

Form-RA 8

Affidavit for Declaration on Credit Facilities Availed for the Project

To,

The Secretary,
Uttar Pradesh Real Estate Regulatory Authority
Naveen Bhavan, Rajya Niyojan Sansthan,
Kala Kankar House, Old Hyderabad,
Lucknow, PIN - 226007



Sub: Affidavit / Declaration on Credit Facilities Availed for the Project

1. I Sandip Kumar Pandit, duly authorized by the Shirja Real Estate Solutions Pvt. Ltd. Promoter of Proposed Project, do hereby solemnly declare, undertake, and state that as on date given in the verification below the following credit facilities (Secured) have been availed in the process of finalization for Project **Clove County**.

	Details	
a.	Name of Lender	Tata Capital Housing Finance Ltd.
b.	Address of Lender's Office / Branch	1st and 2nd Floor, B-36, Lajpat Nagar-II, New Delhi- 110024
c.	Date of Borrowing / First Disbursement	30th April, 2025
d.	Amount Sanctioned	Rs. 290 Crores
e.	Amount Disbursed	Rs. 290 Crores
f.	Outstanding Amount as on date of affidavit	Rs. 250 Crores
g.	Details of Project Assets given as Mortgage / Security	Project Land admeasuring 20,050 Sq. Mtrs. situated at Plot No GH-02, Sector-151, Noida, Gautam Buddha Nagar, Uttar Pradesh

2. I undertake that funds from the declared credit facility will be deposited in the Separate account only.
3. I also confirm that the certificate given by the Chartered Accountant (including UDIN 25091598BMJAPQ3526) Mr. Amit Bansal, Membership no. 091598 certifying all the borrowings on date, as required under para 10(ii) of the Project Account Directions issued by U.P. RERA is enclosed with this affidavit.



4. I confirm that the Credit Facility / Loan has been sanctioned by the lending bank / Financial institution namely, Tata Capital Housing Finance Limited as required under para 10(iii) of the Project Account Directions issued by U.P. RERA.



Deponent

Verification

The Contents of my above Affidavit cum Declaration are True and correct and nothing material has been concealed by me therefrom.

Verify by me at Gautam Buddha Nagar, on this 25th day of October 2025.



Deponent

ATTESTED
MAHAVIR SINGH
NOTARY
G.B. NAGAR

25 OCT 2025

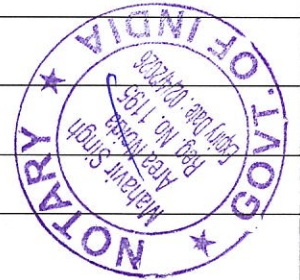
Cert. No- LC/25-26/168
Dated: 24th October, 2025

TO WHOMSOEVER IT MAY CONCERN

On the basis of relevant documents and records of **SHIRJA REAL ESTATE SOLUTIONS PRIVATE LIMITED** (hereinafter referred to as "Promoter Company"), having CIN No. U70101DL2012PTC244539, its Project "**Clove County**" situated at Plot No GH-02, Sector-151, Noida, Gautam Buddha Nagar, Uttar Pradesh, produced before us and as confirmed by the management, we do hereby certify that the above-mentioned Promoter Company has Rs.250 crores Outstanding Amount Dues against secured loan as on 15th October 2025.

Following details of secured loan as on 15th October 2025 are as follows:

S. No.	Particulars	Details
1.	Name of Lender	Tata Capital Housing Finance Ltd
2.	Address of Lender's Office / Branch	1 st and 2 nd Floor, B-36, Lajpat Nagar-II, New Delhi- 110024
3.	Date of Borrowing / First Disbursement	30 th April, 2025
4.	Amount Sanctioned	Rs. 290 Crores
5.	Amount Disbursed	Rs. 290 Crores
6.	Outstanding Amount as on date	Rs. 250 Crores
7.	Details of Project Assets given as Mortgage / Security	<ul style="list-style-type: none">• Second Pari Passu charge by Equitable Mortgage of project land admeasuring approx. 20050 Sqm situated at Plot No.2, GH-02, Sector-151, Noida• Hypothecation of receivables of project Clove County.



This Certificate has been issued on Specific request of the Promoter Company and it is certified that the above statement is true to the best of my knowledge & has been provided based on documents, records, unaudited books of accounts produced before me, and clarifications / explanations provided by the Company.




Amit Bansal, Partner
Membership No. 091598

Lochan & Co.
Chartered Accountants
Regn. No. 008019N

UDIN: 25091598BMJAPQ3526

Place: Noida

True Copy Attested


MAHAVIR SINGH (NOTARY)
Gautam Budh Nagar

25 OCT 2025!

Cert. No. LC/25-26/066
Dated: 06th June, 2025

End-Use Certificate

To,
Tata Capital Housing Finance Limited (TCHFL)

Re: End Use of fund of Term Loan facility amounting to Rs. 290 Crores sanctioned to M/s Shirja Real Estate Solutions Private Limited by Tata Capital Housing Finance Limited (TCHFL) under sanction letter dated 25th April, 2025.

Based on the records produced and the information provided to us by **SHIRJA REAL ESTATE SOLUTIONS PRIVATE LIMITED** having its Registered office at **8th Floor, County Spaces, Plot No. 15, Sector-135, Noida, Uttar Pradesh – 201305**, we hereby certify that:

1. The company has drawn a sum of **Rs. 290 Crores** in the F.Y. 2025-26 as per details mentioned below out of the above sanctioned facility and the same has been used for the specific purpose as provided below:

Sr. No.	Date of Disbursement	Disbursement Amount (Amount in Cr.)	Purpose Utilised
1.	30.04.2025	290,00,00,000/- (Rupees Two Hundred Ninety Crores)	Amount Utilized in Payment to Noida Authority towards Land at Sector 151, Noida.
Total		290,00,00,000/- (Rupees Two Hundred Ninety Crores)	

2. The disbursement amount is fully utilized by the borrower and no amount thereof is left unutilized as of date.



Amit Bansal, Partner
Membership No. 091598

Lochan & Co.

Chartered Accountants
Firm Regn. No.: 008019N

UDIN: 25091598BMJAGH9076

Place: Noida