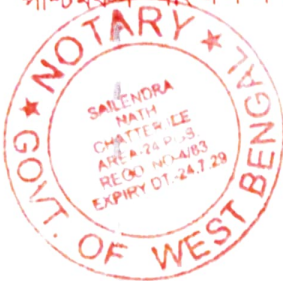




पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

24AC 305235



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 Verma Construction Developer of the proposed project **Dwarka Apartment**;

We, Bijay Kumar Bhartia, s/o Late Shrawan Kumar Bhartia and Manoj Kumar Verma, s/o Shreeram Verma, Partners of Verma Construction having its registered office at 44B, Baghbazar Street, Kolkata – 700003 do hereby solemnly declare, undertake and state as under :

01. Kumud Mishra & three others have a legal title to the land on which the development of the proposed project is to be carried out.

05 MAR 2026

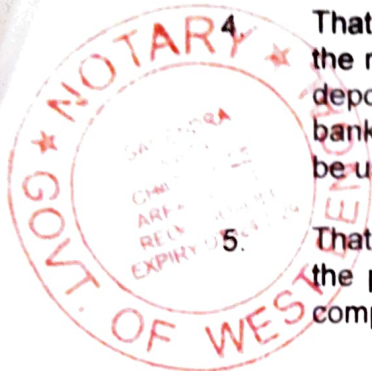
For VERMA CONSTRUCTION

[Signature]
Partner

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 6 June 2028.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



05 MAR 2026

For VERMA CONSTRUCTION

[Signature]
Dependent

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 _____ on this _____ day of _____.

For VERMA CONSTRUCTION

[Signature]
Partner

Deponent



ATTESTED BY ME

[Signature]
S. N. Chattenee
NOTARY
Regd No -4183

05 MAR 2026