



उत्तर प्रदेश UTTAR PRADESH

FV 664778

FORM B

See rule 3(4)

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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Sanjay Gupta s/o Mr. Mathura Prasad** aged about 55 residing at Kasbhara Aadat, Powayan, and Distt. Shahjahanpur, Uttar Pradesh duly authorized by the promoter of the proposed project, vide their authorization date 23/09/2021.

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

1. That promoter has a legal title to the land on which the development of the project is proposed AND a legally valid authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

Sanjay Gupta

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11-2-2022

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संजय गुप्ता ड।० मथुरा प्रसाद
केस भेरा मुवांया शाह

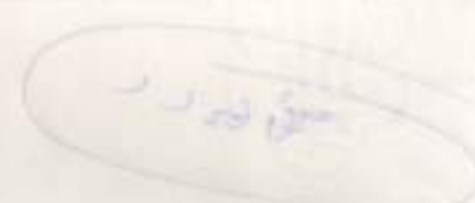
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50 स्टाम्प विक्रेत

वैद्यना जी अवधि

सो० अमी स्टाम्प विक्रेता

मार्ग - 4 मडो-मदर मडो



2. That the said lands are free from all encumbrances and have **not been mortgaged with any Financial Institution or person.**
3. That the time period within which the project shall be completed by promoter is **10/02/2025.**
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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of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 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.
8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have 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, plot or building, as the case may be, on any grounds.

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 Shahjahanpur, on this day of 11/02/2022

Deponent

Deponent

Attested
Signature
Sangay Gupta by
Bajrang Kumar Bisht
11/2/2022



Notarized this Affidavit of ...
who is identified ...
presented to ...
of this affidavit ...
11-2-2022

Attested by
Sadat Shahjahanpur



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Uttar Pradesh

₹10

e-Stamp

₹10710710710

Certificate No.	: IN-UP55039497393778U
Certificate Issued Date	: 30-Mar-2022 05:51 PM
Account Reference	: NEWIMPACC (SV)/ up14263204/ SHAHJAHANPUR SADAR/ UP-SJH
Unique Doc. Reference	: SUBIN-UPUP1426320401092164640675U
Purchased by	: SANJAY GUPTA SO MATHURA PRASAD
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: SANJAY GUPTA SO MATHURA PRASAD
Second Party	: Not Applicable
Stamp Duty Paid By	: SANJAY GUPTA SO MATHURA PRASAD
Stamp Duty Amount(Rs.)	: 10 (Ten only)

सत्यमेव जयते



Please write or type below this line

IN-UP55039497393778U

24/11

Smt. Sushila Devi Goswami
Advocate
NOTARY Judge's Court
Shahjahanpur

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shoilestamp.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.

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

Affidavit cum Declaration

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

- 1) The Bookings / Sales till the date of Affidavit for the Project is NIL.
- 2) There is NO other Project Registered in RERA on the same Khasra Number as for this Project.

Sanjay Gupta
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 Shahjahanpur, on this day of 26/03/2022

Sushila Devi Goswami
Deponent

Presented/Executed before on 26-3-22
Shahjahanpur by Sanjay Gupta
Identified/Verified by [Signature]
Witness If Any [Signature]
Fee Recd. [Signature]

Sushila Devi Goswami
Advocate
NOTARY Judges Court
Shahjahanpur