

भारतीय गैर न्यायिक

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रुपये

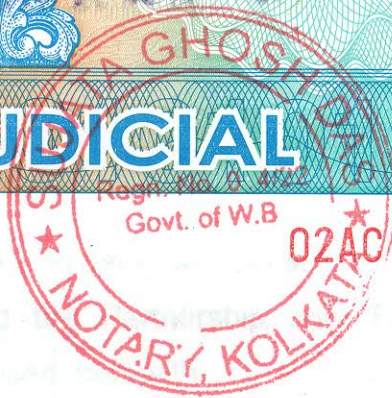
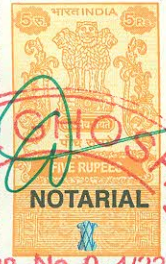
₹.10

TEN
RUPEES

Rs.10



INDIA NON JUDICIAL



FORM 'B'

[See rule 3(4) of West Bengal Real Estate
(Regulation & Developments) Rules, 2021]

TO WHOM IT MAY CONCERN

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **M/s Green View Enterprise** (herein after referred to as the Partnership Firm), Promoter of the ongoing project named as **"NEOGI APPARTMENTS"** situated at 1, Kumar para road, Ward no -17, Mouza-Baikunthapur, JL No- 37, R.S. Dag No 320,320/522, L.R. Dag No.520 R.S. Khatian No- 186, P.S.—Sonarpur, Dist-South 24 Parganas Under Rajpur Sonarpur Municipality. Kolkata -700149, West Bengal, India

SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regn No 014/2022
City Sessions Court Kolkata

13 JAN 2026

Sanjiv Kumar

-: 2 :-

M/s **Green View Enterprises**, PAN No- AACFG1794R represented by its one of the Partner **Soumitra Neogi** son of Late Nirapada Neogi, one of the Partner of M/s **Green View Enterprise** (Partnership Firm) and Promoter of the proposed project named as "**NEOGI APPARTMENTS**" do hereby solemnly declare, undertake and state as under

That the Firm has a legal title to the land on which the development of the on -going project is carried out by virtue of a joint development Agreements with Smt. Bharati Chowdhary(Neogi) and, M/s **Green View Enterprises** a Partnership Firm having Permanent Certificate of Enlistment under Rajpur Sonarpur Municipality bearing Registration Number **20034119670** With Certificate No.**0917P132522142319** Dt. **22/04/2024**

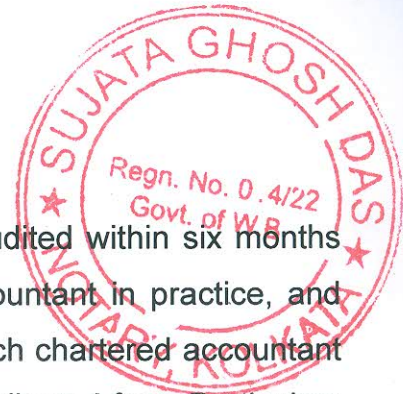
AND

All legally valid authentications of the title of such land along with an authenticated copy of the agreement between such owners and the Partnership ship Firm for the development of the Real estate project are enclosed herewith

- (1) That the said land is free from all encumbrances.
- (2) That the time period within which the project shall be completed by the Proprietorship Firm within the date of 20/09/2026
- (3) That seventy percent of the amounts realized by the Proprietorship Firm for the Real Estate Project from the allottees (as per proforma agreement for sale), 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.
- (4) 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.
- (5) 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.

SUJATA GHOSH DAS
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- (6) That the Proprietorship firm 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 by such chartered accountant and it shall be verified during the audit that the amounts collected for a Particulars project have been utilized for the Project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
- (7) That the Partnership Firm shall take all the pending approvals on time, from the competent authorities.
- (8) That the Partnership Firm has furnished such other documents as have been prescribed by the rules and regulations made under the Act
- (9) That the Partnership Firm shall not discriminate against any Allottee or Allotees at the time of allotment of any apartment, Plot or building, as the case may be, on any grounds
- (10) That if any provision in Agreement for Sale is in contravention with the Real Estate (Regulation & Development) Act, 2016 and the West Bengal Real Estate (Regulation & Development) Rules, 2021, the provisions of the said Act & Rules shall prevail in those cases.
- (11) That any contradiction arises in the future the Deponent will be responsible for it.

I, **Soumitra Neogi** (PAN No ABHPN9443Q) son of Late Nirapada Neogi , by religion – Hindu, by occupation –Business residing at Kumarpara Road, Gazipur, PO Rajpur, PS Sonarpur, South 24 Parganas, Kolkata- 700149 solemnly affirm that the facts stated in paragraph 1 to 12 are true and correct to the best of my Knowledge and belief and no material fact has been concealed.

For GREEN VIEW ENTERPRISE

Soumitra Neogi
Partner

DEPONENT

SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regn. No 014/2022
City Sessions Court Kolkata

13 JAN 2026

(4)

Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by us at Kolkata on thisday of2024



For GREEN VIEW ENTERPRISE

Saumitra Kucsi
Partner

DEPONENT

Sign with stamp

Signature Only
Identified by me
Narayan Ch. Saha

[Signature]
Advocate
CJM Court, Kolkata-1
Enrollment No WB/305/1989

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

S. Ghosh
NOTARY

13 JAN 2026

[Signature]
SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regn. No 014/2022
City Sessions Court Kolkata

13 JAN 2026