

## INDIA NON JUDICIAL



IN-UP12201338641650W

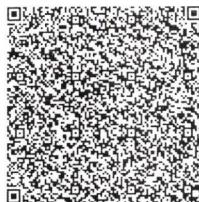
**Government of Uttar Pradesh**

**e-Stamp**

ACC Name- SANGAM & Sig.....  
ACC Add- District Court, Sadar, Prayagraj  
ACC Code- UP14431004  
Licence No. 941, Mob-9696186012

**Certificate No.**  
Certificate Issued Date  
**Account Reference**  
Unique Doc. Reference  
Purchased by  
**Description of Document**  
Property Description  
Consideration Price (Rs.)  
First Party  
Second Party  
Stamp Duty Paid By  
Stamp Duty Amount(Rs.)

: IN-UP12201338641650W : ACC Code- UP14431004  
: 15-Jul-2024 03:28 PM : Licence No. 941, Mob-969618601  
: NEWIMPACC (SV)/ up14431004/ PRAYAGRAJ SADAR/ UP-AHD  
: SUBIN-UPUP1443100420911216768612W  
: CitizenHousingAndDevCoSocLtdThrSecNishithVerma  
: Article 5 Agreement or Memorandum of an agreement  
: Not Applicable  
:  
: CitizenHousingAndDevCoSocLtdThrSecNishithVerma  
: Not Applicable  
: CitizenHousingAndDevCoSocLtdThrSecNishithVerma  
:  
: 100  
(One Hundred only)



Please write or type below this line



साधव  
सिटीजन हाउसिंग एण्ड ईवलिंग  
सहकारी आवास समिति द्वारा  
१ दमो जी० मार्ग, रिहिल लाइन, प्रयागराज

**FORM -'B'**

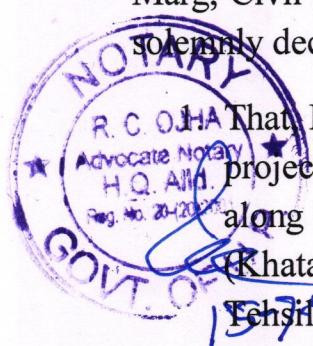
**[See rule 3(4)]**

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE  
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY  
THE PROMOTER**

**Affidavit cum Declaration**

Affidavit-cum-Declaration of Citizen Housing & Developing Co-operative Society Limited through its Secretary Nishith Verma S/o Late R N Verma Reg. Office Sahyog Bhawan, 1, M.G. Marg, Civil Lines, Prayagraj-211001 Promoter of the proposed NEW SUNCITY EXT-P3 situated at Mauza Andawa & Mauza Bandhwa Tahirpur Tehsil Phulpur, District Prayagraj vide its authorization dated 10/01/2024

I, Nishith Verma S/o Late R N Verma, Secretary Citizen Housing & Developing Co-operative Society Limited through its Reg. Office Sahyog Bhawan, 1, M.G. Marg, Civil Lines, Prayagraj-211001 Promoter of the proposed project. do hereby solemnly declare, undertake and state as under:



1. That I Promoter have legal title to the land on which the development of the project is proposed and legally valid authentication of title of such land along with an authenticated copy of the document of revenue record (Khatauni of Fasli Year 1426-1431) of Village Andhawa Pargana Jhunsi, Tehsil Phulpur, District Prayagraj is enclosed herewith.

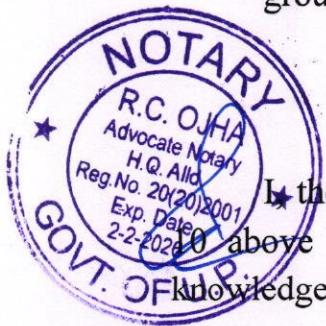
2. That/the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by Promoter is 01/01/2029 (60 months).

4. That, seventy per cent of the amounts realized by 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.

A handwritten signature in black ink, appearing to read 'Nishith Verma'.

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.



Verification

I, the deponent above, do here by verify the contents of paragraph no. 1 to 10 above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 15/07/2024 day of Monday

Deponent  
(निशाचर वक्ता)  
संविद

सिटीजन हाउसिंग एण्ड डेवलपिंग  
सरकारी आसास समिति लिमिटेड  
काशीनगर, प्रयागराज

Deponent  
(निशाचर वक्ता)  
संविद

सिटीजन हाउसिंग एण्ड डेवलपिंग  
सरकारी आसास समिति लिमिटेड  
काशीनगर, प्रयागराज

R. C. Ojha  
Advocate Notary  
Distt. Head Quarter  
Allahabad

This document has been signed before me on the 15-7-24 AM/PM  
Place at Allahabad the document is / are  
Identified by shri.....  
Advocate the Contents of the documents  
has been explained to the executing was  
Admit the to be Correct  
And the documents is Attested

Advocate Notary  
Distt. Head Quarter  
Kamlesh Kumar Ojha  
Advocate Notary  
Distt. Head Quarter Allahabad