



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

AS 342143



Affidavit cum Declaration

Affidavit cum Declaration of Ms. Shalini Dubey, duly authorized by the promoter of the proposed project, vide its authorization dated 29<sup>th</sup> June, 2024;

I, Shalini Dubey, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under.

1. R.D. ALLOYS PRIVATE LIMITED have 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.
3. That the time period within which the project shall be completed by promoter is June 30<sup>th</sup>, 2029.

**KAMAL KUMAR PAUL**  
**NOTARY GOVT. OF INDIA**  
Regd. No. 2700/04  
C.M.Ms' Court  
2 & 3 Bankshall Street  
Kolkata-700001

31 JUL 2024

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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. 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.

Deponent

(BERGAMOT CONBUILD LLP)  
BERGAMOT CONBUILD LLP

*Shalini Dubey*  
.....  
Authorised Signatory

(SIGNATURE OF AUTHORIZED SIGNATORY)

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 31<sup>st</sup> day of July, 2024

Deponent

(BERGAMOT CONBUILD LLP)  
BERGAMOT CONBUILD LLP

*Shalini Dubey*  
.....  
Authorised Signatory

(SIGNATURE OF AUTHORIZED SIGNATORY)



Identified by me  
*Tina Das*  
TINA DAS  
Advocate  
Regn No. - F-1322/21

31 JUL 2024

KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Regd. No. 2700/04  
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Kolkata-700001

Signature Attested Only  
in Identification of I.D. Advocate

*Kamal Kumar Paul*  
KAMAL KUMAR PAUL  
NOTARY GOVT. OF INDIA  
Kolkata, West Bengal