



পশ্চিমবঙ্গ পশ্চিম বঙ্গ WEST BENGAL



FORM 'B'

[See Rule 3(4)]



**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH
SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON
AUTHORISED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sibasis Das (PAN ADRPD8180E), son of Sanjib Chandra Das, by faith Hindu, by nationality Indian, by occupation Business, being the sole proprietor of the Promoter "M/S Reliance Construction Company", a Proprietorship firm, having its registered office at 28/1G, Harry Krista Sett Lane, Post Office Sinthee, Police Station Sinthee, Kolkata-700050, West Bengal, of the proposed project "SARADIYA APARTMENT".

I, Mr. Sibasis Das, being the sole proprietor of the Promoter of the proposed project "SARADIYA APARTMENT" do hereby solemnly declare, undertake and state as under:

- 2 individuals mentioned in Schedule A below has the legal title to the land on which the development of the proposed project by the promoter is been carried out.

AND

A legally valid authentication of title of such land along with an authenticated copy of agreement between such owner and promoter for development of the real estate project is enclosed herewith.

SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regd. No. 014/22
City Sessions Court, Kolkata

09 JAN 2025

ক্রমিক নং 1559 তারিখ 19-12-21

মূল্য : ৭০৮/-

ক্রেতা : Reliance Construction Co.

সিকানা : 28/17 H. K. Seth Lane Kol-50

ভেণ্ডার : Ranjita Paul

কলিকাতা নগর পৌরসভা

কলিকাতা নগর পৌরসভা

বি

ভেণ্ডারের নাম - রঞ্জিতা পাল

ক্রেতার নাম :- বারাকন্দা

তারিখ : 14 Nov 2024

সাম্প্রদায়িকতার তারিখ

টি.ডি. নং মোট কত টাকার

120000

সাম্প্রদায়িকতা করা হইয়াছে।



FORM 'B'
[See Rule 3(4)]



AUTHORISED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sibasis Das (PAN ADRPD8180E), son of Ranjita Chandra Das, by faith Hindu, by nationality Indian, by occupation Business, being the sole proprietor of the Promoter "M/s Reliance Construction Company", a Partnership firm, having its registered office at 28/17, H. K. Seth Lane, Post Office Number Police Station Shindur, Kolkata-700050, West Bengal, of the proposed project "SARADIA APARTMENT".

I, Mr. Sibasis Das, being the sole proprietor of the Promoter of the proposed project "SARADIA APARTMENT", do hereby solemnly declare, under oath and state as follows:-

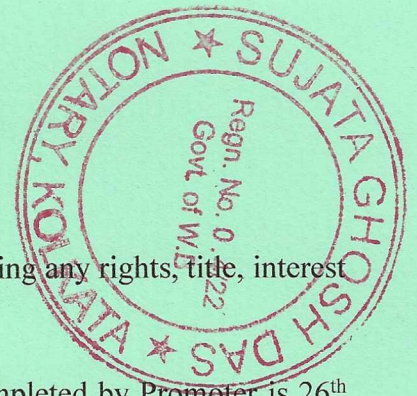
1. I, the undersigned, mentioned in Schedule A below, has the legal title to the land on which the development of the proposed project by the promoter is being carried out.

AND

A legally valid authentication of 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.

9 JAN 2025

SULATA GHOSH DAS
Notary Govt. of W.B.
Regd. No. 01473
City Sessions Court, Kolkata



2. That the said land has no-encumbrances whatsoever including any rights, title, interest or name of any party in or over such land,.
- That the time period within which the project shall be completed by Promoter is 26th December, 2026 for project "SARADIYA APARTMENT".
3. That seventy percent of the amounts realised by 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.
4. 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.
5. 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.
6. 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.
7. That I / Promoter shall take all the pending approvals on time, from the competent authorities.
8. That I/ Promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. 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.

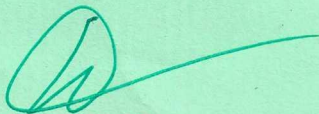
Deponent

For M/s. Reliance Construction Company

Sibasis Das

Represented by its sole proprietor

Sibasis Das


SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regd. No. 014/22
Kolkata

09 JAN 2025



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 9th Day of January, 2025.

Deponent

For M/s. Reliance Construction Company

Sibasis Das

Represented by its sole proprietor

Sibasis Das

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

S. Ghosh
NOTARY

Identified by me
Subrata Mallik
Adv

Subrata Mallik
(Adv.)
Barasat Court
Enroll No.-F31/31 of 1987)

9 JAN 2025

SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regd. No. 014/22
City Sessions Court, Kolkata



“Schedule A”

(1 & 2 are the joint and absolute owners of the Project Property)

1. **Sri Swapan Roy** (PAN ACHPR9487M), Son of Late Jatindra Nath Roy, by faith-Hindu, by Nationality-Indian, by occupation-Service, residing at 1/18, Gopal Chandra Bose Lane, Post Office Sinthee, Police Station Sinthee, Kolkata-700050, District – North 24 Parganas, West Bengal, presently residing at 3G, Gour Sundar Seth Lane, Post Office Sinthee, Police Station Sinthee, Kolkata-700050, District – North 24 Parganas, West Bengal.
2. **Sri Tarak Poddar *alias* Tarakeshwar Poddar** (PAN AEMPP0380E), Son of Late Sakshi Gopal Podder & Late Dolly Podder, by faith-Hindu, by Nationality-Indian, by occupation-Service, residing at 1/18, Gopal Chandra Bose Lane, Post Office Sinthee, Police Station Sinthee, Kolkata-700050, District – North 24 Parganas, West Bengal.

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

NOTARY

9 JAN 2025

SUJATA GHOSH DAS
Notary Govt. Of W.B.
Regd. No. 014/22
City Sessions Court, Kolkata