

SL. NO. 15



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

12AC 063008

FORM 'B'
[See rule 3(4)]

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 Mr. Sanjay Kumar Singh (PAN: ALXPS1254N) son of Sri Lal Deo Singh, age about 51 Years, by faith Hindu, by Nationality Indian, By Occupation Business, residing at 1133, Green Park, 1st Floor, P.O. Mukundapur, P.S. Purba Jadavpur, Kolkata- 700099, Proprietor of the Promoter (**M/S. RIA CONSTRUCTION**) of the proposed project "**Deep Chaya Residency**" situated at Premises No. 1566, Survey Park, Ward No. 109 under KMC, P.O. Santoshpur, P.S. Survey Park, District- South 24 Parganas, Kolkata- 700075, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated **27 /12/2025**

I, Sanjay Kumar Singh, Proprietor of the (Promoter) **M/S. RIA CONSTRUCTION**, having its registered office at 579, Kalikapur mailing 479 Purbaloke, ward no. 109 under KMC, P.O. Mukundapur, P.S. Purba Jadavpur, Kolkata- 700099, Promoter of the proposed project do hereby solemnly declare, undertake and state as under:



27 DEC 2025

Ria Construction
Sanjay Singh
Proprietor

1. (a) **SRI SUBHASIS MUKHERJEE**, (PAN: BFQPM4385A) son of Late Dipak Kumar Mukherjee and (b) **SMT. SOMA MUKHERJEE** (PAN: DHKPM3028J) daughter of Late Dipak Kumar Mukherjee, both are by faith Hindu, by Nationality Indian, by occupation- Service & Unemployed, both are residing at 275, Rajapur East, Khalpar, Block – E, P.O. Santoshpur, P.S. Survey Park, District- South 24 Parganas, Kolkata- 700075, has a legal title to the land on which the development of the project is proposed 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 31/12/2029.
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.
8. That, We/ promoter shall take all the pending approvals on time from the competent authorities.

Ria Construction
Vijay Singh
Proprietor

27 DEC 2025



- 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.

Ria Construction
Sanjay Singh
 Proprietor

Deponent

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 27 th day of December, 2025



Solemnly Affirmed & Declared
 Before me on Identification

K P Mazumder
 K. P. MAZUMDER, NOTARY
 City Civil Court, Calcutta
 7911/2010 Govt. of India

Ria Construction
Sanjay Singh
 Proprietor
 Deponent

IDENTIFIED BY ME
S. Das
 Advocate

27 DEC 2025