

भारतीय गैर न्यायिक



পশ্চিমবঙ্গ পশ্চিম বাংলা WEST BENGAL

12AC 063025

FORM 'B'

[See rule 3(2)]

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 Sri. Gopal Prasad Choudhary, (PAN: ACQPC7776H), son of Late Ram Chandra Choudhary, age about 73 years, by Faith- Hindu, by Nationality - Indian, by Occupation- Business, residing at 20/8A S.N. Roy Road Sahapur S.O., P.O. Sahapur, P.S. Behala, Kolkata- 700038, Partner of the promoter (**M/S. CHOWDHARY CONSTRUCTION**) for the proposed project "**KAMAKSHI NIVAS**" situated at Premises No. 191, P. N. Mitra Brick Field Road, Ward No. 116 under KMC, P.O.- Barisha, P.S.- Behala, Kolkata- 700008, District- South 24 Parganas, duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 15 /01/2026;

I, Gopal Prasad Choudhary Partner of (promoter) **M/S. CHOWDHARY CONSTRUCTION** a Partnership Firm, having PAN No. AAUFC4610J and its registered office at 22, S.N. Roy Road, Shelter Apartment, 2nd Floor, Mail- 20/8 S.N. Roy Road, 2no. Chatterjee Colony, ward no. 119 under KMC, P.O. Sahapur, P.S. Behala, Kolkata- 700038, Promoter of the proposed project/ duly authorized by the promoter of the said project do hereby solemnly declare, undertake and state as under:

CHOWDHARY CONSTRUCTION

Gopal Prasad Choudhary
Partner

15 JAN 2026

Vol/ 13/5/25

No..... Date.....
Name.....
Address.....
value.....
Vendor.....

SAHABUDDIN GAZI
Baripuri Civil & Criminal Court

Sard.
Advocate
Baripuri Civil & Criminal Court

1

2

3

4

5

6

7

8

9

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

25

26

27

28

29

30

31

32

33

34

35

36

37

38

39

40

41

42

43

44

45

46

47

48

49

50

51

52

53

54

55

56

57

58

59

60

61

62

63

64

65

66

67

68

69

70

71

72

73

74

75

76

77

78

79

80

81

82

83

84

85

86

87

88

89

90

91

92

93

94

95

96

97

98

99

100

101

102

103

104

105

106

107

108

109

110

111

112

113

114

115

116

117

118

119

120

121

122

123

124

125

126

127

128

129

130

131

132

133

134

135

136

137

138

139

140

141

142

143

144

145

146

147

148

149

150

151

152

153

154

155

156

157

158

159

160

161

162

163

164

165

166

167

168

169

170

171

172

173

174

175

176

177

178

179

180

181

182

183

184

185

186

187

188

189

190

191

192

193

194

195

196

197

198

199

200

201

202

203

204

205

206

207

208

209

210

211

212

213

214

215

216

217

218

219

220

221

222

223

224

225

226

227

228

229

230

231

232

233

234

235

236

237

238

239

240

241

242

243

244

245

246

247

248

249

250

251

252

253

254

255

256

257

258

259

260

261

262

263

264

265

266

267

268

269

270

271

272

273

274

275

276

277

278

279

280

281

282

283

284

285

286

287

288

289

290

291

292

293

294

295

296

</div

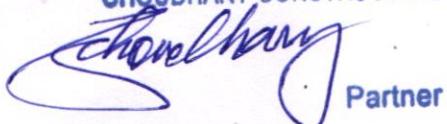
1. (a) **Sri Rohit Choudhary** (PAN: ACNPC6299A), son of Sri Gopal Prasad Choudhary, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at Premises No. 20/8A, S.N. Roy Road no. 2 Chaterjee Colony, P.O. Sahapur, P.S. Behala, Kolkata- 700038, (b) **Smt. Rima Chaurasia** (PAN: ACXPC5272D), wife of Sri Manoj Kumar Chaurasia, by Nationality- Indian, by Faith- Hindu, by Occupation- Business, residing at Premises No. 15B, Priyanath Mullick Road, P.O. Kalighat, P.S. Bhawanipore, Kolkata, - 700026, has a legal title to the land on which the development of the proposed project is to be carried out.

AND

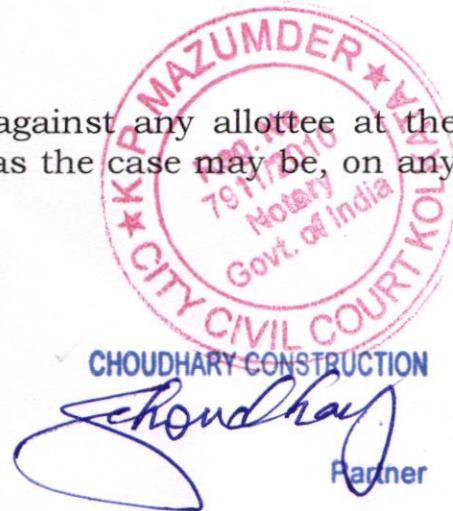
a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by us/promoter is 31/08/2026.
4. That seventy percent of the amounts realised by us/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 schedule 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, we / 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.
8. That, we / promoter shall take all the pending approvals on time from the competent authorities.
9. That, we / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

15 JAN 2026

CHAUDHARY CONSTRUCTION

Partner

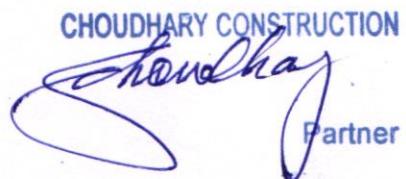
10. That, we / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom
Verified by me at Kolkata on this day of 15th January, 2026.



Deponent

Solemnly Affirmed & Declared
Before me on Identification

K. P. MAZUMDER, NOTARY
City Civil Court, Calcutta
Reg. No. 7911/2010 Govt. of India



15 JAN 2026

IDENTIFIED BY ME

S. Das
Advocate