



WEST BENGAL



163611

FORM 'B'

[See Rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of MR. PRASENJIT DATTA, Partner of DATTA CONSTRUCTION, a Partnership Firm duly incorporated under the Partnership Firm Act, 2008, having its Registered Office at Indraloke Road No. 2, P.O. - Sodepur, Kolkata - 700110 West Bengal (Promoter) (which expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include its successor or successors-in-interest and assigns) of the proposed project,

M/s. **DATTA CONSTRUCTION**
Prasenjit Datta
 Partner

05 JUN 2025

(2)



I, MR. PRASENJIT DATTA, duly authorized by the Promoter/Owner/Developer of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the Promoter/Owner/Developer has the legal title to the land on which the development of the project is proposed AND a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and Promoter/Owner/Developer for development of the Real Estate project is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That the timeperiod within which the project shall be completed by the Promoter/Owner/Developer is December, 2027.
4. That seventy percent of the amounts realised by the Promoter/Owner/Developer 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 the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect, and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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/Owner/Developer 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 the completion of the project.
8. That the Promoter/Owner/Developer shall take all the pending approvals on time, from the competent authorities.

Prasenjit Datta
M/s. **DATTA CONSTRUCTION**
Partner

05 JUN 2025

(3)



9. That the Promoter/Owner/Developer have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That Promoter/Owner/Developer 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 DATTA CONSTRUCTION
M/s. DATTA CONSTRUCTION

Prasenjit Datta

AUTHORIZED SIGNATORY

NAME - PRASENJIT DATTA

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 this day of ,2025.

*Identified by me
Subhankar Roy*

SUBHANKAR ROY
BA LLB & LLM
ADVOCATE
30, INDRALOKE, ROAD NO. 7,
KOLKATA-700 113

For DATTA CONSTRUCTION

M/s. DATTA CONSTRUCTION

Prasenjit Datta
Partner

AUTHORIZED SIGNATORY

NAME - PRASENJIT DATTA

DEPONENT

Solemnly Affirmed and
Declared before me U/S 139
CPC, U/S 297 (C) CRPC

SK
Notary

SK, Nazrul Islam
Notary, Govt. of W.B.
Regn. No. 447/19
City Civil Court, Kolkata

05 JUN 2025