

FORM "B"
(See Rule 3 (4))

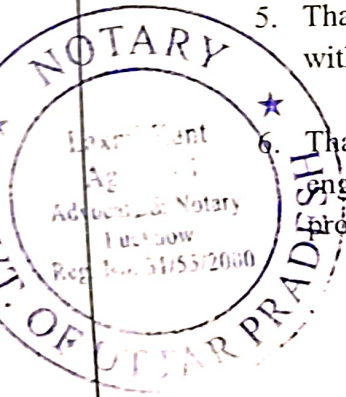
**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

AFFIDAVIT CUM DECLARATION

Affidavit cum declaration of Mr. Dharmendra Sikka (Director / Authorized Signatory of Promoter M/S Sikka Riverside Residency Private Limited of the proposed project "Sikka Riverside Residency".

I Dharmendra Sikka, 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.
2. That the project land is free from all encumbrances.
3. That the time period which the project shall be completed by promoter is 08.10.2030.
4. That 70% of amount realized by me / promoter for the real estate project from the Allottees, 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 That the amount from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of project.
6. That the amounts from separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



Laxmi Kant Agnihotri
Advocate & Notary
Collectorate, Lucknow

7. That the 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 amount 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 and regulations made under Act.
10. That promoter shall not discriminate against any allottees at the time of allotment of any apartment, plot or building as the case may be on any grounds.

For SIKKA RIVERSIDE RESIDENCY PVT. LTD.

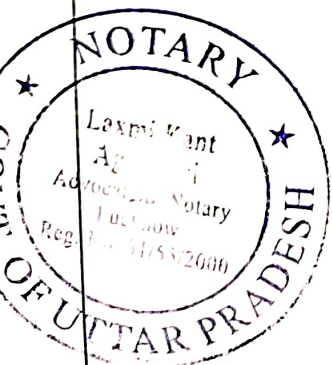


Director

Verification

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

Verify by me at Lucknow on this 03rd date of November' 2025,



For SIKKA RIVERSIDE RESIDENCY PVT. LTD.



Director

Deponent

ATTESTED

I identify the deponent/executor who has signed Put before me

Laxmi Kant Agnhotri
Advocate & Notary
Collectorate, Lucknow