



AW 041075

FORM 'B'

[See Rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED
BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Prateek Agarwal**, duly authorized by the promoter of the proposed project "DADI TEXTILE MARKET", vide his authorization dated 03/07/2026.

I, **Mr. Prateek Agarwal**, duly authorized by the promoter of the proposed project "DADI TEXTILE MARKET", do hereby solemnly declare, undertake and state as under:

1. That DM Ventures represented by one of its partner Sri Mrinal Agarwal, Maonil Estates Private Limited represented by one of its director Sri Mrinal Agarwal and Smt Anita Mitruka has a legal title to the land on which the development of the project is proposed

AND

A legally valid authentication of title of such land along with an authenticated copy of 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 me/promoter is 31/12/2027.

*Solemnly Affirmed & Declared
before me on identification*

Kanchan Bhadra
Notary, Siliguri
Notary by Govt of India

09 JUL 2026

DADI VENTURES
Prateek Agarwal
PARTNER

IDENTIFIED BY ME
Tanya
ADVOCATE, SILIGURI
09.7.2026

11 JUN 2026

SL NO 20757 Rs 100/-
Name Dadi Ventures

VIC

P.S.

Dist.

slp
B

Stamp and signature

100/-

Handwritten notes and stamps on the right side of the page.



4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.
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 therefrom.

Verified by me at Siliguri on this 9th Day of July, 2026.

DADI VENTURES
Prakash Agrawal
PARTNER

Deponent

*Solemnly Affirmed & Declares
before me on identification*

*Kanchan Bhadra
Notary, Siliguri
Govt of India*

AFFIDAVIT
Solemnly Affirmed before me

By *[Signature]*
Of *[Signature]*
Identified by *[Signature]*
his the *9th* of *July* 20*26*

IDENTIFIED BY ME
Tanya
ADVOCATE, SILIGURI
09.07.2026