

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

69AB 866047

FORM B

(See rule 3(4))

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 Ms. Texture Realty Private Limited promoter of the proposed project, vide its authorization dated 20<sup>th</sup> April, 2023;

Soumya Sahu, S/o. Late Arabinda Sahu duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

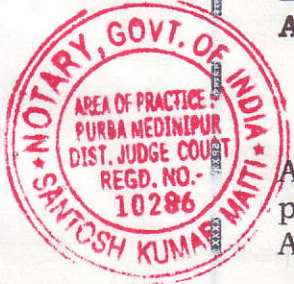
1. Mr. Purnendu Sarkar has a legal title to the land on which the development of the proposed project is to be carried out

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.

That the said land is free from all encumbrances.

12304  
29/4/23



29/4/23  
S. K. MAITI  
NOTARY  
Govt. of India

3. That the time period within which the project shall be completed by promoter is 31-03-2030.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 promoter shall take all the pending approvals on time, from the competent authorities.

9. That promoter have furnished such other documents as have been prescribed 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.

TEXTURE REALTY PVT. LTD.

*Sourmya Sahu*  
Deponent  
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 Tamruk on this 24th day of April, 2023. TEXTURE REALTY PVT. LTD.

DEPONENT IS IDENTIFIED AND HAS  
SIGNED THIS AFFIDAVIT ON OATH  
BEFORE ME ON THIS 24/4/23

SANTOSH KUMAR MAITI, NOTARY  
Appointed by Govt. of India, Under the  
Notaries Act 1952 (Act No.-53 of 1952)  
For the District of Purba Medinipur Judges' Court.  
Tamruk, Purba Medinipur, W. B.

*Sourmya Sahu*  
Deponent  
Director

Identified by me and signed  
in my presence.  
*Racharajyam Jais*  
Advocate  
24/4/23

