



INDIA NON JUDICIAL

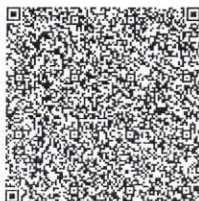
Government of Uttar Pradesh



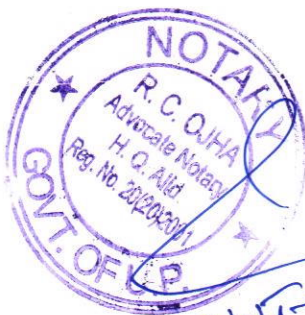
IN-UP38867010311240W

e-Stamp

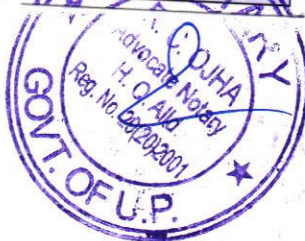
Certificate No. : IN-UP38867010311240W
Certificate Issued Date : 01-May-2024 04:17 PM
Account Reference : NEWIMPACC (SV)/ up14348804/ PRAYAGRAJ SADAR/ UP-AHD
Unique Doc. Reference : SUBIN-UPUP1434880473936589657238W
Purchased by : CITIZEN INFRAVENTURES PVT LTD DIR ANUBHAV VERMA
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : CITIZEN INFRAVENTURES PVT LTD DIR ANUBHAV VERMA
Second Party : Not Applicable
Stamp Duty Paid By : CITIZEN INFRAVENTURES PVT LTD DIR ANUBHAV VERMA
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line



01-5-24



Citizen Infraventures Private Limited

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. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate
3. In case of any discrepancy please inform the Competent Authority

FORM -'B'

[See rule 3(4)]

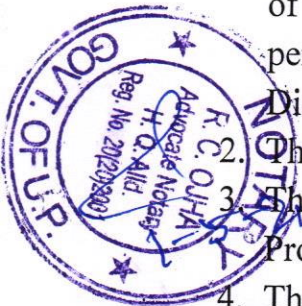
**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY
THE PROMOTER**

Affidavit cum Declaration

Affidavit-cum-Declaration of CITIZEN INFRAVENTURES PRIVATE LIMITED through its Director Anubhav Verma S/o Nishith Verma Reg. Office Sahyog Bhawan, 1, M.G. Marg, Civil Lines, Prayagraj-211001 Promoter of the proposed CITIZEN RAM NIVAS GROUP HOUSING situated at Free Hold Bhukhand No. 115A, Civil Station, (22, Clive Road) District Prayagraj vide its authorization dated 22/03/2024 issued by Prayagraj Development Authority.

I, Anubhav Verma S/o Nishith Verma, Director Citizen Infraventures Private Limited through its Reg. Office Sahyog Bhawan, 1, M.G. Marg, Civil Lines, Prayagraj-211001 Promoter of the proposed project. do hereby solemnly declare, undertake and state as under:

1. That, I Promoter have valid document to the land on which the development of the project is proposed by means of registered builder agreement pertaining to free hold bhukhand no. 115A, Civil Station, (22, Clive Road) District Prayagraj 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 Promoter is 21/03/2029 (60 months).
4. That, seventy per cent of the amounts realized by 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 construction and the land cost and shall be used only for that purpose.

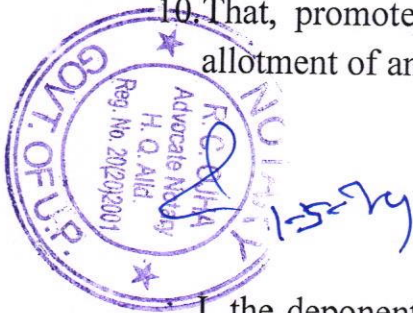


Citizen Infraventures Private Limited

[Signature]

Director

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, 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, promoter shall take all the pending approvals on time from the competent authorities.
9. That, promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, promoter shall not discriminate against any allottee at the time of allotment of any apartment on any grounds.



Verification

I, the deponent above, do here by verify the contents of paragraph no. 1 to 10 above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 01/05/2024 day of Wednesday

Citizen Infra ventures Private Limited
Deponent Director

Citizen Infra ventures Private Limited
Deponent Director

These documents are identified by me at Allahabad the document is /are identified by shri. Advocate the Contents of the documents has been explained to the executed was Admit the to be Correct And the documents is Attested

Ramesh Chandra Ojha
Advocate Notary
Distt. Head Quarter Allahabad
1-5-24

R. C. Ojha
Advocate Notary
Distt. Head Quarter
Allahabad