

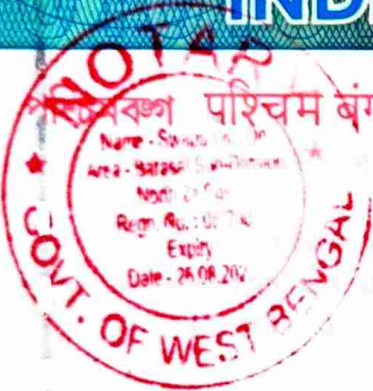
भारतीय गैर न्यायिक

दस
रुपये
रु.10



TEN
RUPEES
Rs.10

INDIA NON JUDICIAL



WEST BENGAL

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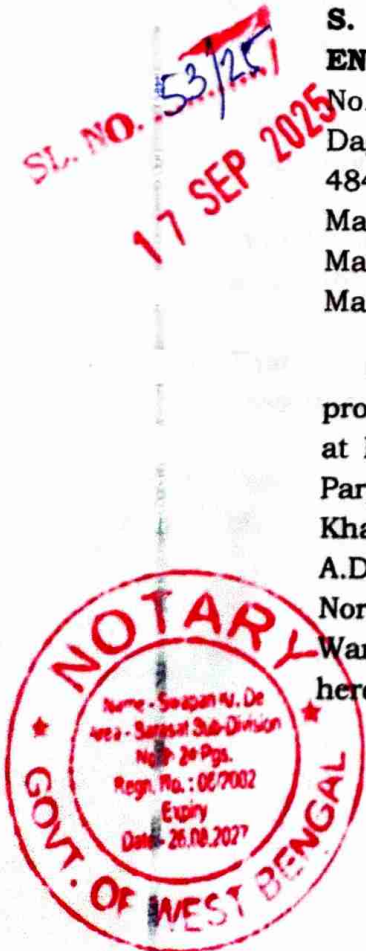
FORM 'B'
[See rule 3(4)]

Before The Notary Public
Barasat, North 24 Pgs.

Affidavit cum Declaration

Affidavit cum Declaration of **SRI SAMAR DAS**, proprietor of **M/S. A. S. CONSTRUCTION**, promoter of the proposed project "**ADRIKA ENCLAVE**" lying and situated at MOUZA - GUCHURIA, J.L. No. 25, Re. Su. No. 138, Touzi No. - 146, Pargana - Anowarpur, comprised in R.S. & L.R. Dag No. 430, 431, 419 R.S. Khatian No. 167, 498, 207, L.R. Khatian No. 4841, 5141, 4635 under A.D.S.R.O.-Barasat, P.S.- Barasat at present Madhyamgram, District - North 24 Parganas, under the jurisdiction of Madhyamgram Municipality, Ward No. 19, Holding No. 20, Nandankanan Main Road, Kolkata-700130.

I, **SRI SAMAR DAS**, proprietor of **M/S. A. S. CONSTRUCTION**, promoter of the proposed project "**ADRIKA ENCLAVE**" lying and situated at MOUZA - GUCHURIA, J.L. No. 25, Re. Su. No. 138, Touzi No. - 146, Pargana - Anowarpur, comprised in R.S. & L.R. Dag No. 430, 431, 419 R.S. Khatian No. 167, 498, 207, L.R. Khatian No. 4841, 5141, 4635 under A.D.S.R.O.-Barasat, P.S.-Barasat at present Madhyamgram, District - North 24 Parganas under the jurisdiction of Madhyamgram Municipality, Ward No. 19, Holding No. 20, Nandankanan Main Road, Kolkata-700130 do hereby solemnly declare, undertake and state as under:



A. S. CONSTRUCTION
Samar Das

Proprietor

নম্বর : ৩৭০৬
 মন ও তারিখ :
 মোতার নাম : Mrs. J.S. Cotton
 ঠিকানা :
 গুলি :
 ডেপার্ট :

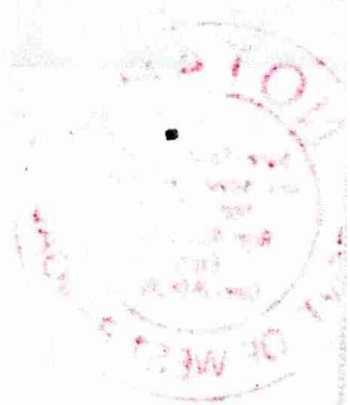
কোম্পানি নাম :
 জিলা : উত্তর ২৪ পরগণা
 মহানগর : ২ * ০৩ ২০ ২৫
 মোট প্রাপ্ত মূল্য : RS. ৬ ০০ ০০০
 প্রোগ্রামার :
 উদ্ভাবক : শ্রী সত্যজিৎ বোস

Form B
 (See rule 314)

Affidavit cum Declaration

I, SRI SAKAR DAS, proprietor of M/S. S. CONSTRUCTION, proprietor of the proposed project "ADRIKA ENCLAVE" and situated at MOUZA - GUCHURIA, U.L. No. 25, Re. No. 146, Town No. - 146, Pargana - Anowpara, comprised in R.S. & L.R. No. 138, 419 R.S. Khanan No. 107, 458, 307, L.R. Khanan No. 430, 431, 419 R.S. Khanan No. 107, 458, 307, L.R. Khanan No. 4841, 5141, 4835 under A.D.S.R.O. Barasat, P.S. Barasat at present Medhyanagram District - North 24 Parganas, under the jurisdiction of Medhyanagram Municipality, Ward No. 19, holding No. 30, Wandankanan Main Road, Kolkata-700130.

I, SRI SAKAR DAS, proprietor of M/S. S. CONSTRUCTION, proprietor of the proposed project "ADRIKA ENCLAVE" and situated at MOUZA - GUCHURIA, U.L. No. 25, Re. No. 146, Town No. - 146, Pargana - Anowpara, comprised in R.S. & L.R. No. 138, 419 R.S. Khanan No. 107, 458, 307, L.R. Khanan No. 430, 431, 419 R.S. Khanan No. 4841, 5141, 4835 under A.D.S.R.O. Barasat, P.S. Barasat at present Medhyanagram District - North 24 Parganas, under the jurisdiction of Medhyanagram Municipality, Ward No. 19, holding No. 30, Wandankanan Main Road, Kolkata-700130 do hereby solemnly declare, undertake and state as under.

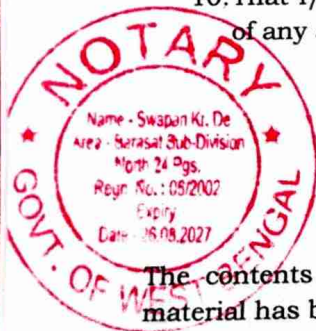


1. That(1) **SMT.LAKSHMI RANI SAHA @ MAMATA RANI SAHA**, (2) **SRI SANJAY SAHA**, and (3) **SRI SWARNENDU SAHA** have a legal title to the land on which the development of the proposed project is to be carried out

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 **M/S. A. S. CONSTRUCTION**/promoters is **06.07.2028**.
4. That seventy (70) per cent of the amounts realised by **M/S. A. S. CONSTRUCTION** 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 utilised 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.



Verification

The contents of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

Verified by me at _____ on this _____ day of _____

A. S. CONSTRUCTION
Samrat De
Proprietor
Deponent

A. S. CONSTRUCTION
Samrat De
Proprietor

Solemnly Affirmed Before Me
The 17th day of Sept. 2025
Duly Identified By
B. Bose Advocate

Deponent
Identified by me

S.K. De
S.K. De
Notary
Govt. of W.B., Barasat
North 24 Parganas

Balaka Bose
Advocate

17 SEP 2025