

पश्चिम बंगाल WEST BENGAL

FORM-B

[See rule 3(4)]

09AC 999593

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

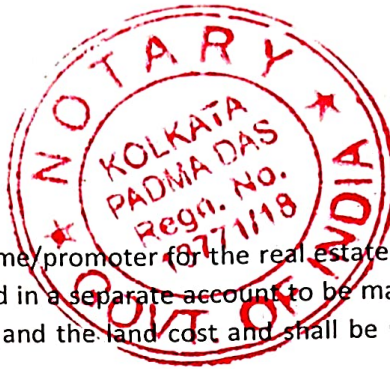
Affidavit cum Declaration of Sri Indranil Bagish, Partner of M/s. TRILOKE PROPERTIES, Promoter of the proposed Project "CHARUKUNJA" at Holding No - 1390, Master Para Road, under Ward No. 13 of Baraipur Municipality, at MOUZA - SUBUDDHIPUR, J.L NO -32, PART OF R.S. & L.R. DAG NO.- 681,682, L.R. KHATIAN NOS. - 1084,1082,1081,1083,482 & 588, PS - Baraipur, Dist - South 24 Parganas, PIN - 700144, WB, India

I, Indranil Bagish, Partner of M/s. TRILOKE PROPERTIES, Promoter of the proposed Project "CHARUKUNJA" at Holding No - 1390, Master Para Road, under Ward No. 13 of Baraipur Municipality, at MOUZA - SUBUDDHIPUR, J.L NO -32, PART OF R.S. & L.R. DAG NO.- 681,682, L.R. KHATIAN NOS. - 1084,1082,1081,1083,482 & 588, PS - Baraipur, Dist - South 24 Parganas, PIN - 700144, WB, India, do hereby solemnly declare, undertake and state as under:

1. That our Firm has a legal title/right to the land on which the development of the project is proposed via Registered Joint Development Agreement with the Land Owners, namely Sri Satyen Chakraborty, Uttam Chakraborty, Jayanta Chakraborty, Prasanta Chakraborty, being Deed No. 160312526 of 2022, registered at the office of the DSR - III, 24 Pdns (S).
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 29-05-2026

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.M's Court
Kolkata-700001

11 OCT 2025



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

Indranil Bagish
Deponent

Verification

I, Indranil Bagish Son of Mrinal Kanti Bagish Resident of Battalla, Madarat, Baraipur, PIN – 743610, 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 11th day of October, 2025

Identified by
Amf
Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No. WB/154-A/1999

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Kolkata-700001

Indranil Bagish
Deponent
SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION
Q
PADMA DAS
NOTARY

11 OCT 2025