

9/2/22

Sign. ACC Name- PRASHANT SAXENA  
ACC Code-UP14263204  
ACC Add.-Mission Field (M)-8931925761  
CIC No.-042016 Sadar Shahjahanpur



सत्यमेव जयते

# INDIA NON JUDICIAL Government of Uttar Pradesh

## e-Stamp

Certificate No. : IN-UP23464598008838T  
 Certificate Issued Date : 03-Aug-2021 04:15 PM  
 Account Reference : NEWIMPACC (SV)/ up14263204/ SHAHJAHANPUR SADAR/ UP-SJH  
 Unique Doc. Reference : SUBIN-UPUP1426320435238890964811T  
 Purchased by : KUNJ BIHARI INFRA HARGOVIND MODI SOUTH CITY SPN  
 Description of Document : Article 4 Affidavit  
 Property Description : Not Applicable  
 Consideration Price (Rs.) :  
 First Party : KUNJ BIHARI INFRA HARGOVIND MODI SOUTH CITY SPN  
 Second Party : Not Applicable  
 Stamp Duty Paid By : KUNJ BIHARI INFRA HARGOVIND MODI SOUTH CITY SPN  
 Stamp Duty Amount(Rs.) : 10  
 (Ten only)



**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  
Please write or type below this line.....

Affidavit cum Declaration of Mr. **HAR GOVIND MODI** (Partner) duly authorized by the promoter "Kunj Bihari Infra" of the proposed project "South City Extension Block-A".

Mr. **HAR GOVIND MODI** duly authorized by the promoter of the proposed project "South City Extension Block-A" do hereby solemnly declare, undertake and state as under:-

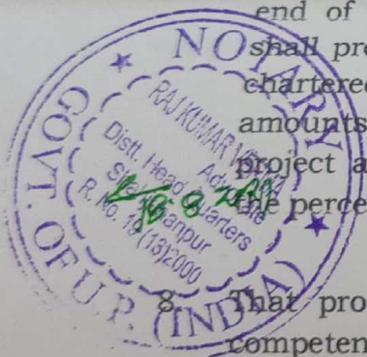


**RAJ KUMAR VERMA**  
Advocate  
Statutory Alert:

*[Handwritten signature]*

1. The authenticity of the Stamp Certificate should be verified at 'www.shoilestamp.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 promoter has a legal title to the land on which the development of the project is proposed.
2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 12.12.2023.
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.

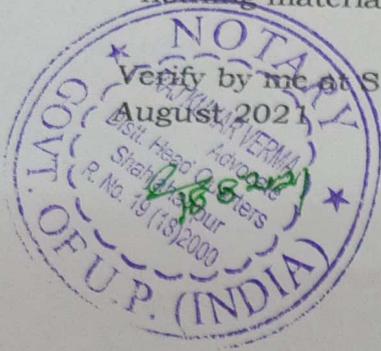


H. K. Verma ✓  
Deponent

2/8-8-23  
RAJ KUMAR VERMA  
Advocate  
District Judge Court, Shahjahanpur

Verification

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



Verify by me at Shahjahanpur on 18 Day of

August 2021

Haseem Deponent

*Identified  
sum  
18-8-21*

Identified that Sri/Smt./Km. Hasnain  
Who is Identified By an  
Presented this affidavit before me on  
this 18 day of 8 year 2021  
at guzran and confidential the  
contents of this affidavit to be

*18-8-21*

**RAJ KUMAR VERMA**  
Advocate  
NOTARY, Judges Courts, Shahjahanpur