



सत्यमेव जयते

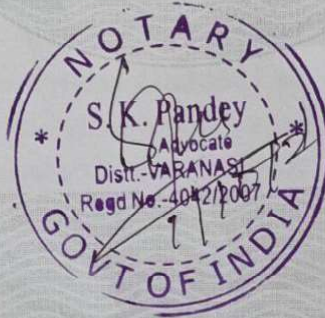
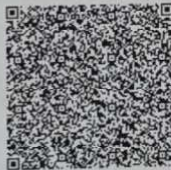
INDIA NON JUDICIAL Government of Uttar Pradesh

e-Stamp

Signature:-
ACC Name:-Bipin Kumar Jaiswal
ACC Code:-UP14503004
CC Add:-Civil Court, Varanasi
Mobile No.:-9452813327
Office No.:-273
Office:-Sadar, District:-Varanasi

Certificate No.	: IN-UP86927710333596T
Certificate Issued Date	: 01-Oct-2021 03:02 PM
Account Reference	: NEWIMPACC (SV)/ up14503004/ VARANASI SADAR/ UP-VNS
Unique Doc. Reference	: SUBIN-UPUP1450300463044981689340T
Purchased by	: PARIKSHIT SINGH
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: PARIKSHIT SINGH
Second Party	: Not Applicable
Stamp Duty Paid By	: PARIKSHIT SINGH
Stamp Duty Amount(Rs.)	: 10 (Ten only)

1235/21



Please write or type below this line-----

VATIKA DEVELOPERS
INFRASTRUCTURES PVT. LTD.

DIRECTOR

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.sholestamp.com' or using e-Stamp Mobile App of Stock Holding.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

AFFIDAVIT FOR UTILIZATION OF LAND

To,

Uttar Pradesh Real Estate Regulatory Authority

Naveen Bhawan, Rajya Niyojan Sansthan,

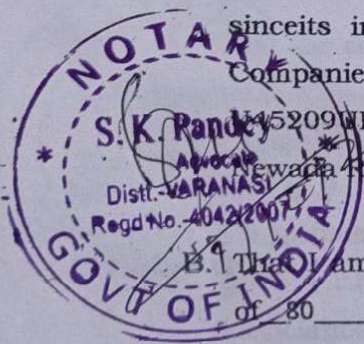
Kalakankar House Road, Old Hyderabad,

Lucknow, Uttar Pradesh - 226007

I, **Parikshit Singh**, S/o Abhimanyu Singh aged 55 years R/o Madhukar Rai, near Railway Station, Gahmar, Ghazipur, U.P.-232327, director of **M/s Vatika Developers & Infrastructures Private Limited**, having its Regd. Office situated at N 8/180, H-9, Newada Rajendra Vihar Colony, Varanasi, UP-221001, promoter of the proposed project "**Vishwanath Vatika**" do hereby solemnly Declare, undertake, affirm and state as under:-

A. That I am the director of Vatika Developers & Infrastructures Private Limited since its incorporation dated 16th May 2011, which is registered with the Companies Act, 1956 bearing the registration no. **52090P2011PTC044829**, and having its registered office at N 8/180, H-9, Newada Rajendra Vihar Colony, Varanasi, UP-221001.

B. That I am also a major shareholder of the company with a share-holding of 80 % and the remaining shares of the company i.e. 20 %, belongs to my wife and children.



VATIKA DEVELOPERS &
INFRASTRUCTURES PVT. LTD.

Parikshit Singh
DIRECTOR

- C. That no outsider is involved in any way in this company, as it is wholly managed and operated by me only.
- D. That all the transactions in relation to the affairs of the company have gone through me only.
- E. That the maps of the proposed project has been duly sanctioned by the Varanasi Development Authority on a total area of **2637.71 Sq. Mtr.** on which one tower with 66 Flats are being proposed to be constructed. The project land is situated at Khasra no. 47/14, 47/15, and 47/16, Mauza - Bazardiha, Varanasi UP.
- F. That out of total **2637.71 Sq. Mtr.** land area **2163.86 Sq. Mtr. area** belongs to Promoter **M/s Vatika Developers & Infrastructures Private Limited**, through registered developer agreement dated 03.06.2011.
- G. That the remaining land i.e. 709.17 sq. mtr. belongs to me through registered sale deeds being 2181, 2941, 2027, 2942 dated 03.05.11, 03.09.2020, 25.04.2011, 03.09.2020 respectively, and I possess a complete ownership right in relation to this land.
- H. That I hereby with sound mind transfer the said portion of land in favour of Vatika Developers & Infrastructures Private Limited, as per my own wish and will without any pressure of any kind.
- I. That the company will have absolute and unconditional right to develop the project on my entire portion of land and the company can also sell the units constructed over it in accordance to their own wish.
- J. That the promoter will adhere to all the compliances as required under RERA, 2016 w.r.t. transfer of ownership of unit to allottee and common areas to association of allottees.
- K. That I will participate as co-promoter of this proposed project with the company and will undertake all the responsibilities of a co-promoter.



VATIKA DEVELOPERS &
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DIRECTOR

L. That I will adhere to follow with all other relevant and mandatory compliances like GST and Income tax.

M. That I undertake full responsibility about all the information and details declared in the affidavit, and if the authority rejects the application of registration of proposed project because of incorrect or wrong information/details produced, the repercussions shall be wholly on promoter.

VATIKA DEVELOPERS &
INFRASTRUCTURES PVT. LTD.
Parikshit Singh
DIRECTOR
DEPONENT

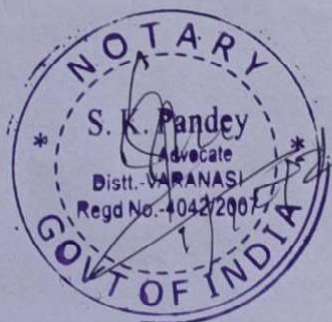
VERIFICATION

I, **Parikshit Singh**, S/o Abhimanyu Singh aged 55 years R/o Madhukar Rai, near Railway Station, Gahmar, Ghazipur, U.P.-232327, director of **M/s Vatika Developers & Infrastructures Private Limited**, having its Regd. Office situated at N 8/180, H-9, Newada Rajendra Vihar Colony, Varanasi, UP-221001, do hereby solemnly affirm that all the facts mentioned in paras No.A to M of the above undertaking are true and correct and duly verified by me/ us. Also nothing material has been concealed there from and no part of it is false.

Declared at Varanasi on 30th day of September, 2021

VATIKA DEVELOPERS &
INFRASTRUCTURES PVT. LTD.
Parikshit Singh
DIRECTOR

DEPONENT



Sworn before Me & Solemny
affirm Signature and Contents
Verified to day *11/10/21*

S. K. Pandey Advocate
NOTARY, GOVT. OF INDIA
Regd No.-4042/2007
Distt.-VARANASI