



पश्चिम बंगाल WEST BENGAL

30AA 677163

[1]

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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. NAVIN AGARWAL**, Director of **BAJRANGBALI MARKETING PRIVATE LIMITED**, Promoter of the proposed project **SIDHI SQUARE** duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

I, **Mr. NAVIN AGARWAL**, Director of **BAJRANGBALI MARKETING PRIVATE LIMITED** promoter of the proposed project do hereby solemnly declare, undertake and state as under:

Bajrangbali Marketing Pvt. Ltd.
Navin Agarwal
Director

11 JUL 2025
KAUSHIK GOSWAMI
Notary Govt. of West Bengal
Siliguri, Darjeeling
Reg. No. 16/2017
Exp. Dt. - 04.06.2027

[2]

1. That **BAJRANGBALI MARKETING PRIVATE LIMITED** have a legal title to the land on which the development of the project is proposed

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 me promoter is 23.03.2028.

4. That seventy per cent 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 the purpose.

5. That the amounts from the separate account, to cover the cost of the projects, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

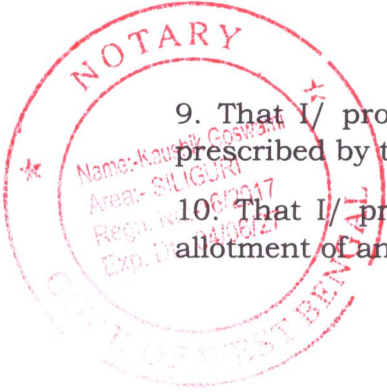
7. That I/promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilized 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.

[Handwritten signature]

[Handwritten signature]
19 JUL 2025
KAUSE K GOSWAMI
Notary Genl. of West Bengal
Siliguri, Darjeeling
Reg. No. 10/2017
Exp. Dt. 04.06.2027

[3]



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.

NAVIN AGARWAL

Bajrangbali Marketing Pvt. Ltd.

Deponent Verification
Director

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom

IDENTIFIED BY ME
Kallal Roy
ADVOCATE SILIGURI

Verified by me on 11th July, 2025

Bajrangbali Marketing Pvt. Ltd.

Navin Agarwal
Director

NAVIN AGARWAL

Deponent

AFFIDAVIT
Solemnly Affirmed before me
By Mrs. Navin Agarwal
Of Siliguri
Identified by KALLAL ROY
Advocate, Siliguri
This the 11th day of July 2025

11 JUL 2025
KAUSHIK COSWAMI
Notary Public, West Bengal
Siliguri, Darjeeling
Reg. No. 108/2017
Exp. Dt. - 04.06.2027