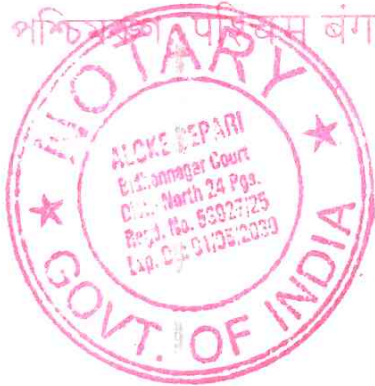


Sl. No. 4288 Dated 06.02.26



पश्चिम बंगाल WEST BENGAL

15AC 480470



BEFORE THE NOTARY PUBLIC
AT BIDHANAGAR
DIST. NORTH 24 PARGANAS

FORM 'B'

[See rule 3(4)]

DECLARATION CUM AFFIDAVIT

Affidavit cum Declaration of **TRIPTI CONSTRUCTION [PAN. AAUFT4827G]**, Developer/Promoter of the proposed project named "PARUL APARTMENT" represented by its Partner **ANIMESH MONDAL [PAN. BDTPM8457Q], [AADHAAR NO. 452094042180], [MOBILE NO. 9836330976]**.

I, **ANIMESH MONDAL [PAN. BDTPM8457Q], [AADHAAR NO. 452094042180], [MOBILE NO. 9836330976]**, son of Amiya Mondal, by faith - Hindu, by occupation - Business, by nationality - Indian, residing at BF-21, Hanapara, Rajarhat Gopalpur (M), P.O.- Krishnapur, P.S.- Baguiati, Kolkata - 700102, District - North 24 Parganas, West Bengal, India, Partner of **TRIPTI CONSTRUCTION**, Developer/Promoter of the proposed project named "PARUL APARTMENT" do hereby solemnly declare, undertake and state as under:

06 FEB 2026

ANAMIKA SWARNAKAR (D.D.)

ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT
Registration No: F/1314/918/2011.

ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT

ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT

1. That the owners of this land is (1) HARAPRASAD NASKAR, (2) SIBPRASAD NASKAR, (3) DEBENDRA PRASAD NASKAR, (4) DEBI PRASAD NASKAR, (5) RAJENDRA PRASAD NASKAR, & (6) BIJAN NASKAR . We TRIPTI CONSTRUCTION [PAN. AAUFT4827G], as a Developer/Promoter with an authenticated copy of the agreement between one of the owners 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 period within which the project shall be completed by us /promoter is 21.01.2027 .
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 schedule 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by engineer, an architect and a Chartered Accountant in practice that the withdrawal proportion to the percentage of completion of the project.
7. That promoter shall get accounts audited within 6 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 Verification any grounds.

TRIPTI CONSTRUCTION

Anish Nandan.
Partner
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 Kolkata on thisday of, 2026

Solemnly affirmed and declared
before me u/s
139 CPC and u/s 333BNSS 2023

Aloke Behari
ALOKE BEPARI
NOTARY
Regd. No. 53927/25
GOVT. OF INDIA

06 FEB 2026

Anamika Swarnakar
ANAMIKA SWARNAKAR
ADVOCATE
JUDGES' COURT, BARASAT
Registration No: F/1314/918/2011.