



INDIA NON JUDICIAL
Government of Uttar Pradesh

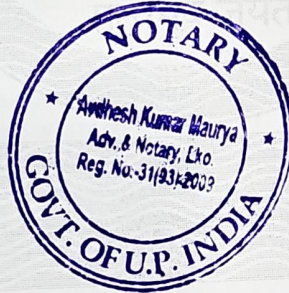


IN-UP26202750134463Y

e-Stamp

Signature.....
AGC Name VIRENDRA SINGH CHAUHAN
AOL 444458570199 07/08/2024 11:00 AM LUCKNOW
Mobile No. 7614019750
License No. 438, Tehsil Sadar, District Lucknow

Certificate No. : IN-UP26202750134463Y
Certificate Issued Date : 24-Apr-2026 01:01 PM
Account Reference : NEWIMPACC (SV)/ up14694704/ LUCKNOW SADAR/ UP-LKN
Unique Doc. Reference : SUBIN-UPUP1469470447340850264345Y
Purchased by : NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT LTD
Description of Document : Article 5 Agreement or Memorandum of an agreement
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT LTD
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



Please write or type below this line

FORM 'B'

(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 **Mr. SARAD TIWARI** duly authorized by the **NEW SAINIK NAGAR BUILDERS AND DEV PVT LTD** of the proposed project **SAINIK GALAXY GARDEN**.

Mr. SARAD TIWARI duly authorized by the promoter of the proposed project do hereby solemnly declare undertake and state as under:

1. That promoter has legal title to the land on which the development of the project is proposed.

DIRECTOR

24-4-26
Anandhesh Kumar Maurya
Adv. & Notary
Mohania Ganj, Lucknow
Reg. No. 31/93/2003

The authenticity of this e-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.
The onus of checking the legitimacy is on the users of the certificate
In case of any discrepancy please inform the Competent Authority

Identify the dependent who
has signed before me

Sworn and Verified
before me

2. That the said land is free from all encumbrances.
3. That the time period within the project shall be completed by promoter is **23/12/2028**.
4. That seventy per cent of the amounts realized by me/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 and 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 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.



NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT. LTD.


Deponent DIRECTOR

The content of any above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Lucknow on this 24th day of APRIL, 2026

11. That promoter has furnished such other documents as have been prescribed by the rules regulations made under the Act.

12. 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.

NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT. LTD.

Deponent DIRECTOR

Verification

The content of any above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Lucknow on this 24th day of APRIL, 2026

NEW SAINIK NAGAR BUILDERS AND DEVELOPERS PVT. LTD.

Deponent DIRECTOR

**Sworn and Verified
before me**

24-4-26

**Awdhesh Kumar Maurya
Adv. & Notary
Mohanaiganj, Lucknow
Reg. No.-31(93) 2009**

