



INDIA NON JUDICIAL

Government of Uttar Pradesh

e-Stamp

11/01/2023 05:48 PM
35/22
24/2/27

Certificate No. : IN-UP22147384924295V
Certificate Issued Date : 31-Jan-2023 05:48 PM
Account Reference : NEWIMPACC (SV)/ up14329904/ AGRA SADAR/ UP-AGR
Unique Doc. Reference : SUBIN-UPUP1432990437869219271149V
Purchased by : DISTRICT NOTARY ADVOCATE
Description of Document : Article 42 Notarial Act
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : DISTRICT NOTARY ADVOCATE
Second Party : E NOTARIAL TICKET
Stamp Duty Paid By : DISTRICT NOTARY ADVOCATE
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line

35/22
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Statutory Alert:

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



e-Stamp

1. Exhibit 1
 2. Exhibit 2
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Certificate No.	: IN-UP44362097253896V
Certificate Issued Date	: 24-Feb-2023 05:16 PM
Account Reference	: NEWIMPACC (SV)/ up14329904/ AGRA SADAR/ UP-AGR
Unique Doc. Reference	: SUBIN-UPUP1432990482640329242710V
Purchased by	: Tripurari Estate Private Limited
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: Tripurari Estate Private Limited
Second Party	: RERA
Stamp Duty Paid By	: Tripurari Estate Private Limited
Stamp Duty Amount(Rs.)	: 10 (Ten only)



Please write or type below this line



"This Stamp Paper is a Part and Parcel of Affidavit"

Agarwal

Statutory Alert:

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FORM B

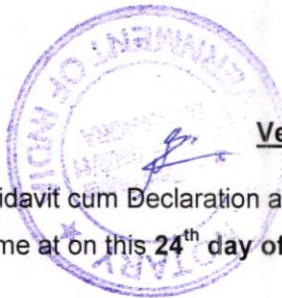
**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY
PERSON AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Mayank Agarwal** Director of **M/s Tripurari Estate Private Limited**, 2nd Floor, **Pushpanjali Palace, Delhi Gate, Agra-282002 UP** promoter of the proposed project **Pushpanjali Vedanta** Bearing Khasra No. 463, 464, 465, 457, 461, 462, 448, 449, 450, 451, 447, 453, 456, 433, 434, 431, 432, 453, 453, 458, 496, **Mauza-Patholi, Tehsil & District Agra** duly authorized by the board of directors of the company vide its Resolution dated **28.11.2022**

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

1. **M/s Tripurari Estate Private Limited** has a legal title to the land on which the development of the proposed project is to be carried out is enclosed herewith.
2. The project area 26868.21 Sq. Mtr. are mortgaged with ADA Agra for Internal Development work.
3. That the time period within which the project shall be completed by promoter is **06.05.2022 to 05.05.2027**.
4. That seventy percent 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 a 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 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 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 shall take all the pending approvals on time, from the competent authorities.
9. That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I 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 on this **24th day of February 2023**.

Signature

Deponent
(Mayank Agarwal)

Signature

Deponent
(Mayank Agarwal)

I **Mayank Agarwal** declare that the pan card, adhaar number/CIN number uploaded on website is correct and both are of the promoter. I also declare that all other document submitted are correct. If any information, document including details of payment made as fee etc. are found mislead or wrong, the authority may reject the registration.

Signature
Nita Singh
Dist. Notary Agra
10/2/23