



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

08AC 808159

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. Tapendra Nath Benerjee (PAN ADEFPB4057N), son of Late Rajendra Nath Banerjee, by faith Hindu, by nationality Indian, by occupation Business, being one of the partner of the Promoter "M/S Satyakrishna Enterprise" (PAN ADNFS1451R), a partnership firm incorporated under the Indian Partnership Act, 1932, having its registered office at 145 A/2, South Sinthee Road, Post Office Sinthee, Police Station Sinthee, Kolkata-700050, West Bengal, of the proposed project "AVISHIKTA HEIGHTS", situated at 57C/3, B.T.Road, Post Office Sinthee, Police Station Sinthee, Kolkata-700002, District North 24 Parganas, West Bengal, vide its authorization letter dated 25th September, 2025.

I, Mr. Tapendra Nath Benerjee, duly authorized by the promoter of the proposed project "AVISHIKTA HEIGHTS" do hereby solemnly declare, undertake and state as under:

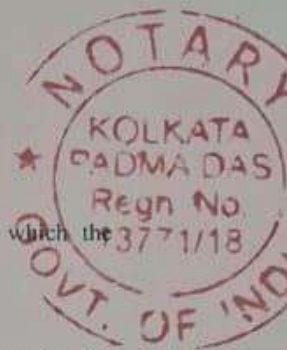
SATYA KRISHNA ENTERPRISE

Tapendra Nath Banerjee
Partner

PADMA DAS
NOTARY
Regn. No. 13771/18
G.M.'s Court
Kolkata-700 001

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09 OCT 2025



1. 3 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.

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 3rd September, 2030 for project "AVISHIKTA HEIGHTS".
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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

Place: Kolkata
Date - 08.10.2025

For M/s. Satyakrishna Enterprise

SATYA KRISHNA ENTERPRISE

Tapendra Nath Banerjee
Partner

Represented by its Partner

Tapendra Nath Banerjee

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.M's Court
U.N. 21, 700 001

09 OCT 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 October, 2025.

Deponent

For M/s. Satyakrishna Enterprise

SATYA KRISHNA ENTERPRISE

Tapendra Nath Banerjee

Partner

Represented by its Partner

Tapendra Nath Banerjee

Identified by

Himadri Chakraborty
Advocate

CJM Court, Calcutta
Enrolment No. WB/154-A/1990

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

PADMA DAS
NOTARY

PADMA DAS
NOTARY

Regn. No. 13771/18
CJM Court
Kolkata-700 001

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"Schedule A"

(1 to 3 are the joint and absolute owners of the Project Property)

1. **Mr. Tapendra Nath Banerjee** (PAN No. – ADEPB4057N, Aadhaar No. – 9648 9264 6603) son of Late Rajendra Nath Banerjee by faith Hindu, by occupation Business, by Nationality Indian, residing at 145A/2, Ganapati Sur Sarani, (Previously South Sinthee Road) Police Station & Post Office - Sinthee, Kolkata-700050.
2. **Mr. Arindam Banerjee** (PAN No. -- AFSPB4259D, Aadhar No. – 9608 8727 3908) son of Mr Tapendra Nath Banerjee, by faith Hindu, by occupation Business, by Nationality Indian, residing at 145A/2, Ganapati Sur Sarani, (Previously South Sinthee Road) Police Station & Post Office - Sinthee, Kolkata-700050.
3. **Mr. Tirthankar Banerjee** (PAN No. – BIJPB4015N, Aadhaar No. – 4184 9664 0314), son of Mr Tapendra Nath Banerjee, by faith Hindu, by occupation Business, by Nationality Indian, residing at 145A/2, Ganapati Sur Sarani, (Previously South Sinthee Road) Police Station & Post Office - Sinthee, Kolkata-700050.

SATYA KRISHNA ENTERPRISE

Tapendra Nath Banerjee
Partner

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION

[Signature]
PADMA DAS
NOTARY

PADMA DAS
NOTARY
Regn. No. 13771/18
Q.M.'s Court
Kolkata-700 001

09 OCT 2025