



सत्यमेव जयते

INDIA NON JUDICIAL

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Certificate No.	: IN-UP81745716953951U
Certificate Issued Date	: 04-May-2022 03:47 PM
Account Reference	: NEWIMPACC (SV)/ up14183204/ LUCKNOW SADAR/ UP-LKN
Unique Doc. Reference	: SUBIN-UPUP1418320454761546675330U
Purchased by	: RUDRA INFRASOLUTIONS LLP
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: RUDRA INFRASOLUTIONS LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: RUDRA INFRASOLUTIONS LLP
Stamp Duty Amount(Rs.)	: 10 (Ten only)

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FORM B

(See rule 3(4))

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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Nikhil Agrawal** (S/O Mr. Hem Lal Agrawal, R/O K 67/83-2 Flat-11, Elexi Paradise, Ishwargangi, Nati Imli, Varanasi-221002) duly authorized by the promoter i.e. **M/s Rudra Infra Solutions LLP**, of the proposed project "**RUDRA VARDAAN HEIGHTS PHASE-01**" at Arazi No. 985,984 Village Mau, Paragana,

Tehsil - Mohanlalganj, District Lucknow, vide his authorization dated **15 September 2021**.

I, **Mr. Nikhil Agrawal**, duly authorized by the promoter i.e. **M/S Rudra Infra Solutions LLP**, of the proposed project "**RUDRA VARDAAAN HEIGHTS PHASE-01**", do hereby solemnly declare, undertake and state as under:-

1. That **M/S. Rudra Infra Solutions LLP** has a legal title to the land on which the development of the real estate project is proposed.
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 **31 December 2026**.
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 That the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I 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 I/promoter shall take all the pending approvals on time, from the competent authorities.
9. That I/promoter have/has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I/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 Lucknow on this day of 4th May 2022.


Deponent