



INDIA NON JUDICIAL

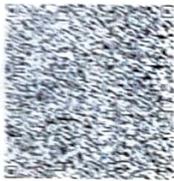


IN-UP31208637122898W

Government of Uttar Pradesh

e-Stamp

Certificate No. : IN-UP31208637122898W
 Certificate Issued Date : 21-Oct-2024 03:08 PM
 Account Reference : SHCIL (FI)/ upshcil01/ KANPUR/ UP-KNP
 Unique Doc. Reference : SUBIN-UPUPSHCIL0159080486311141W
 Purchased by : S R VISION
 Description of Document : Article 4 Affidavit
 Property Description : FOR AFFIDAVIT
 Consideration Price (Rs.) :
 First Party : S R VISION
 Second Party : NA
 Stamp Duty Paid By : S R VISION
 Stamp Duty Amount(Rs.) : 10
 (Ten only)



Write or type below this line

(Handwritten signature)

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 Mr. Rajendra Kumar Gupta (Partner) duly authorized by the M/s S.R. Vision (promoter) of the proposed project "Vista Vasundhra Homes".

I, Mr. Rajendra Kumar Gupta duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That promoter has 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 promoter is 12.03.2029.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

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.



[Handwritten Signature]

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.

Deponent



Verification

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

Verified by me at Kanpur on **12**.10.2024.



NOTARY


Deponent



I swear before me this day of
by Snn..... to whom the
Contents of this affidavit have been
read over and explained who is duly
identified Snn.....

A.K. Tiwari (Advocate)
Govt. Notary, Kanpur (U.P.)

22/10/24