



INDIA NON JUDICIAL



IN-UP05973700268894W

Government of Uttar Pradesh

e-Stamp



Certificate No. : IN-UP05973700268894W
Certificate Issued Date : 01-Oct-2024 01:46 PM
Account Reference : NEWIMPACC (SV)/ up14238304/ MOHANLALGANJ/ UP-LKN
Unique Doc. Reference : SUBIN-UPUP1423830408795767155781W
Purchased by : EXECUTIVE ENGINEER CD LUCKNOW 01 UPAPV
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : EXECUTIVE ENGINEER CD LUCKNOW 01 UPAPV
Second Party : UP RERA
Stamp Duty Paid By : EXECUTIVE ENGINEER CD LUCKNOW 01 UPAPV
Stamp Duty Amount(Rs.) : 100
(One Hundred only)

सत्यमेव जयते



Please write or type below this line

Identify the deponent who
has signed before me.



ATTESTED

01-10-24

Ardhesh Kumar Maury
Adv. & Notary
Mohanalaganj, Lucknow
Reg. No. 21/03/20

Statutory Alert:

This e-Stamp certificate should be verified at www.shoestamp.com or using e-Stamp Mobile App of Stock Holding Corporation of India. The details on this Certificate and as available on the website / Mobile App renders it invalid. The responsibility for the legitimacy is on the users of the certificate. In case of any discrepancy please inform the Competent Authority.

FORM 'B'
[See rule3(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 *EE, CD Lko-01, UPAVP, Lucknow* promoter of the proposed project / duly authorized by the promoter of the proposed project, ***Residential Plots in Gated Colony at Sector-20B, Vrindavan Yojna No-4, Lucknow***, vide its/his/their authorization dated 11.12.24...


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

1. That I have a legal title to the land on which the development of the project is to be carried out
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is upto 31.12.2028
4. That seventy per cent of the amounts realised 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 if applicable.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project if applicable.
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 if applicable.
7. That I 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 utilised for the project and the




withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That I shall take all the pending approvals on time, from the competent authorities.
9. That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I 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.



EE CD Lko-01
Deponent

Verification

I, The deponent above, do hereby verified the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts. Verified by me at on this ...1.12.24....


EE CD Lko-01
Deponent

ATTESTED


01-10-24

Ardhesh Kumar Maurya
Adv. & Notary
Mohania, Lucknow
Reg. No. 31/93, 20

