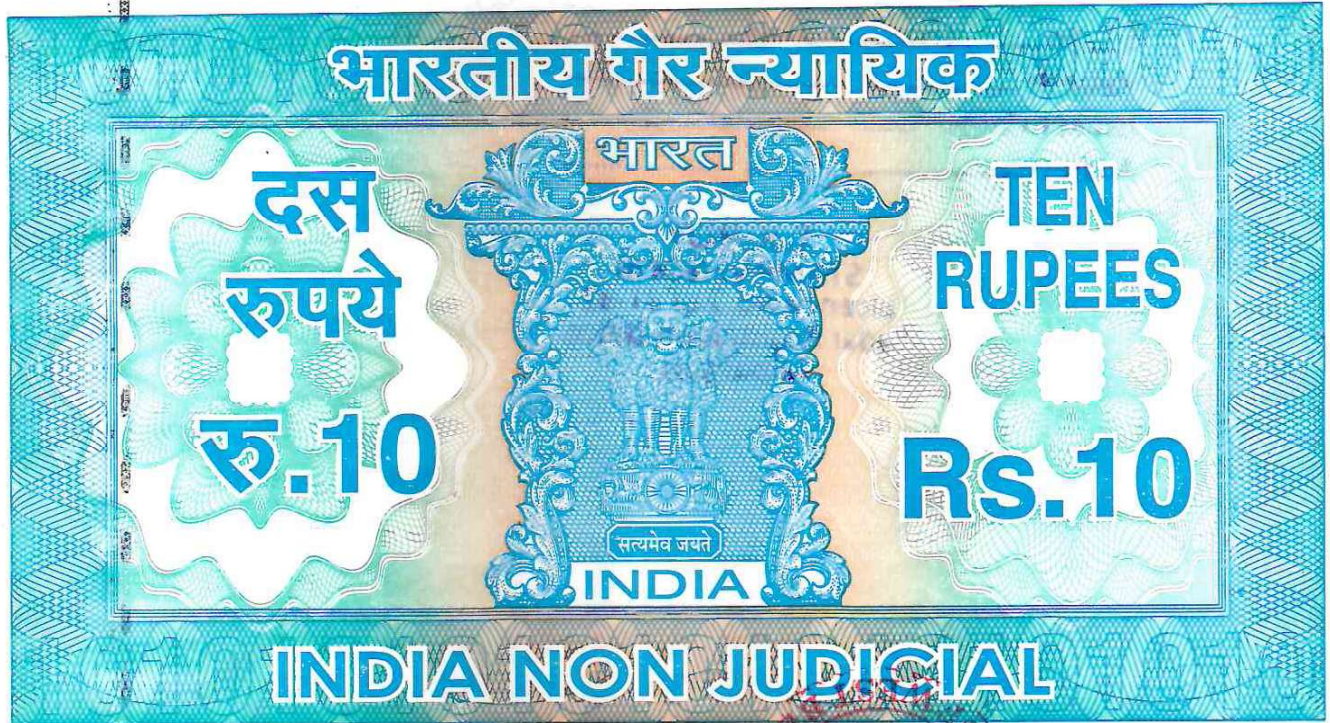




पश्चिम बंगाल WEST BENGAL



93AB 084648

FORM-B
[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavits cum Declaration of Mohit Shah duly authorized by the promoter of the proposed project Samriddhi vide its authorization dated 10/01/2025.

I, Mohit Shah S/o Sri Vijay Kumar Shah aged 30 Years R/o Mangal Pandey Road, Khapara, Siliguri Bazaar P.S. Siliguri District: Darjeeling, Siliguri - 734005 duly authorized by the promoter of the proposed project Samriddhi, do hereby solemnly declare, undertake and state as under:

1. That VKA Developers have a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 31/12/2027.
4. That seventy per cent of the amounts realized by the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.

KAMUSHIK GOSWAMI
Notary, Govt. of West Bengal

Siliguri, Darjeeling
Reg No 16/2017

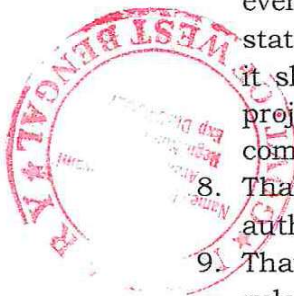
Exp Dt. 04/06/2027

11 JAN 2025

S L.No. 6029 Date 17.05.24
Value Rs. 10.00
Issues to Sri/Sr M. K. Agarwal
Address Siliguri

T.K. ROY
STAMP VENDOR
Licence No. 2 of 81-82
Sadar Registration Office
Jalpaiguri

7. That 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter has furnished such other documents as have been specified by the rules and regulations made under the Act.
10. That 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.




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 Siliguri on this 10th day of January, 2025.



Deponent

AFFIDAVIT

Solemnly Affirmed before me

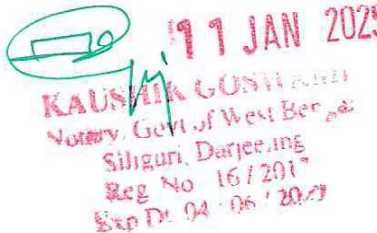
By Mohit Shah

Of Selling Agent

Identified by C. H. Kousengko, AMLP

This the 10th day of January 2025

IDENTIFIED BY ME
Charan Kousengko
ADVOCATE SILIGURI


19 JAN 2025
KAUSHIK GOSTHA
Notary, Govt of West Bengal
Siliguri, Darjeeling
Reg No. 16/201
Exp Dt. 04-06-2027