

भारतीय गैर न्यायिक

दस

भारत

TEN  
RUPEES



Rs.10

INDIA NON JUDICIAL



UTTAR PRADESH

94AE 084899

**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. Arjun Singh duly authorized by the M/s Shree Anandeshwar Buildcon Private Limited (promoter) of the proposed project "Sapphire Tower".

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

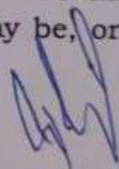
1. That promoter has a legal title to the land on which the development of the project is to be carried out.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 27.04.2026.
4. That seventy per cent of the amounts realized 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

*Arjun Singh*



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

  
Deponent

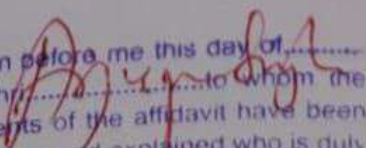
**Verification**

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 06.07.2024.

  
Deponent

Sworn before me this day of.....  
by Shri..... to whom the  
Contents of the affidavit have been  
read over and explained who is duly  
identified Sri.....

  
A.K. Tiwari (Advocate)  
Govt. Notary, Kanpur (U.P.)  
06/07/2024

# Shree Anandeshwar Buildcon Pvt. Ltd.

CIN No. U70102UP2016PTC076167

226, Canal Patri Express Road, Kanpur - 208001, Uttar Pradesh  
Mb.No.8400600704 E-mail Id:- [shrianandeshwar@gmail.com](mailto:shrianandeshwar@gmail.com)

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CERTIFIED TRUE COPY OF THE RESOLUTION PASSED  
AT THE MEETING OF THE BOARD OF DIRECTORS OF **Shree  
Anandeshwar Buildcon Pvt. Ltd.** Held on **10-06-2024** At 226, Canal  
Patri Express Road, Kanpur-2080021, UP.

**RESOLVED THAT** the company has decided to authorize,  
**Mr. Arjun Singh**, General Manager of Shree Anandeshwar Buildcon  
Pvt Ltd. to sign and submit all the necessary papers, letters, forms, etc  
to be submitted by the company in connection with "**RERA  
registration of Sapphire Tower**". The acts done and documents shall  
be binding on the company, until the same is withdrawn by giving  
written notice thereof.

**For Shree Anandeshwar Buildcon Pvt. Ltd.**

For Shree Anandeshwar Buildcon Pvt. Ltd.

*Renu Verma*

Director

Director

(Ms. Renu Verma)