



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

03AC 567841

FORM 'B'

[See rule 3(2)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER.

Affidavit cum Declaration

Affidavit cum Declaration of Sri Sayak Saha, (PAN:AUYPS6478G), son of Sri Asit Kumar Saha, age about 43 years, by Faith- Hindu, by Nationality - Indian, by Occupation- Business, residing at 7 Durga Charan Banerjee Street, P.O.- Hatkhola, P.S.- Shyampukur, Kolkata- 700005, Partner of the promoter (**SSAS REALTY**) for the proposed project "**BANI RESIDENCY**" situated at Premises No.16, Hemendra Sen Street, Ward No. 017 under KMC, P.O.- Beadon Street, P.S.- Burtolla, Kolkata- 700006, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 23/06/2025;

I, Sayak Saha Partner of (promoter) **SSAS REALTY**, a Partnership Firm, having PAN No. AFMFS8243L and its registered office at 2, Principal Khudiram Bose Road, P.O.- Beadon Street, Ward No. 011 under KMC, P.S.- Burtolla, Kolkata- 700006, of the proposed project/duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:

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SSAS REALTY

Partner

1. (a) **Sri Sanat Paul** (PAN:AFQPP0588P), son of Late Sambhu Nath Paul, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at 24B, Mahendra Bose Lane, P.O.- Bagbazar, P.S.- Shyampukur, Kolkata, -700003, (b) **Sri Sayak Saha** (PAN: AUYP56478G), son of Sri Asit Kumar Saha, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at 7 Durga Charan Banerjee Street, P.O.- Hatkhola, P.S.- Shyampukur, Kolkata-700005, (c) **Sri Ardhendu Sekhar Saha** (PAN: AWDPS9279E), son of Late Amal Kanti Saha, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at 437/B, Rabindra Sarani, P.O.- Hatkhola, P.S.- Jorabagan, Kolkata-700005, (d) **Sri Sudip Pan** (PAN: ALPPP5277Q), son of Sri Raghunath Pan, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at Dashodrone, Sandipani, P.O.- Rajarhat Gopalpur, P.S.- Baguiati, Kolkata-700136, Dist.North 24 Parganas, has 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.

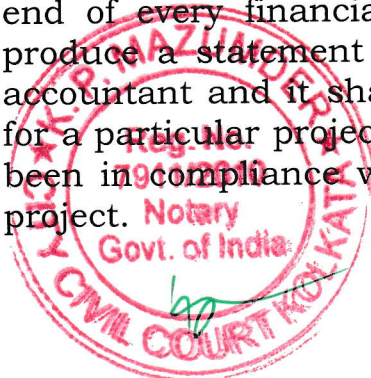
3. That the time period within which the project shall be completed by us/promoter is 20/12/2029.

4. That seventy percent of the amounts realised by us/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 schedule 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, we / 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

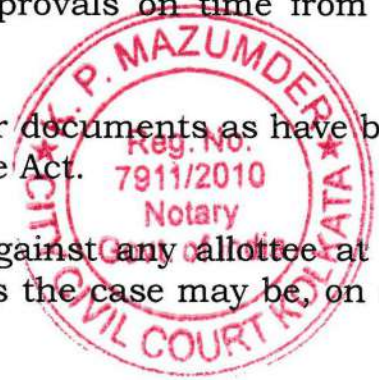


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8. That, we / promoter shall take all the pending approvals on time from the competent authorities.

9. That, we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That, we / 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

SSAS REALTY

[Signature]
Partner

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 23rd day of June, 2025.



Solemnly Affirmed & Declared
Before me on Identification

[Signature]
K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg. No. 7911/2010 Govt. of India

Deponent

SSAS REALTY

[Signature]
Partner

23 JUN 2025

Identified by me

[Signature]
Advocate