

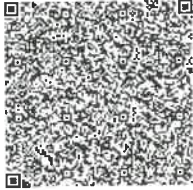


Government of Uttar Pradesh

e-Stamp



Certificate No. : IN-UP85992836513529Y
Certificate Issued Date : 01-Apr-2026 02:14 PM
Account Reference : NEWIMPACC (SV)/ up14054704/ GAUTAMBUDDH NAGAR 2/ UP-GBN
Unique Doc. Reference : SUBIN-UPUP1405470467088429088923Y
Purchased by : VALUE INFRATECH INDIA PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : VALUE INFRATECH INDIA PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : VALUE INFRATECH INDIA PVT LTD
Stamp Duty Amount(Rs.) : 100
 (One Hundred only)



Please write or type below this line

Affidavit

For Value Infotech India Pvt. Ltd.

Director



Statutory Alert:

- The authenticity of the e-Stamp certificate can be verified at www.e-stamp.gov.in or at the office of the Controller, Government of India, New Delhi.
- Any data recorded in the e-Stamp certificate is available on the website of the Controller, Government of India, New Delhi.
- The date of checking the authenticity is on the users or the e-Stamp certificate.
- In case of any discrepancy please inform the Controller, Government of India, New Delhi.

11 APR 2026

AFFIDAVIT

The Secretary
Uttar Pradesh Real Estate Regulatory Authority (UPRERA)
Kalankar House, New Hyderabad,
Lucknow, Uttar Pradesh

Affidavit on behalf of Value Infratech India Private Limited

I, **Sagar Batra**, son of Mr Prem Kumar, aged about 33 years, resident of A 1302, Apex Golf Avenue, Plot No – GH03, Sector - Sports City -1, Adjoining Tech zone -4, Greater Noida West, Gautam Budha Nagar Uttar Pradesh 201306, currently serving as **DIRECTOR** of **M/s. Value Infratech India Private Limited**, do hereby solemnly affirm and declare as under:

TITLE AND AUTHORITY

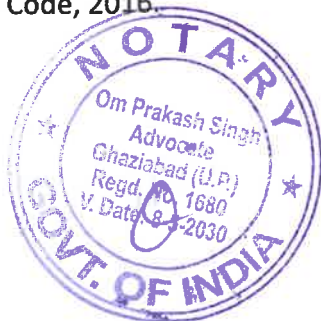
That I am the authorized signatory of **M/s. Value Infratech India Private Limited** (hereinafter referred to as the "Promoter Company"), having its Communication Address at B-117, SECTOR-50, NOIDA, GAUTAM BUDDHA NAGAR, Uttar Pradesh - 201301, and am fully conversant with the facts and circumstances of the case and am competent to swear this affidavit.

2. PROJECT DETAILS

Particulars	Details
Promoter Company	Value Infratech India Private Limited
CIN	U45204DL2010PTC205247
Project Location	Rajnagar Extension, Village Morta, Ghaziabad, Uttar Pradesh
Land Area	14670 Sq Mtrs

NCLT PROCEEDINGS

That the Corporate Insolvency Resolution Process (CIRP) was initiated against the Promoter Company by the Hon'ble National Company Law Tribunal (NCLT), Principal Bench, New Delhi, vide order dated **03.01.2020** in **C.P. (IB) No. 771/PB/2018**, under Section 7 of the Insolvency and Bankruptcy Code, 2016.



For Value Infratech India Pvt. Ltd.

11 APR 2026

Director

APPROVAL OF RESOLUTION PLAN

That the Committee of Creditors (CoC) in its 15th meeting held on **15.09.2023**, in exercise of its commercial wisdom, approved the Resolution Plan submitted Resolution Applicant: the consortium of **Floral Realcon Private Limited & Mr. Sandeep Batra** with **100% majority** in terms of Section 30(4) of the Code thereby declaring them as the **Successful Resolution Applicant (SRA)**.

That the Hon'ble NCLT, vide its order dated **14th November 2024** in I.A. No. **5191/ND/2023** in C.P. (IB) No. **771/PB/2018**, was pleased to approve the said Resolution Plan under Section 30(6) of the Code.

IMPLEMENTATION OF RESOLUTION PLAN

That in compliance with the aforesaid NCLT order dated **14.11.2024**, the Promoter Company along with SRA has successfully implemented the approved Resolution Plan in its entirety, and the same is stated as under:

Payment to Financial Creditors

That **all Financial Creditors** as identified and verified during the CIRP proceedings have been paid in full in accordance with the terms of the approved Resolution Plan.

That **no dues remain outstanding** against any Financial Creditor, and no claims have been received or are pending from any Financial Creditor post-implementation of the Resolution Plan.

Compliance with Section 32A of IBC

That upon successful implementation of the Resolution Plan, the Promoter Company is entitled to the benefit of **Section 32A of the Code**, which provides that:

*"Notwithstanding anything to the contrary contained in this Code or any other law for the time being in force, the liability of the Corporate Debtor for any offence committed prior to the commencement of the Corporate Insolvency Resolution Process shall stand extinguished."*greentribunal+1

That the management and control of the Promoter Company has undergone a **bona fide change** pursuant to the Resolution Plan.

That the Promoter Company hereby declares and confirms that:

S.No.	Particulars	Status
(a)	Dues to Financial Creditors	NIL – Fully Paid
(b)	Dues to Operational Creditors	NIL – Fully Paid
(c)	Any other statutory dues	NIL – Fully Paid



- 1 APR 2026

For Value Infotech India Pvt. Ltd.

Director

VERIFICATION

That the contents of this Affidavit are true and correct to the best of my knowledge, information, and belief, and no part thereof is false, and nothing material has been concealed therefrom.

Verified at (Greater Noida) on this 01ST day of April, 2026.

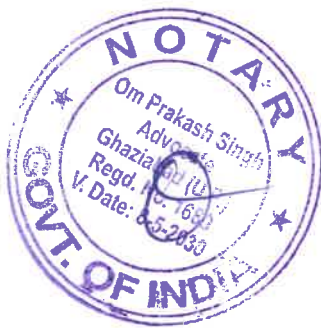
DEPONENT *For Value Infratech India Pvt. Ltd.*



Name: Sagar Batra Director
Designation: Director
Company: Value Infratech
India Private Limited

Witness 1: *Anuj Kumar*
AS99595564
62109, Sports City 1, GZ. Noida West

Witness 2: *Avtar Grover*
AVTAR GROVER
A-44 E, Mahendra Enclave
C.T. Karnal Road, Delhi-110009



ATTESTED
Om Prakash Singh
Advocate Reg. No. 1680

11 APR 2026