

भारतीय गैर न्यायिक

बीस रुपये

रु.20

भारत



Rs.20

TWENTY
RUPEES

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL

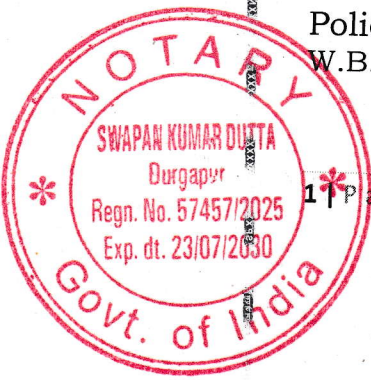
34AA 858752

Before the Notary
Govt. of India
Durgapur
District.- Paschim Bardhaman
FORM 'B'

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 **WE, 1. MR. TUTU SINGHA [PAN NO. DFNPS7498M] [AADHAAR NO. 7716 4982 5718]**, Son of Sumir Kumar Singha, by faith- Hindu, by occupation- Business, by nationality- Indian, resident of 15/9, Nagarjun Road, B-Zone, P.O:- Durgapur-05, P.S.- Durgapur, District-Paschim Bardhaman, West Bengal, India, Pin:- 713205, **2. MR. SUBHOJIT DAS [PAN NO. CGHPD1798R] [AADHAAR NO. 2888 3487 1078]**, Son of Pradip Kumar Das, by faith- Hindu, by occupation- Business, by nationality- Indian, resident of Sarada Pally, 24 Khudiram Sarani, Benachity, P.O:- Benachity, P.S:-Durgapur, District:-Paschim Bardhaman, West Bengal, India, Pin:-713213 and the promoter project **"SKYLANE HEIGHTS "** to be developed at Mouza- Kanksa, J.L. No – 86, Police Station: Kanksa, District- Paschim Bardhaman, Pin-713148, W.B.



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Swapan Kumar Dutta, Notary
Durgapur, Paschim Bardhaman
Regn. No 57457/2025, Govt. of India

119 Dec 2025

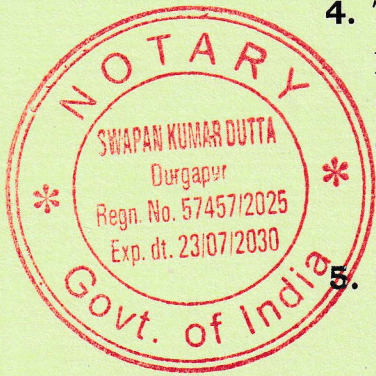
WE, MR. TUTU SINGHA & MR. SUBHOJIT DAS (Promoter) of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That **WE, MR. TUTU SINGHA & MR. SUBHOJIT DAS** (Promoter) 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 arrangement between such owner and promoter for development of the real estate project is enclosed herewith.

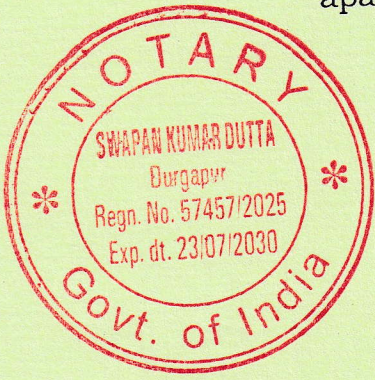
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 31.12.2031.
4. The seventy percent of amounts realized by promoter for the real estate project from the allottees from time to time, shall be deposited in a separate 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 that 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That **WE, MR. TUTU SINGHA & MR. SUBHOJIT DAS** (Promoter) shall take all pending approvals on time, from the competent authority.
8. That **WE, MR. TUTU SINGHA & MR. SUBHOJIT DAS** (Promoter) has furnished such other documents as have been prescribed by the rules and regulations made under the Act.



179 DEC 2025

Dr
Swapan Kumar Dutta, Notary
Durgapur, Paschim Bardhaman
Regn. No 57457/2025, Govt. of India

9. That **WE, MR. TUTU SINGHA & MR. SUBHOJIT DAS** (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.



Deponent

VERIFICATION

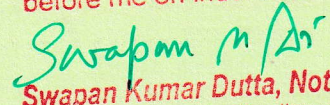
The contents of my above Affidavit cum Declaration are true and correct and noting material has been concealed by me there from.

Verified by me at 19th day of December, 2025.

Identified by me


Advocate

Deponent

Solemnly affirmed & declared
before me on identification

Swapan Kumar Dutta, Notary
Durgapur, Paschim Bardhaman
Regn No 57457/2025, Govt. of India

19 DEC 2025