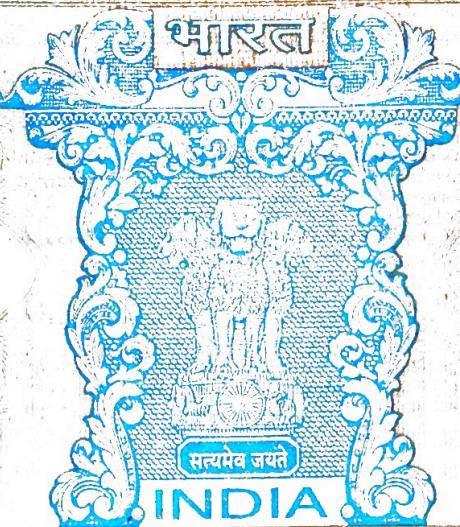


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INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বার্ষা WEST BENGAL

15AC 235717



FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration of **SRI BIJOY PRODHAN** son of Sri Gopinath Pradhan, residing at 1 No. Sreenagar, P.S. & P.O. Madhyamgram, Dist. North 24 Parganas, Dist.- North 24 Parganas, Kolkata-700129,

Cont...P-2

28 NOV 2025

CHITTARANJAN GHOSH

Advocates cum Notary
E WB 235/2005
REGN NO. 13801
High Court Calcutta

SNEHA DEVELOPERS
Bijoy Pradhan

Partner

Partner

13962

No.....₹10/- Date.....13 NOV 2025

Name :.....SUBHRO KANTI ROY CHOWDHURY
Advocate
HIGH COURT CALCUTTA

Address :.....

Vendor :.....

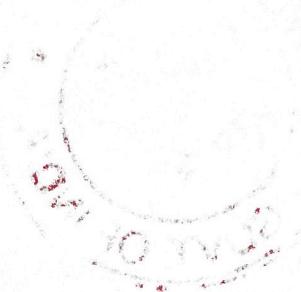
Alipore Collectorate, 24 Pgs. (South)

SUBHANKAR DAS

STAMP VENDOR

Alipore Police Court, KOI-27

13 NOV 2025



being one of the partners of "**M/S SNEHA DEVELOPERS**" and the promoter of the proposed project.



I, **SRI BIJOY PRODHAN**, one of the partners of "**M/S SNEHA DEVELOPERS**" and the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That 1) **SRI MRINAL KANTI CHANDA**, 2) **SRI PANKAJ KANTI CHANDA**, 3) **SMT. APARNA BANARJEE**, 4) **SMT. PRATIMA BANERJEE**, 5) **SMT. ANTARA SANYAL**, 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 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 the promoters is 22.09.2028.

4. That seventy per cent of the amounts realised by the promoters 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 promoters 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 the promoters shall take all the pending approvals on time, from the competent authorities.

28 NOV 2020

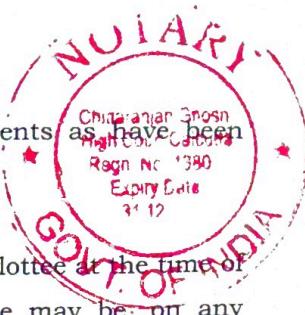
CHITTARANJAN GHOSH
Advocate cum Notary
E/WB 235/2005
REGN NO.- 13801
"9th Court Calcutta"

SNEHA DEVELOPERS
Bijoy Prodhyan
Partner

Partner

9. That the promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That the promoters 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.



SNEHA DEVELOPERS

Bijoy Poshan

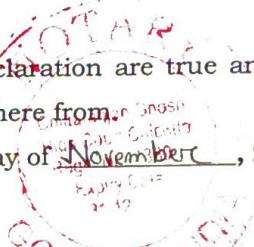
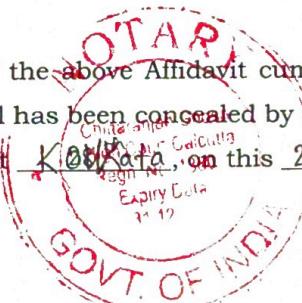
Partner

Partner

Deponent

The contents of the above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Kolkata, on this 28th day of November, 2025.



SNEHA DEVELOPERS

Bijoy Poshan

Partner

Partner

Deponent
Identified by me

Sukanta Ghosh
Advocate

28 NOV 2025

✓
CHITTARANJAN GHOSH
Advocate cum Notary
E WB 235/2005
REGN NO. 13801
High Court Calcutta

SUBHRO KANTI ROY CHOWDHURY
Advocate
HIGH COURT CALCUTTA

Subhro Kanti Roy Chowdhury
Advocate
High Court Calcutta
Regn. No. 13801/31-12-18

Subhro Kanti Roy Chowdhury
Notary