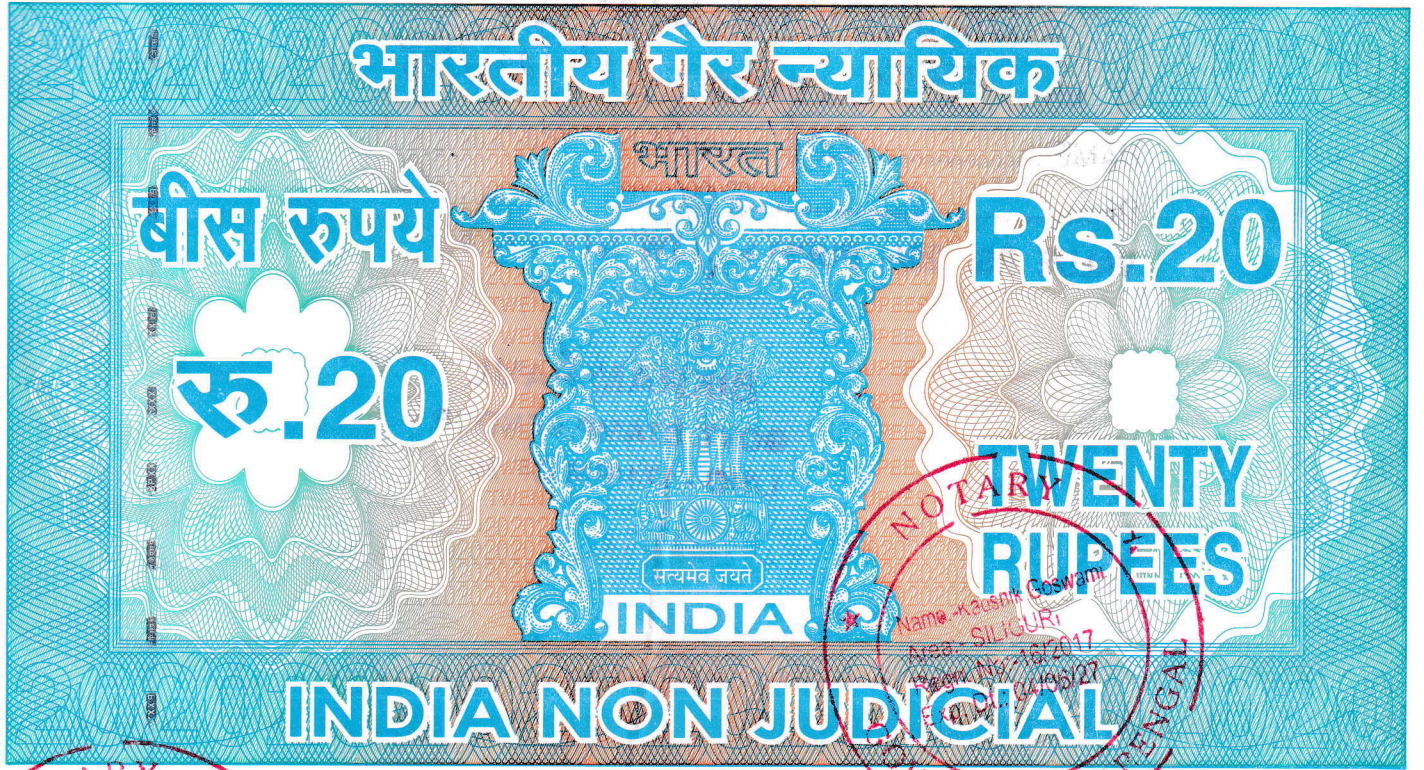




43AA 104761

FORM 'B'

AFFIDAVIT CUM DECLARATION

Affidavit-Cum-Declaration of **SRI PRADIPTA SAHA** [AADHAR NO. 5475 7308 8039] [PAN NO. AYKPS5248Q], Son of Sri Prosenjit Saha, aged about 43 years, by Faith – Hindu, by Occupation – Business, by Nationality – Indian and residing at A.P.C. Sarani, Deshbandhu Para, Siliguri, Under Ward No. 29 of Siliguri Municipal Corporation area, Post Office – Siliguri Town & within the jurisdiction of Police Station – Siliguri, Pin Code – 734004, District – Darjeeling, in the State of West Bengal, being one of the Partner's of "**M/S. M.P. DEVELOPERS**" and being the promoter of the proposed project.

19-2 MAR 2026
KAUSHIK GOSWAMI
Notary Genl. of West Bengal
Siliguri, Darjeeling
Reg. No. 16/2017
Exp. Dt. - 04.06.2027

Cont...P-2

NON JUDICIAL STAMP

SL. NO. ... 5344 DATED 24/02/26
NAME MP ... Developers
OF 84
VALUE RS. 20/- RUPEES TWENTY ONLY.


BIKRAM PAUL
GOVT. STAMP VENDOR
LNO - 17.1/RM OF 2015

I, **SRI PRADIPTA SAHA** [AADHAR NO. 5475 7308 8039] [PAN NO. **AYKPS5248Q**], Son of Sri Prosenjit Saha, one of the Partner's of "**M/S. M.P. DEVELOPERS**" and being the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That **THE LANDLOAD NAME'S ARE:**

A. **SRI SAGAR SAMBHABA SARKAR** [AADHAR NO. 9289 0193 8629] [PAN NO. **ATFPS6395C**], SON OF LATE SAMIR KUMAR SARKAR.

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 the promoters is (**DELEVERY DATE OF PROJECT 09TH JULY, 2028**)
4. That seventy per cent of the amounts realized 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.

12 MAR 2026
KAUSHIK GOSWAMI
 Notary Govt. of West Bengal
 Siliguri, Darjeeling
 Reg. No. 16/2017
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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.

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.

M. P. DEVELOPERS
Pradipta Saha
Partner

12 MAR 2026
KAUSHIK GOSWAMI
Notary Govt. of West Bengal
Siliguri, Darjeeling
Reg. No. 16/2017
Exp. Dt. - 04.06.2027

DEPONENT
(MR. PRADIPTA SAHA)

VERIFICATION

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 **Siliguri**, on this 12th day of March, 2026.

M. P. DEVELOPERS
Pradipta Saha
 Partner

DEPONENT
 (MR. PRADIPTA SAHA)

IDENTIFIED BY ME

Sanku Biswas
 ADVOCATE, SILIGURI

AFFIDAVIT
 Solemnly Affirmed before me
 By Sri Pradipta Saha
 Of Siliguri
 Identified by Adv. Sk Guon
 This the 12th Day of Mar 2026

[Signature] 12 MAR 2026
KAUSHIK GOSWAMI
 Notary Govt. of West Bengal
 Siliguri, Darjeeling
 Reg. No. 16/2017
 Exp Dt. 04.06.2027