

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 Mrs. Mamta Agarwal and Mr. Kishore Chand Agarwal, promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 15-10-2025

We, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

- 1- That I / promoter have / has a legal title to the land on which the development of the project is proposed AND a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project 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 me/promoter is till 10-09-2026.
- 4- That seventy per cent of the amounts realised 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- 5- That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
- 6- That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 utilised 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.

Mamta Agarwal

Kishore Chand Agarwal



- 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.

Mamta Agarwal
[Signature]

Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom. Verified by me at on this day of .



Mamta Agarwal
[Signature]

Deponent

Sworn and Verified
before me.

[Signature]
A.K. Maurya
Advocate Notary
7, Model House, Lucknow

I identify the deponent/executioner
who has signed/put T.I. before me

[Signature]

समक्ष सक्षम अधिकारी
शपथ पत्र

मैं शपथिनी ममता अग्रवाल पत्नी श्री किशोर चन्द अग्रवाल निवासिनी- मकान नं० 4, तुलसीदास मार्ग, चौक, लखनऊ की हूँ जोकि शपथ पूर्वक निम्न बयान करती हूँ।

1. यह कि शपथिनी की परियोजना अग्रोहा टाउन के शजरा को जिला पंचायत बाराबंकी, द्वारा अनुमोदित नवीनतम मानचित्र पर अनुमोदन संदर्भ सं० 619/MAP/Zila Panchayat/2025-26 दिनांक 11/6/2025 के अनुसार सटीक रूप से अधिरोपित किया गया है तथा सभी गाटा सीमाए परियोजना सीमाए और सामान्य क्षेत्र स्पष्ट रूप से चिन्हित है।
2. यह कि शपथिनी की अग्रोहा टाउन परियोजना का लेआउट जिला पंचायत बाराबंकी द्वारा अनुमोदित योजना के अनुरूप बनाया गया है।
3. यह कि शपथिनी की उपरोक्त परियोजना में गाटा सं० 692 और 797 के बीच एक चक मार्ग है जोकि कोई भी मौजूदा सार्वजनिक मार्ग, बाधित या अतिक्रमित नहीं है चक मार्ग के दोनो और सुगम आवा गमन के लिये एक गेट लगाने का प्रस्ताव रखा है इसलिए चक रोड पर कोई अवरोध नहीं है।
4. यह कि शपथिनी की उपरोक्त परियोजना सीमाए स्वीकृत लेआउट राजस्व अभिलेखा का कड़ाई से पालन करती है।

लखनऊ

दिनांक 03.11.2025

Mamta Agarwal
शपथिनी

(अग्रोहा टाउन

आई०डी०१७२१८६६)

घोषणा पत्र

मैं शपथी उपरोक्त सत्यापित करता हूँ कि शपथ पत्र की धारा 1 लगायत 4 मेरे निजी ज्ञान से सत्य एवं सही है किसी भी तथ्य को छिपाया नहीं गया है। आज दिनांक 17.10.2025 को कचहरी प्रांगण में अपने हस्ताक्षर सत्यापित किया।

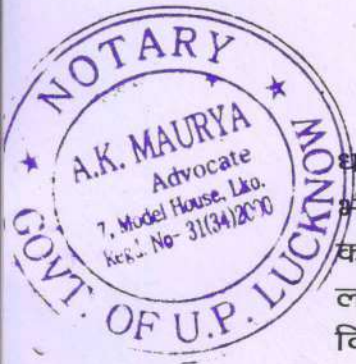
लखनऊ

दिनांक 03.11.2025

Mamta Agarwal
शपथिनी

(अग्रोहा टाउन

आई०डी०१७२१८६६)



Sworn and Verified
before me
A.K. Maurya
Advocate Notary
7, Model House, Lucknow

I identify the deponent/executor
who has signed/put T.I. before me

M. S. Shahed