



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

96AB 431212

FORM 'B'

[See Rule 3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Dipak Kumar Bajaj**, duly authorized by the promoter "Skyhill Projects Private Limited, of the proposed project "SKY SHINE", vide his authorization dated 10/09/2024.

I, **Mr. Dipak Kumar Bajaj**, duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That promoter i.e. M/s Skyhill Projects Private Limited, has a legal title to the land on which the development of the proposed project "SKY SHINE" is to be carried out.
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 30/09/2025.



RAJESH KUMAR BAJPAI,
NOTARY GOVT. OF INDIA
Reg. No. 13780/18
C.M.M.S. Court
2 & 3 Bankshall Street
Kolkata-700 001

30 SEP 2024

4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 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 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 any grounds.

Verification

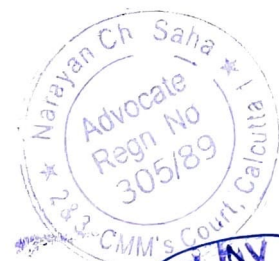
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Kolkata on this 30th Day of September, 20 24.

SKYHILL PROJECTS PVT. LTD.

[Signature]
Authorised Signatory/Director

Deponent



Identified by me
[Signature]
Advocate

Solemnly Affirm & Declared Before
Me on Identification of Ld. Advocate

RAJESH KUMAR BAJPAI
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