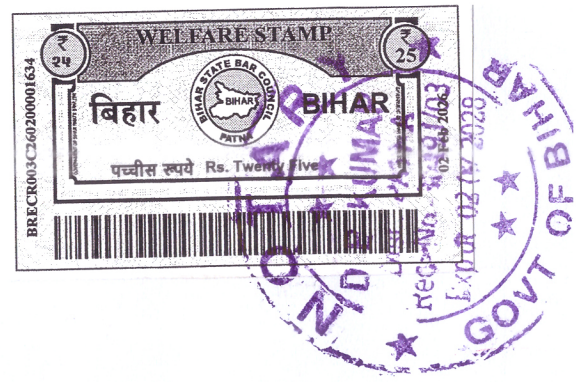




FORM 'B' [See rule 3(4)]

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

Affidavit cum Declaration

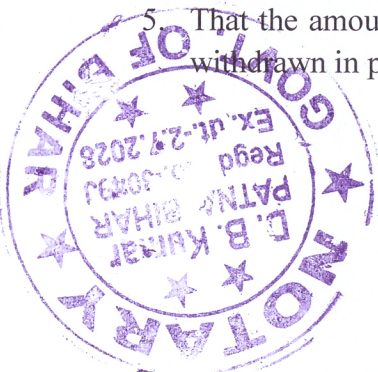
Affidavit cum Declaration of Mr. Narendra Kumar S/o Late Sukhdeo Sinha is director of M/s
Kumar Buildcon Pvt. Ltd (promoter) of the proposed project "**EAST END HEIGHTS**";

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

1. Reserve Bank of India Employees Co-Operative Housing Building Society Ltd.
have a legal title of the land on which the development of the proposed project
is to be carried out 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. Proposed project **EAST END HEIGHTS** land belongs to Reserve Bank of India
Employees Co-Operative Housing Building Society Ltd. That said land is free
from all encumbrances.
3. That the time period within which the project shall be completed by promoter is
31.08.2032.
4. That seventy per cent of the amounts realised by 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, as far as building is concerned. For layout
projects, it will be the cost of development and the land cost.
5. That the amount from the separate account, to cover the cost of the project, shall be
withdrawn in proportion to the percentage of completion of the project.

For Kumar Buildcon (P) Ltd.

Narendra Kumar
Director



6. That the amount from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 to the Authority and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawals have been made 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.

For Kumar Buildcon (P) Ltd.

[Signature]

Director

Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by us there from. Verified by me at Patna on this 6th day of February-2026.

For Kumar Buildcon (P) Ltd.

[Signature]

Director

Deponent



Verified by the Deponent signature
who has signed in my presence

[Signature]
27/2/26

INDIA JUDICIAL

Government of Bihar



INDIA JUDICIAL Government of Bihar e-Court Fee

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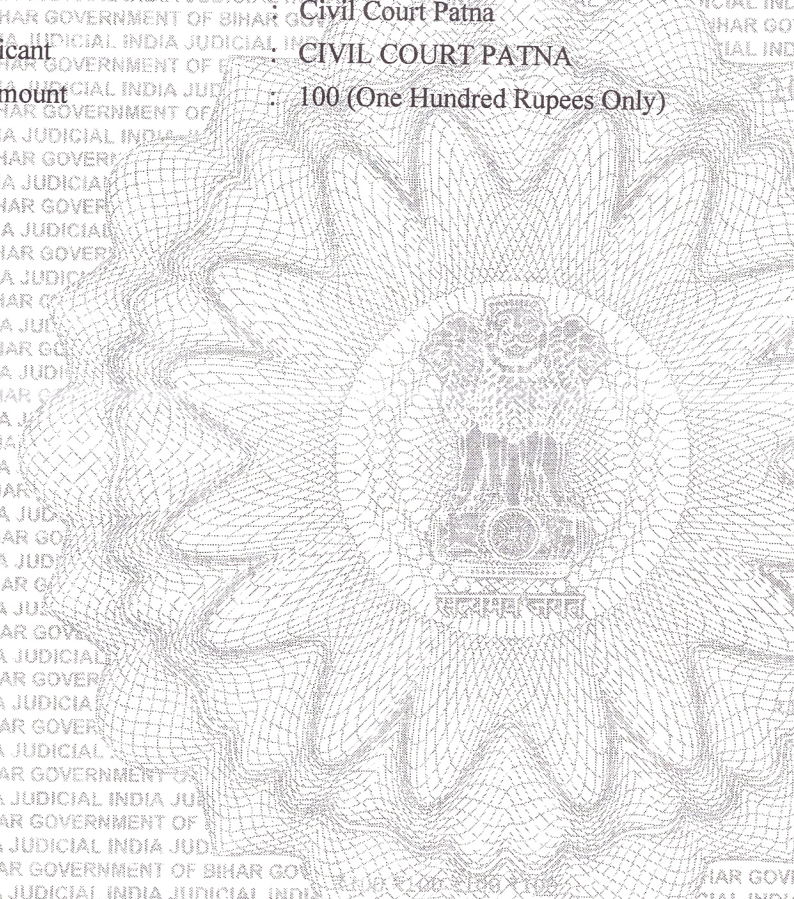
Name of the ACC/Registered User: Bihar State Co-operative Bank- SCB

Location : Civil Court Patna

Name of Applicant

100 (One Hundred Rupees Only)

100 (One Hundred Rupees Only)



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GOVERNMENT OF INDIA
MINISTRY OF LAW, JUSTICE AND COMPANY
OFFICE OF THE SECRETARY
NEW DELHI - 110 002

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Statutory Alert:

Any discrepancy in the details on this Certificate and as available on the website/Mobile App renders it invalid.

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

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