Kolkata.
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 31<sup>st</sup> July, of 2026.
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.

05 DEC 2025

RAJESH KUMAR BAJPAI  
NOTARY GOVT. OF INDIA  
Reg. No. 3180/18  
C.M.M.S' Court  
2 & 3 Bankshall Street  
Kolkata-700 001

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.



SATYAM DEVELOPERS

*Indrajit Poddar*  
Partner

**Deponent**

**Verification**

I, **MR. INDRAJIT PODDER**, Son of Late Bisheswar Poddar, Resident of New Barrackpore, Bidhan Pally, P.O. & P.S. – Madhyamgram, District – North 24 Parganas, Kolkata – 700 128, do solemnly affirm that 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 5<sup>th</sup> day of December, 2025.



Identified by me

TINA DAS  
Advocate  
Regn No. - F-1322/14

Solemnly Affirm & Declared Before  
Me on Identification of Ld. Advocate

SATYAM DEVELOPERS

*Indrajit Poddar*  
Partner

**Deponent**

RAJESH KUMAR BAJPAI  
NOTARY GOVT. OF INDIA  
REGN. NO. 13780/18  
CJM COURT CALCUTTA  
2&3 Banksnill Street  
Kolkata-700 001

RAJESH KUMAR BAJPAI  
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05 DEC 2025