



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



D2AC 836967

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 BABLI NASKAR duly authorized by the promoter "B. K. Construction" of the proposed project, vide its authorization dated 21.02.2025.

I, BABLU NASKAR, PAN – ADLPN9823B, Aadhaar No. - 737082045662, son of Late Sarat Naskar, by faith Hindu, by occupation Business, by Nationality Indian, residing at 70, Mahamaya Mandir Road, P.O. – Garia, P.S. – Sonarpur now Narendrapur, Dist - South 24 parganas, Kolkata 700 084, in the state of West Bengal, duly authorized by the promoter of the project do hereby solemnly declare, undertake and state as under:

1. 1. SRI KANCHAN KUMAR GOSWAMI, 2. SMT. KRISHNA GOSWAMI have a legal title to the land on which the development of the proposed project 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 me/promoter is 31.12.2025.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

B. K. CONSTRUCTION

Bablu Baskar

Deponent Partner

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 24th day of February - 2025.

B. K. CONSTRUCTION

Bablu Baskar

Deponent Partner



Signature attested
on identification

Marufa Khatoon
MARUFA KHATOON
Notary Public Govt of India
Regd. No. 13815/2018
Alipore Judges' Court

Identified by me
Debasish Chowdhury
DEBASISH CHOWDHURY
Advocate
ALIPORE JUDGES' COURT, KOL-27
Regd.No.- WB/929/1993

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