



INDIA NON JUDICIAL

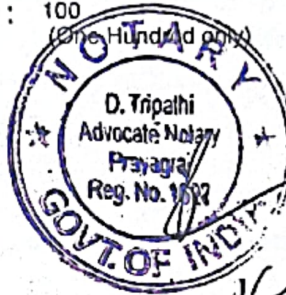
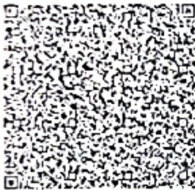
Government of Uttar Pradesh

e-Stamp



IN-UP45572519947680X

Certificate No. : IN-UP45572519947680X
Certificate Issued Date : 16-Sep-2025 01:50 PM
Account Reference : NEWIMPACC (SV)/ up14474804/ PRAYAGRAJ SADAR/ UP-AHD
Unique Doc. Reference : SUBIN-UPUP1447480488543598079650X
Purchased by : THE INNOVATORS DIGITAL ADS PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : THE INNOVATORS DIGITAL ADS PVT LTD
Second Party : NA
Stamp Duty Paid By : THE INNOVATORS DIGITAL ADS PVT LTD
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



16-9-25

16-9-25

Please write or type below this line

FORM 'B' [See rule3(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. Mayank Jaiswal(Chairman- The Innovators Digital Ads Pvt. Ltd)promoter of the proposed project/duly authorized by the promoter of the proposed project.

Mayank Jaiswal

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

1. That I promoter Mayank Jaiswal (Chairman- The Innovators Digital Ads Pvt. Ltd) has a legal title to the land on which the development of the proposed project is to be carried out
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 07/07/2030.
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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/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.



Mayank Jaiswal

Deponent

Verification

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

Verified by me at

on this day of

Muzant Lal

Deponent



16-9-2025
Notary
SOLEMNLY AFFIRMED

before me _____ at _____ by *Smt*
Smt. _____
Identified by *Smt* _____
Advocate to be inserted in the Affidavit
are true and correct which is here by
verified and correct.

16-9-2025
D. Tripathi
Advocate Prayagraj
Govt. of India

IDENTIFIED BY
ADVOCATE PRAYAGRAJ