



पश्चिम बंगाल WEST BENGAL

03AC 569162



BEFORE THE NOTARY PUBLIC
BARASAT, NORTH 24 PARGANAS

FORM 'B'

[See rule 3(4)]

DECLARATION CUM AFFIDAVIT

Affidavit cum Declaration of **SANDIP DAS [PAN : AFMPD4516R]** Promoter and Partner of the proposed project **"TIRUPATI GREEN TOWER"**.

I, **SANDIP DAS [PAN : AFMPD4516R]** Promoter and Partner of the proposed project **"TIRUPATI GREEN TOWER"** do hereby solemnly declare, undertake and state as under:

1. That I/promoter have/has 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.



01 APR 2025

Sl. No. 45730 Sold to.....

Address.....

A. K. Maity

Licensed Stamp Vendor

10, Old Post Office Street

Kolkata - 700001

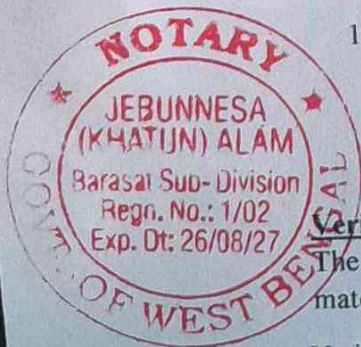
Rs. 10/- (Rupees Ten) only

Issue Date:, Sign. 

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

12 FEB 2025

3. That the time period within which the project shall be completed by me /promoter is 07/04/2027.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by engineer, an architect and a Chartered Accountant in practice that the withdrawal proportion to the percentage of completion of the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.



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 01/04/25 day of April, 2025.

For TIRUPATI CONSTRUCTION

Sanku
Deponent
Partner

Solemnly affirmed on 01/04/25
by the party being duly identified by
Adocate An Swamian
This document contains
pages and is checked by

Notary Clerk

Jee 01/04/25
(Jebunnesa Alam)
Notary Public, Barasat
NOTE: 24 Pgs. REGN No. 02

01 APR 2025

Anamika Swamian
Judge's Court, Barasat