



INDIA NON JUDICIAL



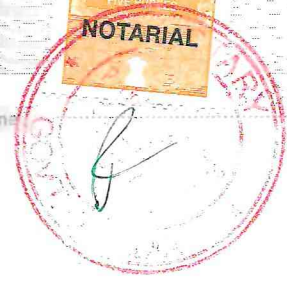
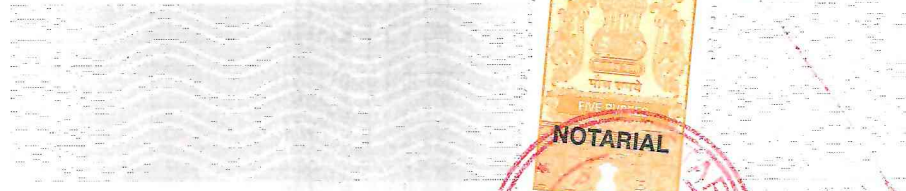
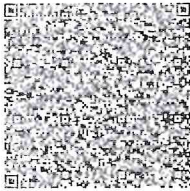
IN-UP32332833801450X

Government of Uttar Pradesh

e-Stamp



Certificate No. : IN-UP32332833801450X
 Certificate Issued Date : 09-May-2025 04:59 PM
 Account Reference : NEWIMPACC (SV)/ up14551404/ MATHURA SADAR/ UP-MTH
 Unique Doc. Reference : SUBIN-UPUP1455140462082604618210X
 Purchased by : OM BUILDCOM
 Description of Document : Article 5 Agreement or Memorandum of an agreement
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : OM BUILDCOM
 Second Party : Not Applicable
 Stamp Duty Paid By : OM BUILDCOM
 Stamp Duty Amount(Rs.) : 10
 (Ten only)



Please write or type below this line

FORM -'B'

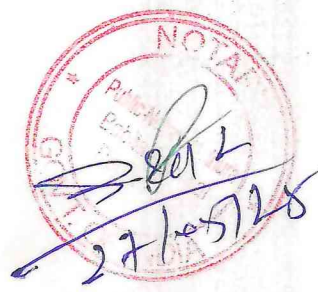
[See rule 3(4)]

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

For OM BUILDCOM

Ragrawal
Partner

Raghav Agrawal
(Partner)



Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shikastamp.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 cum Declaration

Affidavit-cum-Declaration I **Raghav Agrawal S/o Shri Ram Agrawal** Partner of the **M/s. OM BUILDCOM** Promoter of the proposed project "SHRI VRINDA ORCHIDS" / duly authorized by the promoter of the proposed project "SHRI VRINDA ORCHIDS".

I **Raghav Agrawal S/o Shri Ram Agrawal** Promoter of the proposed project/duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. **M/s. OM BUILDCOM** have / has a legal title to the land on which the development of the proposed project is to be carried out for development of the real estate project 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 me/Promoter is 10.02.2030;
4. That, seventy per cent of the amounts realized by me/Promoter for the real estate project form the allottees, from time to, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and land cost and shall be used only for the purpose.
5. That, the amount 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 withdrawal 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 / 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, I / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, I / 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.



For OM BUILDCOM
Raghav Agrawal
Partner
Deponent

Raghav Agrawal
(Partner)

Verification

I, the deponent above, do hereby verify the contents of my above affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified by me at on this day of 26th May 2025.

For OM BUILDCOM



Partner
Deponent

Raghav Agrawal
(Partner)



The contents of the affidavit documents
read over & explained to the deponent
who is identified by the deponent
& on oath administered by the deponent
at my office on 26/05/25
register of the deponent
& a charged receipt

Raghav Agrawal Advocate
Notary Public, Mainura

I Know Sign
He/She Has signed

Sig Identify