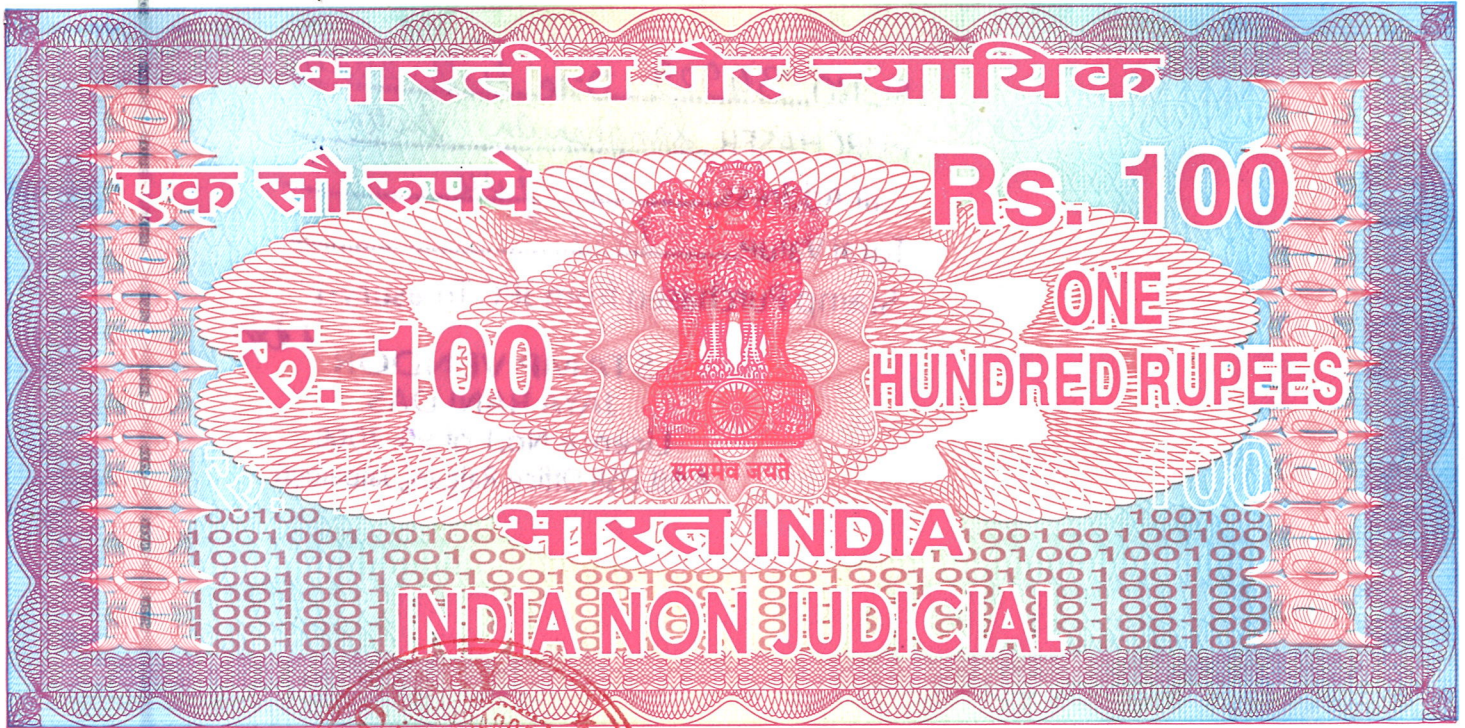




भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE
HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AP 716939



SHREE DWARIKA INFRA CON LLP
Prateek Agarwal
Partner

BEFORE THE NOTARY PUBLIC AT SILIGURI

AFFIDAVIT

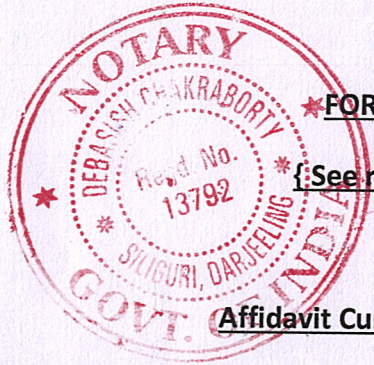


Debasish Chakraborty
Notary Govt. of India
Siliguri, Darjeeling
Regd. No. 13792

12 MAR 2024

SL. NO. 34929 Date 4.3.2024
PURCHASER. Sanghamita Dutta
Full Address. Siliguri
Total Value. 100/-
Stamp Purchased from JPG Treasury-1

STAMP VENDOR
JAYA RANI DAS
Licence No.1 of 99-2000
Addl. DSR Office, Rajganj, Jalpaiguri



★ FORM "B" ★

{See rule 3(4)}

Affidavit Cum Declaration

SHREE DWARIKA INFRA CON LLP
Partner
Prateek Agarwal

Affidavit cum Declaration of Sri Prateek Agarwal duly authorized by the promoter of the proposed project, vide his authorization dated 12/03/2024 .

I, Sri Prateek Agarwal S/o Sri Deepak Kumar Agarwal, aged about 26 years, residing at Rail Gate, Mahabirathan, Siliguri-734005, Dist.- Darjeeling duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

1. That Sri Sanjay Agarwal & Others has a 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 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
3. That the time period within which the project shall be completed by Promoter is 3rd May 2026.
4. That seventy percent of the amounts realized by promoter for the real estate project from all 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.



Debasish Chakraborty
Notary Govt. of India
Siliguri, Darjeeling
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12 MAR 2024

7. That Promoter shall take all the pending approvals on time, from the competent authorities.
8. That promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. 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



SHREE DWARIKA INFRA CON LLP
SHREE DWARIKA INFRA CON LLP

Prateek Agarwal
Partner

[Sri Prateek Agarwal]

Deponent

Verification

The contents of my above Affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Siliguri, on this the day of 12th Day of March, 2024.

SHREE DWARIKA INFRA CON LLP

SHREE DWARIKA INFRA CON LLP

Prateek Agarwal
Partner

[Sri Prateek Agarwal]

Deponent

AFFIDAVIT

Solemnly affirmed before me

By *Prateek Agarwal*

of *Siliguri*

Identified by *S. Dutta (Adv)*

on this the *12th* day of *Mar* 20*24*

Sanghamita Dutta
ANGHAMITA DUTTA
ADVOCATE, SILIGURI
Enrol No: F/1677/1511/2021

Debasish Chakraborty
Notary Govt. of India
Siliguri, Darjeeling
Regd. No. 13792

1 2 MAR 2024