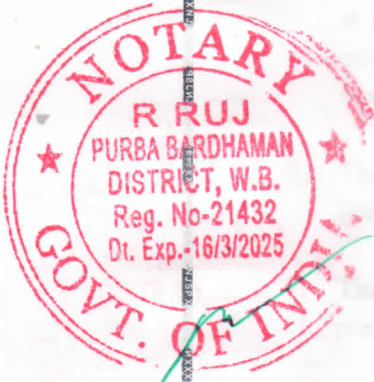


SL. No. 3178 at 20 AUG 2024



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

66AB 285113



DISA ENTERPRISE

Partner

Gouranga Sundar Mondal

Identified & signed in my presence

R. R. R.

Advocate

FORM 'B'

[See Rule 3(4)]

Affidavit cum Declaration

I, **MR. GOURANGA SUNDAR MONDAL**, PAN-AKNPM2314G, S/o- Late Sanat Kumar Mondal, by Nationality – Indian, by Occupation- Business, residing at Baronilpur Road, Near Zila Sainik Bhawan, P.o.- Sripally, P.s- Burdwan Sadar, Dist.- Purba Bardhaman, Pin-713103 , Designation- Partner of Disa Enterprise ,promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, **MR. MONA DAS**, (2) **MRS. LAXMI DAS**, (3) **MR. BUBAI DAS** have a legal title to the land on which the development of the proposed project is to be carried out,

AND

RISAL RUJ
NOTARY
KHALUIBILL MATH, 2nd LANE
PURBA BARDHAMAN DISTRICT, W.B.
REGD. NO-21432

20 AUG 2024

Sl. No. 4399 Date 07/3/22
Name Disha Enterprises
Address Baromipara Burdwan
Value of Stamp 100
Date of Purchase from Burdwan Treasury-1 28 FEB 2022
Stamp Vendor - JOYANTA DAS
Jadar Registry Office (Burdwan)
Licence No. 0/2010-11
Signature Jayanta Das

28 FEB 2022

WEST BENGAL

Handwritten signature and text in the left margin.

Handwritten signature in the center margin.

DISSENTING ASIDE

FORM 'B'

(See Rule 3(4))

Affidavit cum Declaration

I, MR. GOURANGA SUNDAR MONDAL, PAN-AKHPM2114C, 28- Late
Sant Kumar Mondal, by Nationality - Indian, by Occupation - Business, residing at
Baromipara Road, Near Zila Sainik Bhawan, P.O. - Sripally, P.S. - Burdwan Sadar,
Dist. - Burdwan, Pin-713103, Designation - Partner of Disha Enterprises
promoter of the proposed project, do hereby solemnly declare, undertake and state as
under:

1. That, MR. MONA DAS, (S) MRS. LAXMI DAS, (S) MR. BUBAI DAS have a legal
title to the land on which the development of the proposed project is to be carried
out.

AND

Handwritten text and stamps in the bottom right corner.

20 AUG 2022

A legally valid authentication of title of such land of the real estate project along with Development Agreement and Power of Attorney 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 19.07.2027
4. That seventy percent of the amount 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 there from.

Verified by me at Purba Bardhaman on this 19th Day of August, 2024.

RISAV RUJ
NOTARY
KHALUBILL MATH, 2nd LANE
PURBA BARDHAMAN DISTRICT, W.B.
REGD. NO-21432

20 AUG 2024

DISA ENTERPRISE

Georgi Selva Murali

Deponent

Partner

Ramkrishna Palit
Advocate
Judge's Court
Purba Bardhaman

Identified & signed in my presence

Ramkrishna Palit

Advocate