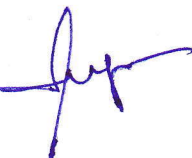



पश्चिम बंगाल WEST BENGAL

18AC 322219

**FORM 'B'**

**AFFIDAVIT CUM DECLARATION**

  
Affidavit-Cum-Declaration of **SRI SUBRATA JOARDER [PAN NO – AFSPJ9341Q ]**  
**[AADHAR NO. 3813 8670 6045 ]** Son of Late Kishor Chandra Joarder , aged  
about 62 years, by Faith – Hindu, by Occupation – Business, by Nationality –  
Indian and residing at 48, A.P.C. Sarani, Deshbandhu Para, Ward no – 29,  
Siliguri, Within the Siliguri municipal corporation , Police Station & Post office –  
Siliguri , District-Darjeeling, Pincode\_- 734004, in the State of West Bengal, in  
the State of West Bengal, being one of the Partner's of **"S P CONSTRUCTION"**  
and being the promoter of the proposed project.

  
**KAUSIK GOSWAMI**  
Notary Genl. of West Bengal,  
Siliguri, Darjeeling  
Reg. No. 16/2017  
Exp Dt. - 04.06.2027

**17 MAR 2026**

Cont...P-2

S.L.NO. 41895 Date 23-2-2026

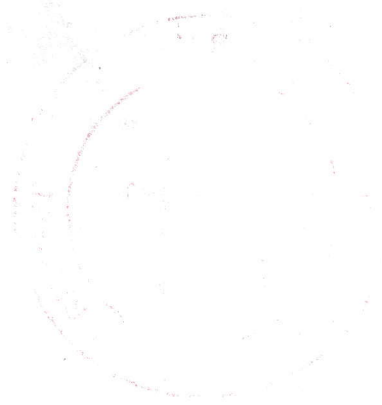
PURCHASER. S P Contractors

Full Address.....

Total Value..... 10/-

Stamp Purchased from JPG Treasury-  
*MS*

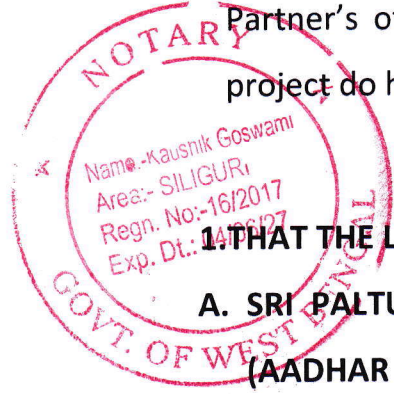
**STAMP VENDOR**  
**JAYARANI DAS**  
Licence No. 1 of 99-2000  
Addl. DSR Office, Rajgarh  
Bhaktinagar, Jalpaiguri




I, SRI SUBRATA JOARDER [PAN NO – AFSPJ9341Q ] [AADHAR NO. 3813 8670 6045 ] ] Son of Late Kishor Chandra Joarder , aged about 62 years, one of the Partner's of "S P CONSTRUCTION" and being the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. THAT THE LANDLOAD'S NAMES ARE :

- A. SRI PALTU ROY S/O – LATE ANIL KRISHNA ROY (PAN NO. BHDPR7994D)  
(AADHAR NO. 6897 2919 1462 )
- B. SMT. DIPALI SARKAR W/O SRI MANINDRA NATH SARKAR (PAN NO. QLSPS9414M) (AADHAR NO 8375 4455 3333)
- C. SMT. MINATI MANDAL W/O SRI PRASANTA KR. MANDAL (PAN NO. CBTPM7219R) (AADHAR NO. 5869 5818 4270)
- D. SMT. JHARNA BISWAS W/O SRI MIHIR KANTI BISWAS (PAN NO. AXKPB7960P) (AADHAR NO. 8106 0909 6864 )
- E. SMT. KANAN DEY ROY W/O LATE ARABINDA ROY (PAN NO. BIZPD1084P)  
(AADHAR NO. 9485 5336 2476 )
- F. SMT. SOMA ROY D/O LATE ARABINDA ROY (PAN NO. CLLPR8787F) (AADHAR NO. 8821 3177 9121)
- G. SRI GOUTAM ROY S/O LATE ANIL KRISHNA ROY (PAN NO. ACGPR0354L)  
(AADHAR NO. 9984 0596 9661 )
- H. SRI GOPAL ROY S/O LATE ANIL KRISHNA ROY (PAN NO. GFNPR8997K)  
(AADHAR NO. 8353 1140 2891 )
- I. SMT. RITA ROY W/O LATE AMALENDU ROY (PAN NO. DJJPR1176M)  
(AADHAR NO. 2454 4414 3170 )
- J. SMT. ANINDITA ROY D/O LATE AMALENDU ROY (PAN NO. BWXPR7239G)  
(AADHAR NO. 6463 8052 4757 )
- K. SMT. DEEPIKA ROY D/O LATE AMALENDU ROY (PAN NO. DSFPR5874B)  
(AADHAR NO. 3883 5314 0401 )
- L. SMT. APARUPA ROY @BASAK D/O LATE AMALENDU ROY (PAN NO. CAUPB1104J) (AADHAR NO. 4495 3095 0521)



