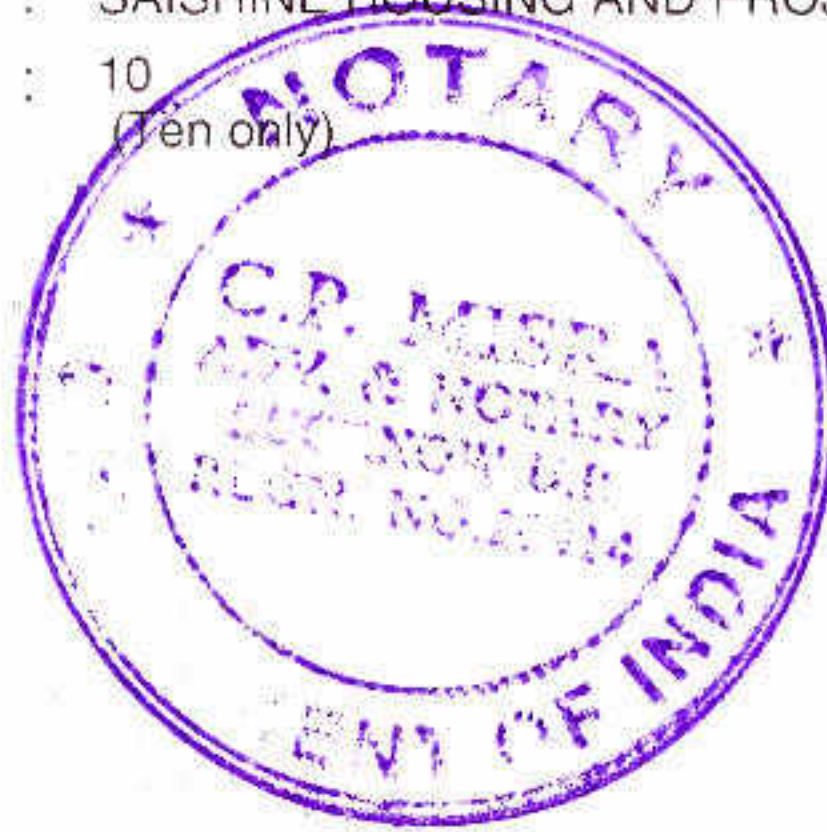
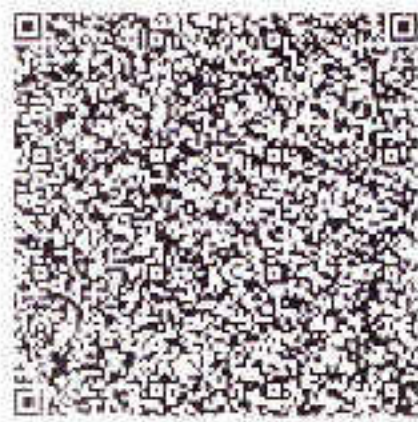


e-Stamp



Certificate No. : IN-UP65387178044793W
 Certificate Issued Date : 30-May-2024 12:02 PM
 Account Reference : NEWIMPACC (SV)/ up14885004/ LUCKNOW SADAR/ UP-LKN
 Unique Doc. Reference : SUBIN-UPUP1488500427128803006310W
 Purchased by : SAISHINE HOUSING AND PROJECTS PVT LTD
 Description of Document : Article 4 Affidavit
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : SAISHINE HOUSING AND PROJECTS PVT LTD
 Second Party : Not Applicable
 Stamp Duty Paid By : SAISHINE HOUSING AND PROJECTS PVT LTD
 Stamp Duty Amount(Rs.) : 10
 (Ten only)



FORM 'B'

Please [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. Manoj Agarwal (Director) duly authorized by the Saishine Housing and Projects Private Limited (promoter) of the proposed project "Zenith Vista".

I, Mr. Manoj Agarwal duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That promoter has a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 01-09-2029.

C.P. MISRA
 ADV. & NOTARY
 HQ LUCKNOW U.P. INDIA
 REGN. NO. 20914
 EXPIRY DATE-15-3-2025

Saishine Housing and Projects Pvt. Ltd
 Manoj Agarwal
 Director

Statutory Alert:

1. The authenticity of this Stamp certificate can be verified by visiting the website www.stamp.com or using a Stamp Room App of Stock, Motion, Key, DDC or any in the details on this Certificate and is available on the website. Mobile App reader is available.
2. The expiry of the validity of this certificate is on the date of the certificate.
3. The stamp of the promoter shall be affixed before the competent authority.

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, an 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 and 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.



[Signature]
Deponent

Verification

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

Sworn and Verified
Before Me

Verified by me at Lucknow on 09.10.2024.

[Signature] 9/10/24
C.P. MISRA
ADV. & NOTARY
HQ LUCKNOW U.P. INDIA
REGN. NO. 20314
EXPIRY DATE-15-3-2025

Deponent

Saishine Housing and Projects Pvt. Ltd.
[Signature]
Director