



INDIA NON JUDICIAL



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Government of Uttar Pradesh

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Description of Document
Property Description
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Second Party
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: 21-Apr-2025 01:08 PM
: NEWIMPACC (SV)/ up14153204/ AGRA SADAR/ UP-AGR
: SUBIN-UPUP1415320498147818506407X
: DISTRICT NOTARY ADVOCATE
: Article 42 Notarial Act
: Not Applicable
:
: DISTRICT NOTARY ADVOCATE
: Not Applicable
: DISTRICT NOTARY ADVOCATE
: 10
(Ten only)

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NUMBER-4
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Account Reference

: NEWIMPACC (SV)/ up14153204/ AGRA SADAR/ UP-AGR

Unique Doc. Reference

: SUBIN-UPUP1415320498177996589893X

Purchased by

: KAVERI HOUSING LLP

Description of Document

: Article 4 Affidavit

Property Description

: Not Applicable

Consideration Price (Rs.)

:

First Party

: KAVERI HOUSING LLP

Second Party

: VIKASH FAUZDAR

Stamp Duty Paid By

: KAVERI HOUSING LLP

Stamp Duty Amount(Rs.)

: 10
(Ten only)



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FORM B
[See rule 3(4)]

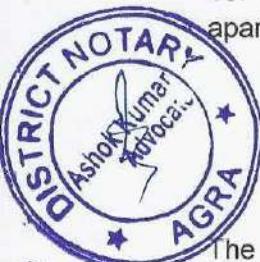
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR
ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **VIKASH FAUZDAR S/o J.S. FAUZDAR**, the partner of **KAVERI HOUSING LLP** through self as its authorized signatory and the promoter of the proposed project **KAVERI SWARNIM**

I, promoter of the proposed project does hereby solemnly declare, undertake and state as under:

1. That I/Firm have a legal title to the land on which the development of the proposed project is to be carried out
2. That the said land is free from all encumbrances.
3. That the time within which the project shall be completed by me is- 04-03-2031
4. That seventy percent 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 should 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 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 on any grounds.

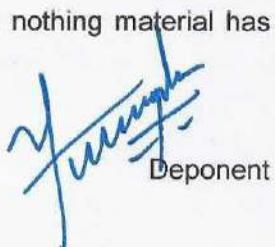


Deponent

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 on this 21ST day of APRIL, 2025



Deponent

I declare that the pan card, Adhaar number/CIN number uploaded on website is correct and both are of the promoter. I also declare that all other document submitted are correct. If any information, document including details of payment made as fee etc. are found mislead or wrong, the authority may reject the registration.

*Exhibited to/For/By VIKASH FAUZDAR
S/o J.S. FAUZDAR
With acknowledgement the contents thereof
Solemnly Affirmed as by the above
Identified by serial no. 25425188
on this day 25.4.25
Received by _____*



सरकारी उपलेख

INDIA NON JUDICIAL



IN-UP99755004210104X

Government of Uttar Pradesh

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: 21-Apr-2025 11:02 AM
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: DISTRICT NOTARY ADVOCATE
: Article 42 Notarial Act
: Not Applicable
:
: DISTRICT NOTARY ADVOCATE
: Not Applicable
: DISTRICT NOTARY ADVOCATE
: 10
(Ten only)

ACRA SADAR DIST. AGRA
LICENCE NO. 14153204
ESTAMPING ACC ID UP14153204
TEHL SADAR DIST. AGRA



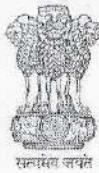
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Government of Uttar Pradesh

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SUBIN-UPUP1415320498169138215913X
KAVERI HOUSING LLP
Article 4 Affidavit
Not Applicable
KAVERI HOUSING LLP
VIKASH FAUZDAR
KAVERI HOUSING LLP
10
(Ten only)



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W. F. Wren



Stellitory Park

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3. In case of any discrepancy please inform the Competent Authority.

Affidavit cum Declaration

Affidavit cum Declaration of **VIKASH FAUZDAR S/o J.S. FAUZDAR**, the partner of **KAVRI HOUSING LLP** through its authorized signatory and the promoter of the proposed project **KAVERI SWARNIM**

I, **VIKASH FAUZDAR** the Partner/promoter of the proposed project does hereby solemnly declare, undertake and state as under:

1. That the firm has a legal title and agreement to Parcel of land AT KHASRA NOS.195, 196, 197(part) & 198, MAUZA-KAKRETHA MUSTAKIL, SIKANDRA, TEHSIL & DIST., AGRA, U.P.-282007on which the development of the project KAVERI SWARNIM is proposed.
2. There is no other project registered with RERA on the above-mentioned parcel of land.
3. To date there have been no bookings or sales made on this project.
4. No Booking, Sale advertisement or related activity will be done before the project has duly registered with U.P. RERA.



Deponent

Verification

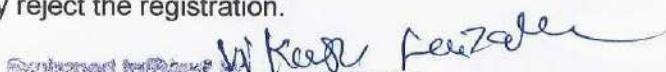
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at on this 21ST day of **APRIL, 2025**.



Deponent

I declare that the pan card, Adhaar number/CIN number uploaded on website is correct and both are of the promoter. I also declare that all other documents submitted are correct. If any information, document including details of payment made as fee etc. are found mislead or wrong, the authority may reject the registration.



Deponent

Was Subscribed to on the Date of
21st April, 2025
by the Deponent
21/4/25