  
KAUSHIK GOSWAMI  
Notary General of West Bengal  
Siliguri, Darjeeling  
Reg. No. 16/2017  
Exp Dt. - 04.06.2027

7 MAR 2020

M. SMT. ITI ROY W/O LATE ARDHENDU ROY (PAN NO. EOEPR6470D) (AADHAR NO. 3845 8087 4886 )

N. SMT. SNIGDHA ROY D/O LATE ARDHENDU ROY (PAN NO. DBCPK1205B) (AADHAR NO. 3662 6762 7871 )

O. SMT. SMITA ROY D/O LATE ARDHENDU ROY (PAN NO. FYSPB9595L) (AADHAR NO. 4572 3119 3928 )

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.

P. That the said land is free from all encumbrances.

Q. That the time period within which the project shall be completed by the promoters is (DELEVERY DATE OF PROJECT 31<sup>ST</sup> DECEMBER -2028).

R. 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.

S. 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.

  
**KAUSHIK GOSWAMI**  
 Notary Gen. 1. of West Bengal  
 Siliguri, Darjeeling  
 Reg. No. 16/2017  
 Exp Dt - 04.06.2023

**17 MAR 2026**

T. 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.

U. 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.

V. That the promoters shall take all the pending approvals on time, from the competent authorities.

W. That the promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

X. 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.

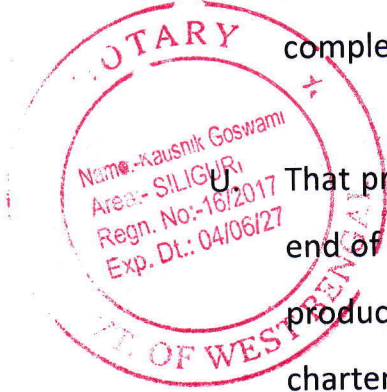
S. P. CONSTRUCTION

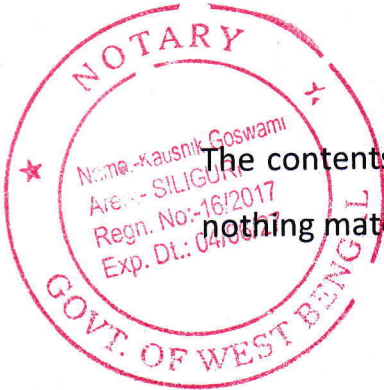
*Subrata Joarder*  
PARTNER

-----  
DEPONENT

(SRI SUBRATA JOARDER )

*Kaushik Goswami*  
KAUSHIK GOSWAMI  
Notary No. 4. of West Bengal  
Siliguri, Darjeeling  
Reg. No. 16/2017  
Exp. Dt. - 04.06.2027 7 MAR 2026



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 07<sup>th</sup> day of March, 2026.

S. P. CONSTRUCTION

*Subrata Joarder*  
PARTNER

DEPONENT

(SRI SUBRATA JOARDER )

**AFFIDAVIT**

Solemnly Affirmed before me

By Sri Subrata Joarder

Of Siliguri

Identified by S.K. Ghosh

This the 07<sup>th</sup> Day of Mar 2026

IDENTIFIED BY ME

*S.K. Ghosh*  
ADVOCATE

*Kaushik Goswami*  
KAUSHIK GOSWAMI

Notary Govt. of West Bengal

Siliguri, Darjeeling

Reg. No. 16/2017

Exp Dt. - 04.06.2027

17 MAR 2026