



पश्चिम बंगाल WEST BENGAL

17AB 212835



BEFORE THE NOTARY PUBLIC

**Affidavit cum Declaration**

Affidavit cum Declaration of Mr. Shishir Gupta, son of Late Shree Bhagwan Gupta, working for gain at T-68, Teghoria Main road, Kolkata - 700157, being the Partner of Committed Partners Company, promoter/developer of the proposed project "ALPANA".

I, Shishir Gupta being the Partner of Committed Partners Company, promoter/developer of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I/ Promoter have/ has a legal title to the land on which the development of the project is proposed

OR

We have /has a legal title to the land on which the development of the proposed project is to be carried out

AND

**B. N. SAHA**  
**NOTARY**  
Bikash Bhawan  
North Block, Gr. Floor  
Bicharanagar, Kolkata  
West Bengal

17 2 SEP 2018

নম্বর : 7370

সম ও তারিখ : 31.01.18

ক্রেতার নাম : A. Dey, Adv.

ঠিকানা : High Court, Calcutta,

মূল্য : ₹ 100

ডেভার :

*[Signature]*  
বারাসাত কোর্ট

জেলা : টা

প্রতিদ তারিখ :

4 JAN 2018

মোট ট্যাক্স বা :

RS.300000

ক্রেতারি বারাসাত

ডেভার :

শ্রী সত্যজিৎ সোম



OFFICE OF THE CLERK

OFFICE OF THE CLERK  
HIGH COURT OF CALCUTTA



A legally valid authentication of title of such land along with and 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 me/promoter is 31<sup>st</sup> July, 2020.
4. That seventy percent of the amounts realized by me/promoter for the real estate project form 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts form the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 i/promoter shall get the accounts audited within six month 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 I/ Promoter shall take all the pending approvals on time, form the competent authorities.
8. That I/ promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I/ Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot of building, as the case may be, on any grounds.

*S. Kishor*  
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 12 day of September 2018

*S. Kishor*  
Deponent

**B. N. SAHA**  
**NOTARY**  
Bikash Bhawan  
North Block, Gr. Floor  
Bichempegar, Kolkata  
West Bengal

*Identified by me*  
*Ayusman Dey*  
**Ayusman Dey**  
Advocate  
High Court Calcutta

Solemnly Affirmed  
&  
Declared Before me  
on Identification of *Advocate*  
*A*  
**B. N. SAHA**  
NOTARY

**12 SEP 2018**



13 SEP 2013

High Court Calcutta  
Associate  
Ajayman Dey

Handwritten notes in the bottom right corner, including the word "BABA" and other illegible scribbles.