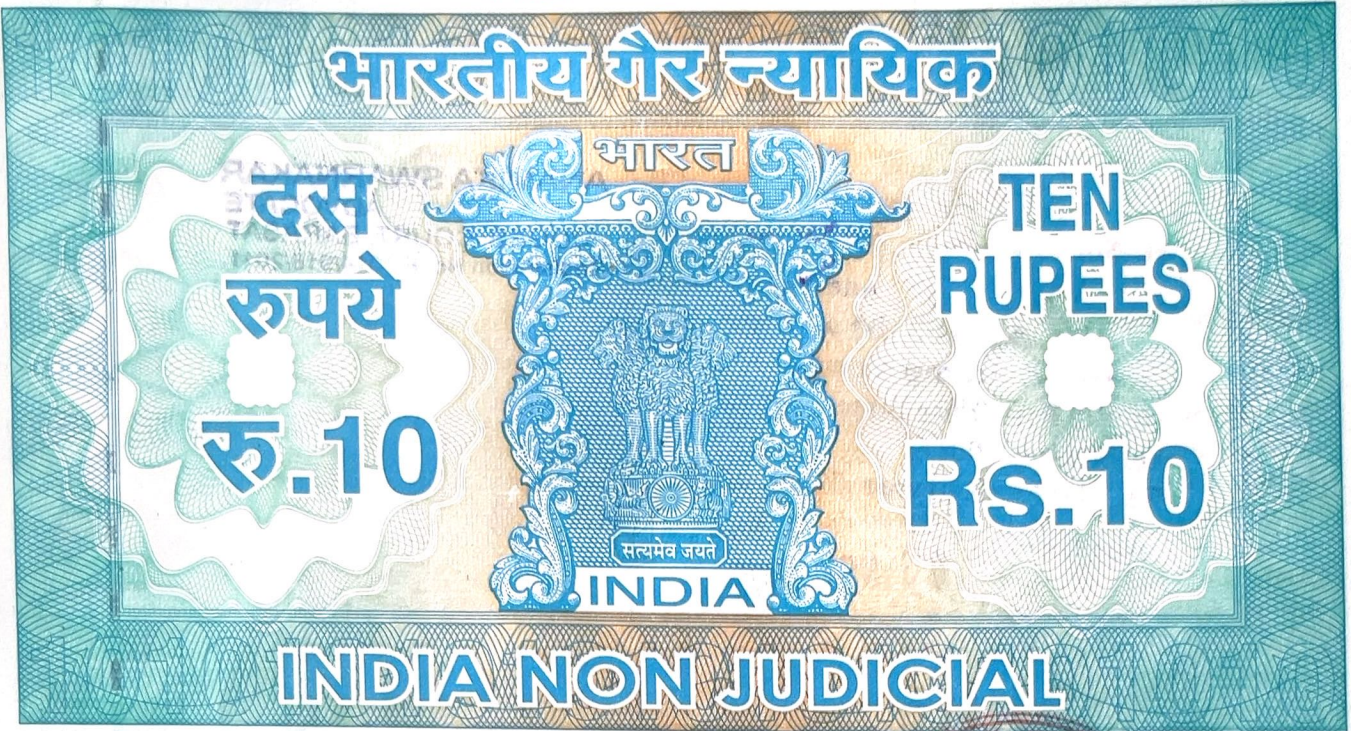


Sl No. 21756... Dated 20-11-25

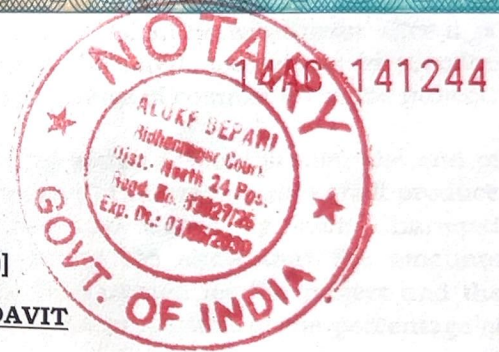


পশ্চিমবঙ্গ পশ্চিমবঙ্গ
AFFORE THE NOTARY PUBLIC WEST BENGAL
AT BIDHANNAGAR
DIST. NORTH 24 PARGANAS

FORM 'B'

[See rule 3(4)]

DECLARATION CUM AFFIDAVIT



Affidavit cum Declaration of Promoter of the proposed project named 'MADHURIMA GREEN 2', represented by its Partner SUBRATA ROY [PAN : AKLPB7146H], [AADHAAR NO. 797466640616]

I, SUBRATA ROY [PAN:APEPR3015D], [AADHAAR NO. 908143167843], son of Late Amal Roy, Partner of A.K. ENTERPRISE [PAN : ACFFA7841L], promoter and Partner of the proposed project named 'MADHURIMA GREEN 2' do hereby solemnly declare, undertake and state as under:

20 NOV 2025

47171

Sl. No. Sold to

Address.....

A. K. Maity

Licensed Stamp Vendor

10, Old Post Office Street

Kolkata - 700001

Rs. 10/- (Rupees Ten) only

Issue Date: ... Sign

03 NOV 2025

ANAMIKA SWARNAKAR
ADVOCATE

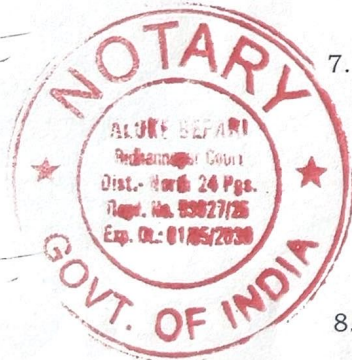
JUDGES' COURT, BARASAT

Registration No: F/1314/918/2011.



RECEIVED
JUDGES' COURT, BARASAT
03 NOV 2025

1. That the owner of this land is "**Bandana Mukherjee @ Bandana Mukhopadhyay**". We, '**A.K. ENTERPRISE**' [PAN : ACFFA7841L] as a **Developer/Promoter** 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 21.09.2030
4. That seventy per cent of the amounts realized 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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by engineer, an architect and a Chartered Accountant in practice that the withdrawal proportion to the percentage of completion of the project.
7. That promoter shall get accounts audited within 6 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.
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 Verification any grounds.



A. K. ENTERPRISE

Subrat Roy

Deponent

Partner

Verification

Solemnly Affirmed & Declare before me on identification & Signed before me 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..... day of, 2025

Aloke
ALOKE BEPARI
★ NOTARY ★
GOVT. OF INDIA
Regd. No. 53827/25
Bidhannagar Court
Dist.- North 24 Pgs

20 NOV 2025

Anamika Swarnakar
ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT