



पश्चिम बंगाल WEST BENGAL

37AA 195560

FORM 'B'

(See Rule 3(4))

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of M.SHIVA SHANKAR RAO S/O LATE M.M. RAO, RESIDING AT 37, NEW Settlement Market, P.O:Kharagpur, P.S:- Kharagpur(Town), District - Paschim Medinipur, Pin: 721301, Designation - Partner, SARITHA CONSTRUCTIONS, Promoter of the proposed project "KRISHNASHREE ENCLAVES, BLOCK - A".

I, M.SHIVA SHANKAR RAO S/O LATE M.M.RAO, Residing at 37, New Settlement Market, P.O:Kharagpur, P.S:Kharagpur(Town), District:Paschim Medinipur, Pin - 721301, Designation - Partner SARITHA CONSTRUCTIONS, Promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That RITA PANDEY have 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 of the real estate project along with Development Agreement and Power of Attorney is enclosed herewith.

...P/2.

Signature Attested

SUBHASIS SEN
Notary Kharagpur Sub-Divn

24/6/25

ক্রমিক নং 4360 টাকা 207

তাং 24 JUN 2025 জেলা-পশ্চিম মেদিনীপুর

নাম শ্রী / শ্রীমতী M. Shiva Shankar Rao.

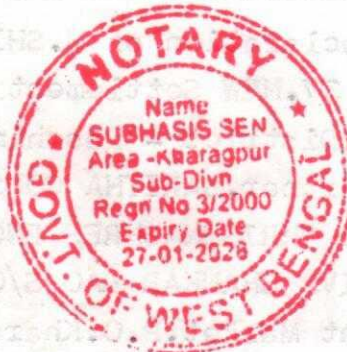
সাং New Settlement Market

পোঃ KLP থানা KLP (T)

এস.ডি.ও অফিস খড়াপুর

ভেদার - বিনোদ কুমার দাস

24 JUN 2025





(2)

2. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is 25/05/2030.

4. That seventy percent of the amount 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I/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 amount collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentages of completion of the project.

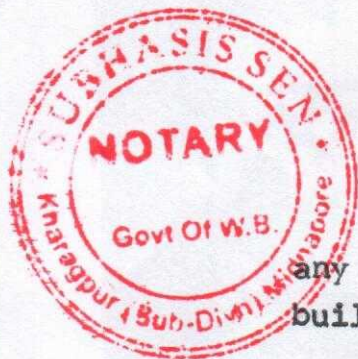
8. That I/promoter shall take all the pending approvals on time, from the competent authorities.

9. That I/promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the act.

...P/3

24 JUN 2025

Signature Attested
SUBHASIS SEN 24/6/25
Notary Kharagpur Sub-Divn



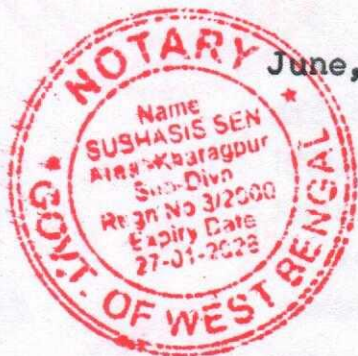
(3)

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 any grounds.

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 Kharagpur on this 24th day of June, 2025.



M. Shiva Shankar
Deponent

IDENTIFIED BY ME:

Bhola Krishna Pal
ADVOCATE 334/444

24 JUN 2025

Signature Attested

Subhasis Sen

Notary Kharagpur Sub-Div

24/6/25