

**Affidavit cum Undertaking
(For Registration of Project under RERA)**

I, Dharmendra Sikka S/o Late Shri C. B. Sikka aged 63 years R/o Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P. director and authorized signatory and Promoter of M/S Sikka Riverside Residency Private Limited, having its Regd. Office situated at Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P. of the proposed project "Sikka Riverside Residency" do Hereby solemnly declare, undertake and state as under:

1. That we have applied for registration of **Sikka Riverside Residency** situated at Plot No./Survey No. 414, T.G. New Civil Lines Scheme, New Hyderabad, Lucknow - 226007 [Tehsil] Lucknow, before Uttar Pradesh Real Estate Regulatory Authority (UP RERA).
2. That we are developing **56 Residential Units, 2 Shops and 1 Office** and till date we have not advertised, marketed, sold, or offered for sale or invited any person to purchase in any manner any Units in the project or any part thereof.
3. That we have not accepted any advance payment nor taken any booking in the said project and part of it till date.

That there is no other project registered in RERA on the same Plot Number/Gata Number as mentioned above in point 1.


For SIKKA RIVERSIDE RESIDENCY PVT. LTD.

Director

I, Dharmendra Sikka S/o Late Shri C. B. Sikka aged 63 years R/o Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P. director and authorized signatory and Promoter of M/S Sikka Riverside Residency Private Limited, having its Regd. Office situated at Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P., do hereby declare that the contents in para no. 1 to 4 of my above affidavit are true and correct.

This Affidavit is verified at Lucknow on 03rd November 2025 For SIKKA RIVERSIDE RESIDENCY PVT. LTD.

ATTESTED


Laxmi Kant Agnihotri
Advocate & Notary
Collectorate, Lucknow

I certify the Deponent's existence
who has Signed/Put before me

ATTESTED


Director
Deponent



INDIA NON JUDICIAL



IN-UP06703229775503X

Government of Uttar Pradesh

e-Stamp



₹100

₹100₹100₹100₹100

Certificate No. : IN-UP06703229775503X
 Certificate Issued Date : 18-Dec-2025 05:33 PM
 Account Reference : NEWIMPACC (SV)/ up14183204/ LUCKNOW SADAR/ UP-LKN
 Unique Doc. Reference : SUBIN-UPUP1418320410040980891831X
 Purchased by : SIKKA RIVERSIDE RESIDENCY PRIVATE LIMITED
 Description of Document : Article 4 Affidavit
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : SIKKA RIVERSIDE RESIDENCY PRIVATE LIMITED
 Second Party : SIKKA RIVERSIDE RESIDENCY
 Stamp Duty Paid By : SIKKA RIVERSIDE RESIDENCY PRIVATE LIMITED
 Stamp Duty Amount (Rs.) : 100
 (One Hundred only)

सत्यमेव जयते



₹100

IN-UP06703229775503X

Please write or type below this line

Affidavit cum Undertaking

I, Dharmendra Sikka S/o Late Shri C. B. Sikka aged 63 years R/o Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P. director and authorized signatory and Promoter of M/S Sikka Riverside Residency Private Limited, having its Regd. Office situated at Sikka House, 6 LA Place Bungalows, Hazratganj, Lucknow-226001 U.P. of the proposed project "Sikka Riverside Residency" do Hereby solemnly declare, undertake and state as under:

SWORN VERIFIED BEFORE ME
Kartikay Kumar Singh
 (Advocate)
NOTARY
Lucknow (U.P.) INDIA

DHARMENDRA SIKKA
 Director
SIKKA RIVERSIDE RESIDENCY PVT. LTD.
 Sikka House, 6 La Place Bungalows
 Hazratganj, Lucknow-226001

1. The authenticity of the Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
 2. The onus of checking the legitimacy is on the users of the certificate.
 3. In case of any discrepancy please inform the Competent Authority.

1. That we have applied for registration of **Sikka Riverside Residency** situated at Plot No./Survey No. 414, T.G. New Civil Lines Scheme, New Hyderabad, Lucknow - 226007 [Tehsil] Lucknow, before Uttar Pradesh Real Estate Regulatory Authority (UP RERA).
2. That we undertake and confirm that we hereby unconditionally undertake and confirm that the 4 store rooms in the basement floor of the Sikka Riverside Residency shall not be used for storage, handling, or placement of any indigenous goods or fire goods (including flammable, combustible, or hazardous materials). We agree to comply with all relevant fire safety, building regulations for the same.
3. That we are developing 56 Residential Units, 2 Shops and 1 Office in total 59 units for sale.



Deponent
DHARMENDRA SIKKA
 Director
SIKKA RIVERSIDE RESIDENCY PVT. LTD.
 Sikka House, 6 La Place Bungalows
 Hazratganj, Lucknow-226001

Verification:

I, the above-named deponent, do hereby verify that the contents of paragraphs 1 to 3 are true and correct to the best of my knowledge and belief. No part of it is false, and nothing material has been concealed

This Affidavit is verified at Lucknow on 18th December' 2025

Deponent
DHARMENDRA SIKKA
 Director
SIKKA RIVERSIDE RESIDENCY PVT. LTD.
 Sikka House, 6 La Place Bungalows
 Hazratganj, Lucknow-226001

**SWORN VERIFIED
 BEFORE ME**
Kartikay Kumar Singh
 (Advocate)
 NOTARY
 Lucknow (U.P.) INDIA
 Date: 18/12/2025

Sworn and identify the deponent
 who signed/put T.I. before me