

29 MAY 2024

भारतीय गैर न्यायिक

दस
रुपये
रु.10TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

93AB 423828

FORM 'B'
[See rule 3(4)]S.A. ENTERPRISE
Sd/- Ashis Kr. Chowdhury
PartnerSigned in my presence
& Identified by me.
AdvocateAffidavit cum Declaration

Affidavit cum Declaration of **Mohammad Salman Shaikh**, (PAN – **AQWPS5547G**) S/O - Late Abdul Gaffar Sekh, by nationality- Indian, by Profession – Business, resident of 62/8, Kamalnagar Central School Street, Goda, P.O.- Rajbati, P.S.- Burdwan Sadar, Dist.-Purba Bardhaman, Pin713104. Promoter of the proposed project / duly authorized by the Promoter of the proposed project, vide its/his/their authorization dated 16-11-2021

I **Mohammad Salman Shikh**, Designation - Partner of “**S.A. ENTERPRISE**” a Partnership Firm, having its **PAN-ADXFS6963L**, Authorised Promoter of the proposed project “**MEHBOOB COMPLEX**”, do hereby solemnly declare, undertake and state as under :-

ASHIS KR. CHOWDHURY
Notary, Govt. of W. Bengal
Regd. No.-3/1998
Chandmari Road, Hadamtala
Purba Bardhaman

29 MAY 2024

ASOS YAM P S

3012 Date 28/05/24

Sl. No. Name Md. Salman s/c.

Address Burdwan

Value of Stamp

Date of Purchase from Burdwan treasury-1

Stamp Vendor - JOYANTA DAS

Sadar Registry Office (Burdwan)

Licence No.-6/2010-11

27 MAY 2024

Signature Joyanta Das



JOYANTA DAS
Sadar Sub-Division
Burdwan
Regd. No. 31998
28/05/24

ASOS YAM P S

S.A. ENTERPRIS
Md. Saikat
Sk. Asghar Ali
Partners

Signed in my presence
& Identified by me.
Advocate

1. That the Promoter have / has a legal title to the land on which the development of the proposed Project “ **MEHBOOB COMPLEX** “ is to be carried out

AND

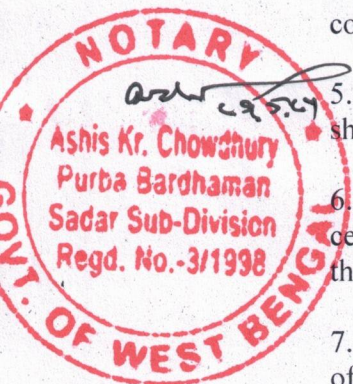
a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

OR

That details of encumbrances NA including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter is **31/03/2026**.
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.



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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.

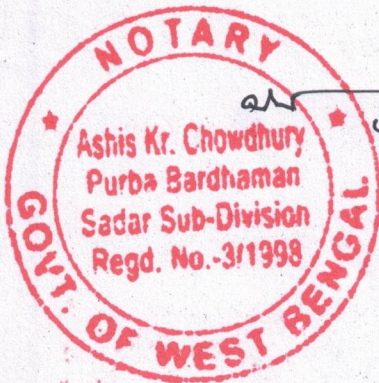
S.A. ENTERPRISE

Md. Sub. SK
SK ASGAR A.C.
Partner

Deponent

Signed in my presence
& Identified by me.

SK
Advocate



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 **29 MAY 2024** day of _____ 2024

S.A. ENTERPRISE

Md. Sub. SK
SK ASGAR A.C.
Partner

Deponent

Signed in my presence
& Identified by me.

Sk. Md. Samiullah
Advocate

SOLEMNLY AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION

SK
29.5.24
Ashis Kr. Chowdhury, Notary
Govt. of West Bengal
Purba Bardhaman
Regd. No.-03/1998

Sk. Md. Samiullah
B.A. LL.B Advocate
En. No.-WB/794/2010

29 MAY 2024