

SL. No. 16504 Dated 23.05.26

भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

BEFORE THE NOTARY PUBLIC
AT BIDHANNAGAR
DIST. NORTH 24 PARGANAS



381162

FORM 'B'

[See rule 3(4)]

DECLARATION CUM AFFIDAVIT

Affidavit cum Declaration of named **"ATTALEEKA"**, developed by, **SQUAR KEY REALTORS [PAN. AFWFS6625J]**, represented by one of its partner, namely **PRAKASH KAR [PAN. AYIPK2355G], [AADHAAR NO. 7040 5833 9406]**.

I, **PRAKASH KAR [PAN. AYIPK2355G], [AADHAAR NO. 7040 5833 9406]**, son of Dulal Kar, By Faith - Hindu, By Occupation - Business, By Nationality- Indian, Residing at Saktigarh, Feeder Road, P.O.- Shaymnagar, P.S.- Jagaddal, Pin - 743127, District - North 24 Parganas, West Bengal, India, Partner of **SQUAR KEY REALTORS [PAN. AFWFS6625J]**, Developer/Promoter of the proposed project named **'ATTALEEKA'**, do hereby solemnly declare, undertake and state as under:

23 MAY 2026

26562

ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT
Registration No: F/1314/918/2011.

10-18-02-2026

Stamp Vendor
BAHINAY COURT
Block 84 Pargana.

Stamp Vendor-Abhijit Raha
BAHINAY TREASURY

Date of Cheque

Cheque Amount Rs

29 JAN 2026

154000/-



NOTARY PUBLIC
COURT OF INDIA

1. That the owners of this land are (1) LILA KAR, (2) AMRITA GHOSHE, (3) REKHA GHOSHE, (4) DULAL KAR, (5) SENTU SAHA. We, **SQUAR KEY REALTORS [PAN. AFWFS6625J]**, as a **Developer/Promoter** with an authenticated copy of the agreement between one of the owners 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 period within which the project shall be completed by us /promoter is **04.05.2031**.
4. That seventy per cent of the amounts realized 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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by engineer, an architect and a Chartered Accountant in practice that the withdrawal proportion to the percentage of completion of the project.
7. That promoter shall get accounts audited within 6 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 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 Verification any grounds.



SQUARE KEY REALTORS

[Signature]
Partner/Deponent.

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 thisday of, 2026

Solemnly affirmed and declared
before me u/s
139 CPC and u/s 333 BNSS 2023

[Signature]
ALOK BEPARI
NOTARY
Regd. No. 53927/25
GOVT. OF INDIA

23 MAY 2026

[Signature]
ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT
Registration No: F/1314/918/2011.