



BUILDING DREAMS

VALUE INFRACON INDIA PVT. LTD.

(A Company resolved through the orders of Hon'ble NCLT, Principal Bench, New Delhi vide its order dated 28.04.2022 by approving the resolution plan of Mis Value Infra Buyer's Association)
Regd. Office: 209, 2nd Floor, Chanakya Complex, B-10 & 11, Laxmi Nagar, Delhi-110092
Corporate Office: 1246-1248, Gaur City Mall, Sector-4, Greater Noida West, Gautam Buddha Nagar, U.P. - 201301

GST No. 09AAACCVS200G3ZJ

Email: info@valueinfra.co.in Phone: 0120-4154089

FORM B

(See rule 3(2))

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 for Housing Project Meadows Vista of M/s Value Infracon India Private Limited duly authorized by the promoter Sharad Kishore Srivastava of the proposed project, vide its/his/ their authorization dated 13th January 2026.

I, promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

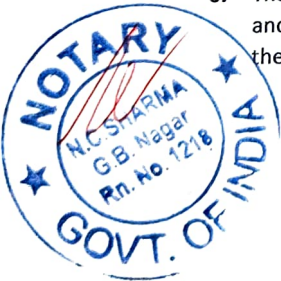
1. M/s Value Infracon India Private Limited have/has a legal title to the land on which the development of the proposed project is to be carried out.
AND
a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.

Or

That details of encumbrances as per attachment including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/ promoter is 30 months from the date of approval of RERA.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.



For Value Infracon India Private Limited

Authorised Signatory

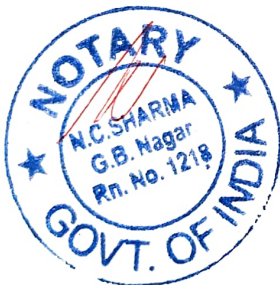
7. That I/promoter shall get the accounts audited within six month after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected 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 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, as the case may be.

Deponent
For Value Infracon India Private Limited
[Signature]
Authorised Signatory

VERIFICATION

The contents of my above Affidavit Cum Declaration are true and correct and nothing material has been concealed by me therefrom.

For Value Infracon India Private Limited
[Signature]
Deponent
Authorised Signatory
(Sharad Kishore Srivastava)



ATTESTED

[Signature]
NAVEEN CHANDRA SHARMA
ADVOCATE NOTARY
DADRI NOIDA (G.B. NAGAR)

13 JAN 2026