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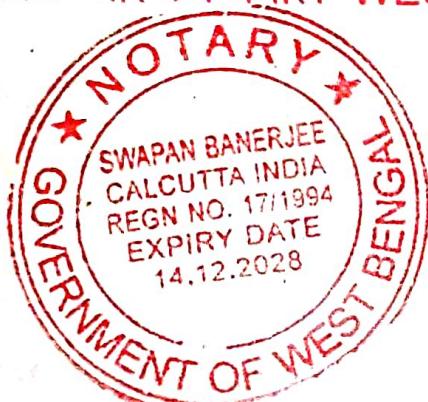
TEN
RUPEES
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INDIA

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

14AC 560316



FORM - B

[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Satyabrata Chowdhury duly Authorized by the promoter of the proposed project "GOURI RESIDENCY" Vide its authorization 31st MAY, 2013.

I, Satyabrata Chowdhury, S/o Late Sailendra Krishna Chowdhury, aged about 78 years, Residing at - 106C, Raja Dinendra Street, Kolkata - 700004, duly Authorized by the promoter of the proposed project "GOURI RESIDENCY", do hereby solemnly declare, undertake and state as under :

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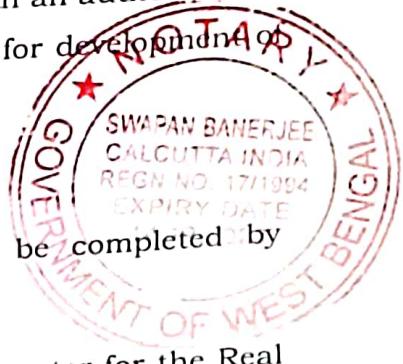
BISWANATH GHOSH
HIGH COURT ADVOCATE
CALCUTTA

NAME.....
ADD.....
Rs.....

13 NOV 2025
SURANJAN MUKHERJEE
Licensed Lawyer
C. C. Ghosh
2 & 3, H. S. Roy Road, Flat-1

13 NOV 2025
13 NOV 2025

1. That Smt. Nupur Ghosh, Sri. Subhankar Ghosh, Smt. Tumpa Ghosh, Sri. Shyamal Ghosh, Sri. Bitu Ghosh, Smt. Champa Ghosh has a legal title to the land on which the development of the project is to be carried out and a legally valid authentication of the 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 31/12/2028.
4. That seventy percent of the amounts realized by the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 only 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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of project.
8. That promoter shall take all the pending approvals on time, from the Competent authorities.
9. That promoter has furnished such other documents as have been specified by the rules 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.

For Swapnonir Infrastructure Developer Co.

Satyajalata Chowdhury
Sole Proprietor

DEPONANT

Verification

The Contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from

Verified by me at Kolkata on this 2nd day of January, 2026.

For Swapnonir Infrastructure Developer Co.

Satyajalata Chowdhury
Sole Proprietor

DEPONANT

Identified by me,

Paromita Ghosh

Advocate

Enrollment no. W.B./302/86

solemnly affirmed and declare
before me on identification

Swapnonir Infrastructure Developer Co.

SWAPAN BANERJEE
Notary, Calcutta, India
Govt. of W.B. Regn. No. 17/1994
Calcutta City Courts' Bar
Association (2nd Floor)
Calcutta-700001

02 JAN 2026