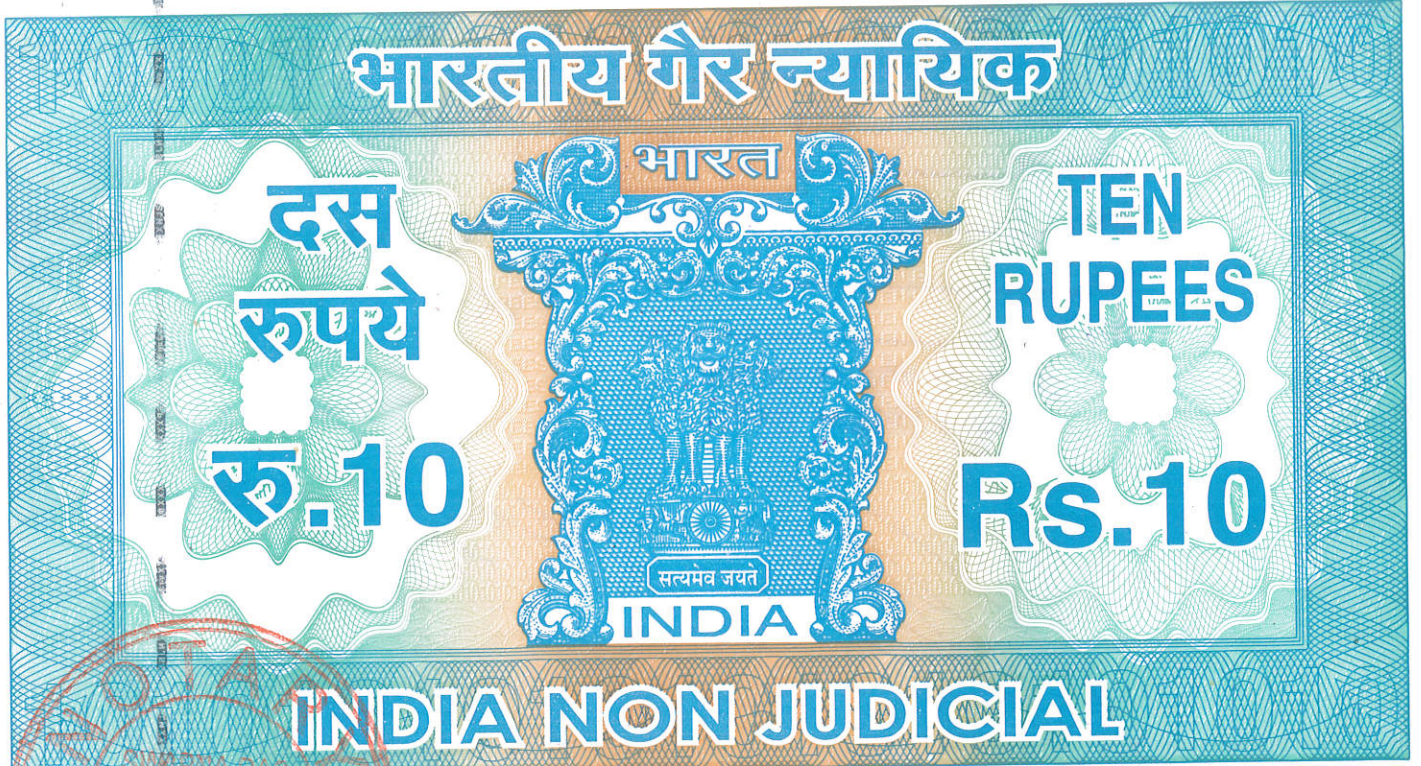


SL NO 257-25/2/28



WEST BENGAL

06AC 146255

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. Tapas Kumar Nandy duly authorized by the promoter
of the proposed project, vide its/his/their authorization dated 28th May'2021

I, Tapas Kumar Nandy duly authorized by the promoter of the proposed project, do
hereby solemnly declare, undertake and state as under:

1. That, the Promoter has a legal title to the land on which the development of
the project is proposed

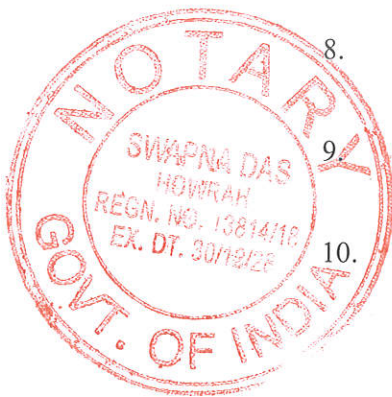
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a legally valid authentication of title of such land along with an authenticated copy of the
agreement between such owner and promoter for development of the real estate project is
enclosed herewith.

Tapas K. Nandy

25 FEB 2025

2. That, details of encumbrances attached including details of any rights, title, interest or name of any party in or over such land, along with details.
3. That the time period within which the project shall be completed by me/Promoter is **31st December'2029**
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 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 any grounds.



Tapas K. Nandy

Deponent

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this **25th day of February'2025**

IN IDENTIFICATION OF THE
ADVOCATE SIGNATURE/ATT
ATTESTED
Swapna Das
SWAPNA DAS
NOTARY GOVT. OF INDIA
Regn. No. 13814/18
Judges' Court, Howrah

25 FEB 2025

Tapas K. Nandy

Deponent

Identified by *Manik Lal Chakraborty*
Manik Lal Chakraborty
Advocate
Judges' Court Howrah
Advocate/910/2004, M-9432472888