



सत्यमेव जयते

INDIA NON JUDICIAL Government of Uttar Pradesh

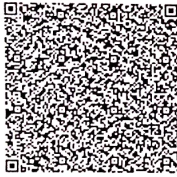


IN-UP47739354024952X

e-Stamp



Certificate No. : IN-UP47739354024952X
 Certificate Issued Date : 17-Sep-2025 02:24 PM
 Account Reference : NEWIMPACC (SV)/ up15149904/ SAROJINI NAGAR/ UP-LKN
 Unique Doc. Reference : SUBIN-UPUP1514990492919964066521X
 Purchased by : TRUSCAPE REALTY
 Description of Document : Article 4 Affidavit
 Property Description : Not Applicable
 Consideration Price (Rs.) :
 First Party : TRUSCAPE REALTY
 Second Party : Not Applicable
 Stamp Duty Paid By : TRUSCAPE REALTY
 Stamp Duty Amount(Rs.) : 100
 (One Hundred only)



Please write or type below this line

*This stamp paper is part of affidavit
attached along with.*

For Truscapse Realty

Shankar

Partner

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shclststamp.com' or using e-Stamp Mobile App of Stock Holding.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy, please inform the Competent Authority.

FORM 'B'

(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 Mr SHASHANK SRIVASTAVA duly authorized by the M/S TRUSCAPE REALTY of the proposed project AANANDAM.

Mr SHASHANK SRIVASTAVA duly authorized by the promoter of the proposed project do hereby solemnly declare undertake and state as under:

1. That promoter has legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within the project shall be completed by promoter is 09.07.2030.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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, and 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 regulations made under the Act.
10. That and 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 For Truscapse Realty

Shashank

Partner

Verification

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


For ~~ST~~ Escape Realty
Deponent

Partner