

भारतीय गैर न्यायिक

बीस रुपये

रु.20

Rs.20

TWENTY  
RUPEES

INDIA NON JUDICIAL



পশ্চিমবঙ্গ

WEST BENGAL

149670

**AFFIDAVIT CUM DECLARATION**

**Affidavit cum Declaration of Sushil Chamaria, son of Ram Gopal Chamaria, working at 9<sup>th</sup>, 86A Haute Street, Topsia Road South, Kolkata 700046, duly Authorised Signatory by the promoter **Richmond Rawalwasia Developers LLP** of the proposed project '**SHREE SKY HOMES**' at Mouza-Domjur, J.L No 33, P.S Domjur, Howrah 711405, vide its authorization dated 25.04.2025.**

I, Sushil Chamaria, as Authorised Signatory of the promoter of the project '**SHREE SKY HOMES**' do hereby on behalf of the promoter solemnly declare, undertake and state as under:

1. That Richmond Rawalwasia Developers LLP 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 along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

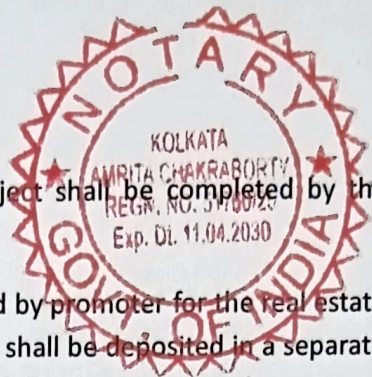
2. That the said land is free from all encumbrances.

**RICHMOND RAWALWASIA DEVELOPERS LLP.**

Partner/ Authorised Signatory

**AMRITA CHAKRABORTY**  
NOTARY GOVT. OF INDIA  
REGN. NO. 51760/25  
CJM COURT, CALCUTTA, WB  
2 & 3 Bankshall Street  
KOLKATA-700001

**09 JAN 2026**



3. That the time period within which the project shall be completed by the promoter is **20.11.2029**.
4. That seventy per cent 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That promoter shall take all the pending approvals on time, from the competent authorities.
8. That promoter has 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, on any grounds. **RICHMOND RAWALWASIA DEVELOPERS LLP.**

**AMRITA CHAKRABORTY**  
NOTARY GOVT. OF INDIA  
REGN. NO. 51760/25  
CJM COURT, CALCUTTA, WB  
2 & 3 Bankshall Street  
KOLKATA-700001

Partner/ Authorised Signatory  
Deponent

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 this 9<sup>th</sup> day of January, 2026.

**RICHMOND RAWALWASIA DEVELOPERS LLP.**

solemnly Affirm & Declared Before  
an Identification of Ld. Advocate

**AMRITA CHAKRABORTY**  
NOTARY GOVT. OF INDIA  
REGN. NO. 51760/25  
CJM COURT, CALCUTTA, WB

Partner/ Authorised Signatory  
Deponent

Identified by me

**Soma Dutta**  
Advocate

CJM Court, Kolkata  
Regn. No.-F-1496/2

**09 JAN 2026**