

FORM 'B'

[See rule3(4)]

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

Project Name:- Different type of plots in Sector-03, Jagriti Vihar (Vistar), Yojana No. 11, Meerut.

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Aftab Ahmad, Executive Engineer, C.D. Meerut 01, UPAVP, Shastri Nagar, Meerut authorized by the promoter of the proposed project, vide its/his/their authorization dated 29.05.2025

1. I, Aftab Ahmad, Executive Engineer, C.D. Meerut 01, UPAVP, Shastri Nagar, Meerut duly authorized by the promoter of the Proposed project do hereby solemnly declare, undertake and state as under:
 1. That I/promoter have/has a legal title to the land on which the development of the project is proposed. The possession letter regarding land of Project handed over by ADM(LA), Meerut is enclosed herewith. A legally valid authentication of the title of such land along with and authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.
 2. That the said land is free from all encumbrances.
 3. The project is completed by me/promoter.
 4. The seventy percent 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 the 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, and architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 regulation 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.



[Signature]
Deponent 29/05/25
Aftab Ahmad
Executive Engineer
C.D., Meerut-01
UP AVP, Shastri Nagar, Meerut

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 Meerut on this day of 29.05.2025

ATTESTED
[Signature]
NOTARY

[Signature]
Deponent 29/05/25
Aftab Ahmad
Executive Engineer
C.D., Meerut-01
UP AVP, Shastri Nagar, Meerut