

Sl. No. 15

भारतीय गैर न्यायिक

पचास
रुपये
रु.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AK 858596



FORM 'B'

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

TO WHOM IT MAY CONCERN

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of M/s Dhatri Construction Private Ltd (herein after referred to as the Private limited Company) Promoter of the on-going project named "VEDANTA II" lying & situated at Mouza-Kasba, J.L.No -13, R.S No-233, under C.S. Khatian No -535 in C. S Dag No.1961, premises No 22A/2, Dharmatala Road, Ps Kasba, P.o-Kasba, Kolkata -700042, within the limits of Ward No 67 of the Kolkata Municipal Corporation, West Bengal, India.

M/s Dhatri Construction Private Ltd (represented by its Directors 1) Mr Debabrata Maity, 2) Mr Amar Kumar Roy and 3) Mr Sujit Barman) Promoters of the on going project, do hereby solemnly declare, undertake and state as under.

1. That Owners as mentioned in the Development Agreements and in the supplementary Development Agreement have a legal title to the land on



DHATRI CONSTRUCTION PRIVATE LIMITED
Debabrata Maity
Director

15 JUL 2024

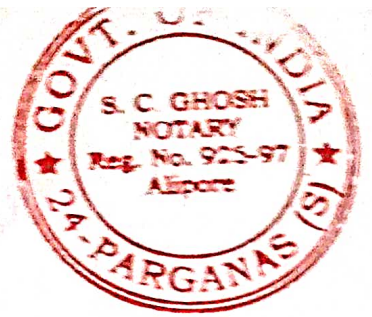
which the development of the proposed project namely "VEDANTA" is to be carried out and a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances .
3. That the time period within which the project shall be completed by promoter is within 36 months from the commencement of of the project.
4. That seventy per cent of the amounts realized by us/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 That the amounts from the separate account, to cover the cost of the project ,shall be withdrawn in proportion to the percentage of completion of the project.
6. That the 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 the completion of the project.
7. 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 completion of the project.
8. The promoter shall take all the pending approvals on time, from the competent authorities.
9. The promoter has furnished such other documents as have been prescribed by the rule and regulations made under the Act.
10. That 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.



11 5 JUL 2024

DHATRI CONSTRUCTION PRIVATE LIMITED
Debabrata Maity
Director



DHATRI CONSTRUCTION PVT. LTD

DHATRI CONSTRUCTION PRIVATE LIMITED

Debabrata Maity
Director

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 13th day of July 2024.

DHATRI CONSTRUCTION PRIVATE LIMITED

Debabrata Maity
Director

Identified by me

[Signature]
Advocate

Solemnly Affirmed & Declared
Before me on Identification

[Signature]

S. C. GHOSH, Notary
Alipore Police Const. Col-27
Reg. No. 925/97, Govt. of India



11 5 JUL 2024