

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HU

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

WELFARE STAMP

बिहार BIHAR

पच्चीस रुपये Rs. Twenty Five

12 Jan 2026

बिहार BIHAR

AR571263

12/3 24/01/26 100/-

पटना कोषागार

JAN 2026

पटना

Affidavit cum Declaration

FORM B

(See rule 3(4))

241/85

Affidavit cum Declaration of **SRI ABHISHEK JHA**, Director of **DISHA ABHYUDAYA BUILDERS PRIVATE LIMITED** at 201, R.P. Enclave, Khetan Lane, Boring Canal Road, Patna-800001, Bihar, India, promoter of the proposed project do hereby solemnly declare,

1. **SRI CHANDRAMAULI PRASAD SINHA, SHANTI DEVI** , have a legal title to 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. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by promoter is 30.06.2028.

4. That seventy per cent of the amounts realized by promoter for the real estate project from the allottee from time to time, shall be deposited in a separate account to be maintained in a scheduled bank of covered 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 That the amounts from the separate account, to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

Identified by Advocate, Solemnly affirmed and declared before me.

D. K. SINHA NOTARY PATNA

NOTARY D.K. SINHA AREA-PATNA Reg.No.-2816/J GOVT. OF BIHAR

6. That the amounts from the separate account shall be with- drawn after it is certified by engineer, and architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That We 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 We shall take all the pending approvals timer from competent authorities.

9. That We have furnished such other documents as have been prescribed by the Act and rules and regulations made hereunder.

10. That We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building as the case may be.

DISHA ABHYUDAYA BUILDERS PVT. LTD.

Director

Deponent

Verification:-

The content of my above affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Patna on this 22nd day January, 2026

DISHA ABHYUDAYA BUILDERS PVT. LTD.

Director

Deponent

NOTARY
D.K. SINHA
GOVT. OF BIHAR

24/1/26