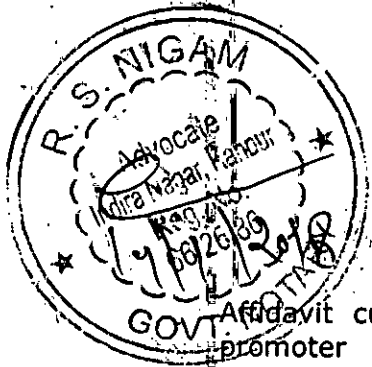


उत्तर प्रदेश UTTAR PRADESH

EB 064334



**FORM B**

**Affidavit cum Declaration**

Affidavit cum Declaration of Mr. Dhananjay Tewari, duly authorised by the promoter M/s. Ratan Homes Private Limited for the proposed project "CHHATTIRATAN DHAM", situated at arazi no. 862 M, 864 M, 880, 881, 882 & 883, Bagdaudhi Kachhar, Kanpur vide their board resolution dated 19.01.2018.

I, Dhananjay Tewari duly authorized by the promoter of the proposed project "CHHATTIRATAN DHAM" do hereby solemnly declare, undertake and state as under:

1. That M/s. Ratan Homes Private Limited has a legal title Report to the land on which the development of the project is proposed
2. That the said land is mortgaged with Union Bank of India, General Ganj Branch, against loan facility of Rs.7.54 Crores.
3. That the time period within which the project shall be completed by promoter from the date of registration of project is 14<sup>TH</sup> JULY, 2019.

For Ratan Homes Private Limited  
*[Signature]*

Authorised Signatory

4. That seventy per cent of the amounts to be realised hereinafter by me/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 scheduled bank to cover the cost of development 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 That the amounts from the separate account, to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

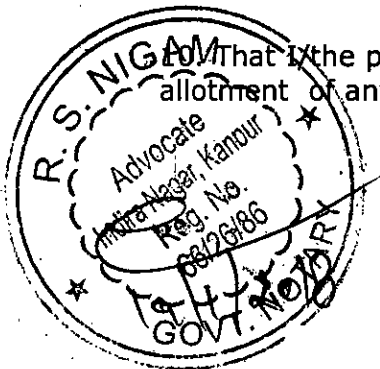
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That I / the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That I /the promoter have taken all the approvals from the competent authorities.

9. That I/ the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the act.

10. That I/the promoter shall not discriminate against any allottee at the time of allotment of any plot as the case may be.



For Ratan Homes Private Limited  
*[Signature]*  
Deponent

**Verification**

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at Kanpur on 19<sup>th</sup> day of JANUARY, 2018.

For Ratan Homes Private Limited  
*[Signature]*  
Deponent

Sworn before me this day of 19/1/2018  
by *[Signature]*  
contents of this affidavit have been read over and explained which is due to  
Verified by *[Signature]*  
GOVT. NIGAM R.S. NIGAM