

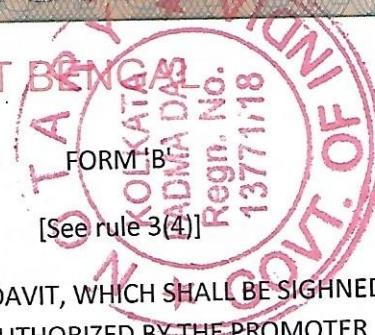
भारतीय गैर न्यायिक



INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বাংলা WEST BENGAL

15AC 404723



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 Bikram Kumar Saraf, Director of M/s. SQUAREWOOD PROJECTS PVT LTD promoter of the proposed project **CREEK RESIDENCY** at Premises No. 7A, Rajkumar Bose Lane, under Ward No. 51 of Borough – VI of KMC, PO – Muchipara, PS – Dharmatala, Kolkata – 700013, WB, India

I, Bikram Kumar Saraf, Director of M/s. SQUAREWOOD PROJECTS PVT LTD promoter of the proposed project **CREEK RESIDENCY** at Premises No. 7A, Rajkumar Bose Lane, under Ward No. 51 of Borough – VI of KMC, PO – Muchipara, PS – Dharmatala, Kolkata – 700013, WB, India, do hereby solemnly declare, undertake and state as under:

1. That our Company has a legal title/right to the land on which the development of the project is proposed via Joint Development Agreement with the Land Owners, namely Sushil Kumar Day, Bidyut Kumar Day, Chandi Charan Day, Tapati Day, Manishi Lal Day and Hema Das, being Deed No. 190401528 for the year 2023 registered at the Office of the ARA – IV, Kolkata
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is 30-05-2028

PADMA DAS
NOTARY
Regn. No. 13771/18
C.M.M's Court
Kolkata-700001

06 DEC 2025

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

Verification

I, Bikram Kumar Saraf Son of Binode Kumar Saraf resident of Block 3, Flat 3N, 1, Jubilee Park, Tollygaunge, Kolkata - 700033, do solemnly affirm that 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 4th day of December, 2025



Deponent

Identified by
Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No. WB/154-A/1884

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SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION
06 DEC 2025
PADMA DAS
NOTARY