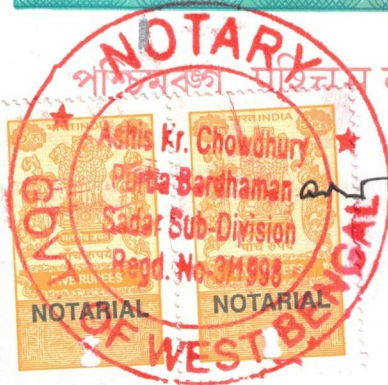
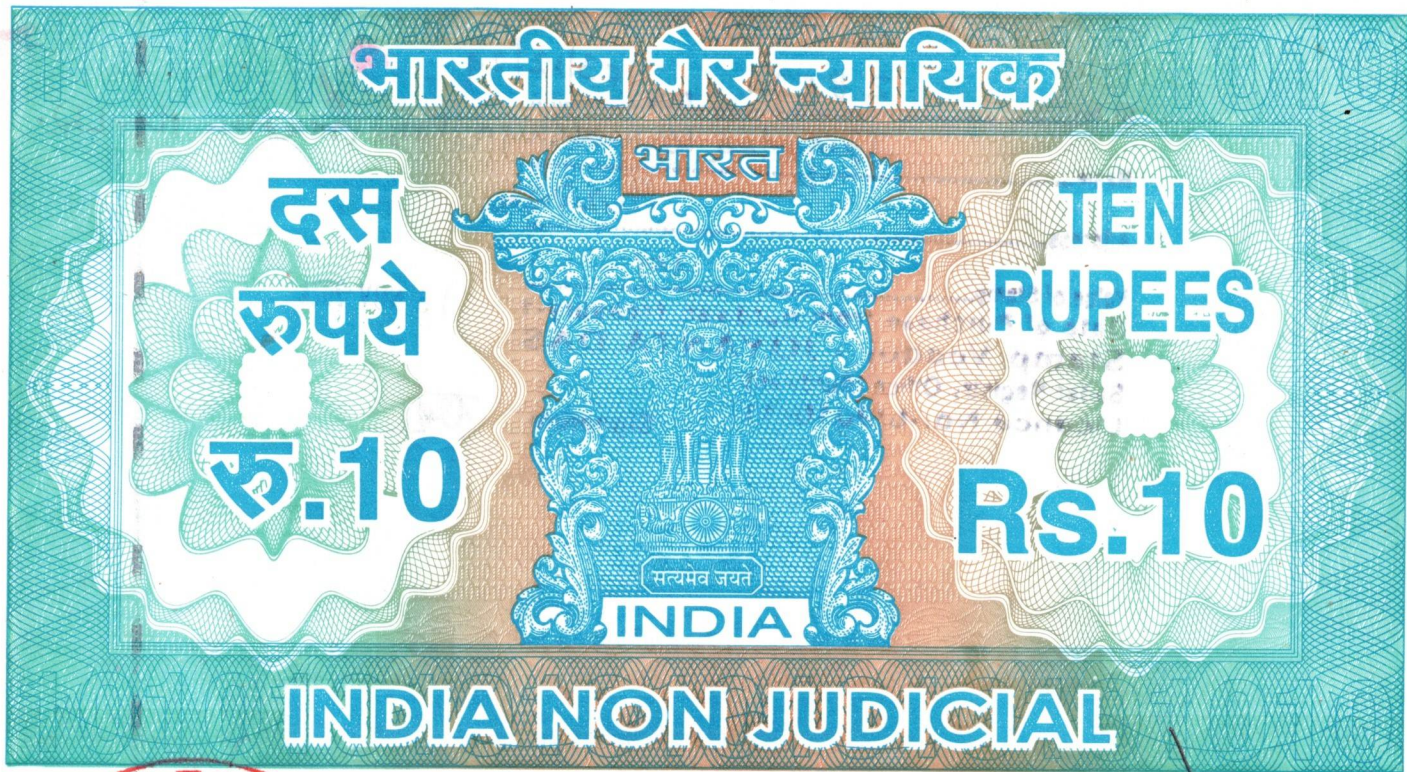


