

Serial No. 36/22/1/25-



पश्चिम बंगाल WEST BENGAL

02AC 841529

BEFORE THE NOTARY
ALIPORE JUDGES COURT
KOLKATA-700 027



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 Mrs. Srividhya Murthy, promoter of the proposed project at 218, Lake Gardens, P.S. Lake, Kolkata 700 045

I, Srividhya Murthy, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

Have entered into joint development agreement/collaboration agreement/development agreement or any other agreement with Sri. Tejomoy Basu, who possesses a legal title to the land on which the development of the proposed project is to be carried out

AND



22 JAN 2025

09 JAN 2025

281

Serial No..... Date.....
Name..... S. K. DEY. ADV.
Address..... Alipore Judges Court, Kol-27

Value Rs..... P.....
BIDYUT KR. SAHA
Licence Stamp Vendor
Alipore Judges' Court 24 Pgs. (S)
Kolkata-700 027

Stamp Vendor

Signature



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

1. That the land is free from all encumbrances.
2. That the time period within which the project shall be completed by me/promoter is 24 months.
3. That seventy percent of the amounts realized 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 land cost and shall be used only for that purpose, as far as building is concerned. For layout projects, it will be cost of development and land cost.
4. That the amounts from separate accounts; to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and a chartered account in practice that the withdrawal is in proportion to the percentage of completion of the project as far as the building is concerned. For layout projects, the withdrawal can be done after obtaining a certificate from the Architect/ Licensed Surveyor stating that the project has been developed and completed in all respects as per the layout approved by the competent authority.
5. That I/promoter shall get 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 to the Authority and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawals have been made in compliance with the proportion to the percentage of completion of the project.
6. That I/promotor shall take all the pending approvals on time, from the competent authorities.
7. That I/promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
8. 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.



For SRI. TEJOMOY BASU

Sri Vidhya Murthy
DEPONENT
SRIVIDHYA MURTHY
Proprietor, SVL DEVELOPERS
Constituted Power of Attorney Holder

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 22nd day of January 2025.



Solemnly declared and affirmed
Alipore Judges Court, Kol-27
Identification at.....
Under Notaries Act

P. Bose
P. Bose
Notary Govt. of India
1382118

22 JAN 2025

DEPONENT

For SRI. TEJOMOY BASU

Sri Vidhya Murthy
SRIVIDHYA MURTHY
Proprietor, SVL DEVELOPERS
Constituted Power of Attorney Holder

Identified by me

Debasish Chowdhury
Debasish Chowdhury
WB/929/1983,
Advocate
Alipore Judges' Court, Kol-700 027