



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL
FORM B

[See rule 3(4)]



AC 749519

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 Sukanika Samanta, Proprietor of M/s. SUKANIKA SAMANTA, promoter of the proposed project named 211A, RAJA RAM MOHAN ROY ROAD at Premises No. 211A, Raja Ram Mohan Roy Road, under Ward No. 122 of Borough – XII of KMC, PS – Haridevpur, Kolkata – 700008, WB, India

I, Sukanika Samanta, Proprietor of M/s. SUKANIKA SAMANTA, promoter of the proposed project named 211A, RAJA RAM MOHAN ROY ROAD at Premises No. 211A, Raja Ram Mohan Roy Road, under Ward No. 122 of Borough – XII of KMC, PS – Haridevpur, Kolkata – 700008, WB, India, do hereby solemnly declare, undertake and state as under:

1. That I have a legal title/right to the land on which the development of the project is proposed as I am the Land Owner of the Land on which the project is proposed, via Deed of Gift from my Father and Mother, being Deed No. 160702632 of 2025, registered at the Office of the ADSR - Behala
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 16-12-2030 i.e. as per the permissible date of the Building Permit and Sanction Plan of KMC

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NOTARY
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Kolkata-700 001

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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



Sukanika
Deponent

Verification

I Sukanika Samanta daughter of Rajib Samanta Resident of 82/3, Raja Ram Mohan Roy Road, Kolkata – 700008, do solemnly affirm that 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 this 24th day of April, 2026

Identified by me
[Signature]
Himadri Chakraborty
Advocate
CJM Court, Calcutta
Enrolment No. WB/154-A/1991

REKHA TEWARI
NOTARY
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Sukanika
Deponent

SOLEMNLY AFFIRMED AND DECLARED
BEFORE ME ON IDENTIFICATION
[Signature]
REKHA TEWARI
NOTARY

24 APR 2026