07 FEB 2025



01AC 490594

Signed in my presence
& Identified by me
Advocate

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 "JOY MAAKAMAKHYA CONSTRUCTION PRIVATE LIMITED"
(A Private Limited Company having been incorporated and registered under the Indian Companies Act, 2013) having its Regd. Office at Belkash, Joteram, Pamra, Burdwan, Purba Bardhaman, Pin- 713104, PAN – AAFCJ5474P, promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 21-06-2023

I DEBASISH DEY, S/o, Late Haranath Dey, by nationality Indian, by caste Hindu, by Profession Business, resident of Baranilpur Uttarpara, P.O. Sripally, Dist. Purba Bardhaman, Pin- 713103; PAN : AEHPD1594B, (Represented by its Representative Directors) promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

ASHIS KR. CHOWDHURY
Notary, Govt. of W. Bengal
Regd. No.-3/1998
Chanumari Road, Badastala
Purba Bardhaman

JOY MAAKAMAKHYA CONSTRUCTION (P) LTD

Debasish Dey
Director

07 FEB 2025

Sl. No.....2867.....Date.....03/12/24.....
Name.....Jay Ma Kamakshya Construction Pvt Ltd.....
Address.....Burdwan.....
Value of Stamp.....100.....
Date of Purchase from Burdwan Treasury-1.....18 NOV 2024.....
Stamp Vendor - JOYANTA DAS
Sadar Registry Office (Burdwan)
Licence No.-6/2010-11
Signature.....JSD.....



JOYANTA DAS
Sadar Registry Office
Burdwan

1. That I / promoter have / has a legal title to the land on which the development of the project is proposed.

OR

MR DEBASISH DEY, PAN-AEHPD1594B, S/o-Late Haranath Dey, by nationality- Indian, by Occupation:- Business, resident of Baranilpur Uttarpara, P.O.- Sripally, P.S.-Bardhaman, District-Purba Bardhaman, Pin-713103, West Bengal, India, have/has 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.

OR

That details of encumbrances NA 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 **21/08/2027**

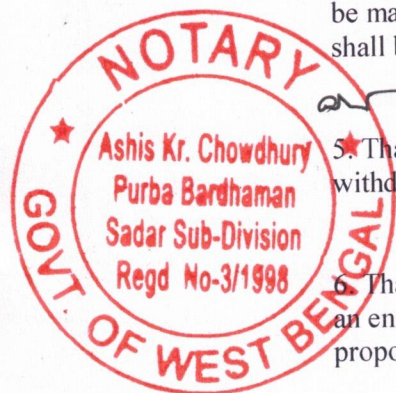
4. That seventy per cent of the amounts realised by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

Signed in my presence
& Identified by me
Advocate



JOY MAAKAMAKHYA CONSTRUCTION (P) LTD

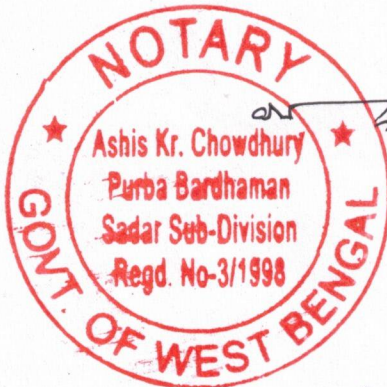
[Signature]
Director

07 FEB 2025

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 my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Burdwan **07 FEB 2025** on this _____ day of 2025

JOY MAAKAMAKHYA CONSTRUCTION (P) LTD
Director

Deponent

Signed in my presence
& Identified by me

Advocate

JOY MAAKAMAKHYA CONSTRUCTION (P) LTD

Director

Deponent

**SOLEMNL AFFIRMED & DECLARED
BEFORE ME ON IDENTIFICATION**

Ashis Kr. Chowdhury, Notary
Govt. of West Bengal
Purba Bardhaman
Regd No -03/1998

Signed in my presence
& Identified by me

Advocate 07/02/25

Sk. Md. Samiullah
B.A. LL.B Advocate
En. No.-WB/794/2010

07 FEB 2025