



INDIA NON JUDICIAL



IN-UP58200585594522X

Government of Uttar Pradesh

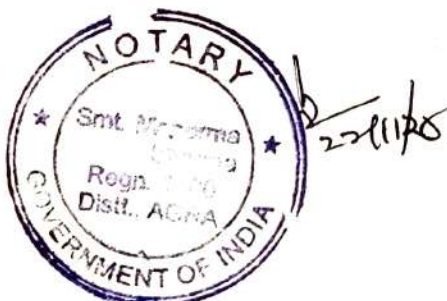
e-Stamp

ACC Name-Pankaj Kumar
Stamp Vendor
License No. 17
E-Stamping ACC ID-UP14324304
Collectorate, Agra

Certificate No.	: IN-UP58200585594522X
Certificate Issued Date	: 22-Nov-2025 04:21 PM
Account Reference	: NEWIMPACC (SV)/ up14324304/ AGRA SADAR/ UP-AGR
Unique Doc. Reference	: SUBIN-UPUP1432430412717575164213X
Purchased by	: NOTARY TICKET STAMP
Description of Document	: Article 42 Notarial Act
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: NOTARY TICKET STAMP
Second Party	: Not Applicable
Stamp Duty Paid By	: NOTARY TICKET STAMP
Stamp Duty Amount(Rs.)	: 10 (Ten only)

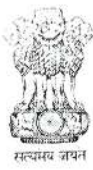


Please write or type below this line



Statutory Aler

1. The website for the Stamp certificate should be visited at www.ahicestamp.com or using eStamp Mobile App of Stock Holder.
2. Any discrepancy in the details on this Certificate, if it is available on the website / Mobile App renders it invalid.
3. The use of computer for the notary and the user of the certificate.
4. The use of any other stamping device from the Government of India.



Government of Uttar Pradesh

e-Stamp

ACC Name-Pankaj Kumar
Stamp Vendor
License no 17
E-Stamping ACC ID-UP14324004
Collectorate, Agra

Certificate No. : IN-UP58199728986116X
 Certificate Issued Date : 22-Nov-2025 04:20 PM
 Account Reference : NEWIMPACC (SV)/ up14324304/ AGRA SADAR/ UP-AGR
 Unique Doc. Reference : SUBIN-UPUP1432430413137170344765X
 Purchased by : AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA
 Description of Document : Article 4 Affidavit
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA
 Second Party : UP RERA
 Stamp Duty Paid By : AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA
 Stamp Duty Amount(Rs.) : 10
 (Ten only)



Please write or type below this line

Kishor Kumar



Statutory Alert:

The authenticity of the Stamp certificate should be verified at www.ahcis.in using the Stamp Mobile App or Stock Booklet. For more details visit the website www.ahcis.in and as well as on the website www.ahcis.in (MCA 21) portal. In case of any discrepancy please inform the Competent Authority.

AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA AVR HOMES LLP PARTNER KISHOR KUMAR GUPTA

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 **Kishor Kumar Gupta S/o Late Shri Kailash Chandra Gupta, the Partner and promoter of AVR HOMES LLP through self as its authorized signatory and the promoter of the proposed project G R VILLAS**

I, promoter of the proposed project does hereby solemnly declare, undertake and state as under:

1. That I/Firm have 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 within which the project shall be completed by meis-07.09.2030
- 4. That 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 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 should 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 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 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 on any grounds.



ATTESTED
Smt. Manorma Sharma
Advocate
No. 1500
of India
Collectorate Dist. AGRA

Kishor Kumar Gupta
Deponent

86/357

Verification

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

Verified by me at on this 22 day of Nov.....2025

Kishan Ch

Deponent

I declare that the pan card, adhaar number/CIN number uploaded on website is correct and both are of the promoter. I also declare that all other document submitted are correct. If any information, document including details of payment made as feeetc. are found misleading or wrong, the authority may reject the registration.



22/11/25



Government of Uttar Pradesh

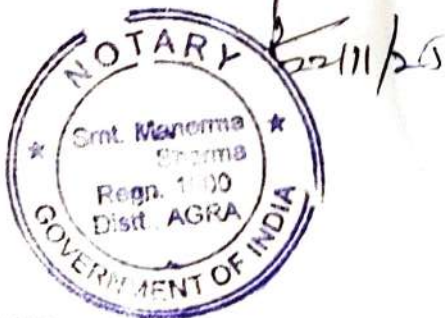
e-Stamp

ACC Name-Pankaj Kumar
Stamp No. 107
License No. 17
E-Stamping ACC ID-UP14024884
Collectorate, Agra

Certificate No. : IN-UP58201146772210X
 Certificate Issued Date : 22-Nov-2025 04:21 PM
 Account Reference : NEWIMPACC (SV)/ up14324304/ AGRA SADAR/ UP-AGR
 Unique Doc. Reference : SUBIN-UPUP1432430412715658961256X
 Purchased by : NOTARY TICKET STAMP
 Description of Document : Article 42 Notarial Act
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : NOTARY TICKET STAMP
 Second Party : Not Applicable
 Stamp Duty Paid By : NOTARY TICKET STAMP
 Stamp Duty Amount(Rs.) : 10
 (Ten only)



Please write or type below this line



Disclaimer:

- The authenticity of the Stamp purchased should be verified at www.ujes.in for the stamping of Stamp Machine copy of Stock Certificate.
- The stamp duty is to be paid by the user on the date of purchase of the stamp on the website. The user is responsible for the payment of the stamp duty.
- The user is responsible for the payment of the stamp duty on the date of purchase of the stamp on the website.
- The user is responsible for the payment of the stamp duty on the date of purchase of the stamp on the website.

Affidavit cum Declaration

Affidavit cum Declaration of Kishor Kumar Gupta S/o Late Shri Kailash Chandra Gupta, the Partner and promoter of AVR Homes LLP through self as its authorized signatory and the promoter of the proposed project G R Villas.

I, promoter of the proposed project does hereby solemnly declare, undertake and state as under:

1. That the firm has a legal title and agreement to Parcel of land AT ON KHASRA NO-1492 (part) on Mauja Bainpur, Agra on which the development of the project G R Villas is proposed.
2. There is no other project registered with RERA on the above-mentioned parcel of land.
3. To date there have been no bookings or sales made on this project under permit number Plotted Resi development/Plotted Housing/07616/ADA/LD/25-26/0173/02062025
4. No Booking, Sale advertisement or related activity will be done before the project has duly registered with U.P. RERA.

Kishor Kumar Gupta

Deponent

Verification

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

Verified by me at on this22.....day of.....Nov..... 2025

Kishor Kumar Gupta

Deponent

I declare that the pan card, adhaar number/CIN number uploaded on website is correct and both are of the promoter. I also declare that all other documents submitted are correct. If any information, document including details of payment made as feeetc. are found mislead or wrong, the authority may reject the registration.



22/11/25
22/11/25
ATTESTED
Smt. Manorma Sharma
Advocate
Regn. No. 1500
Notary Govt. of India
Collectorate Distt. Agra