Sl.No. 14 Date 15/04/25

WELFARE STAMP ₹24 ₹25
बिहार BIHAR
पच्चीस रुपये Rs. Twenty Five
BRECR026C25040003505O
Vandana Bharti Reg. No. 1020J Issu Dt. 13-02-/24 Exp. Dt. 12/02/29
NOTARY GOVT. OF BIHAR (INDIA)

FORM 'B'

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

Affidavit-cum-Declaration

Affidavit cum Declaration of **Mr. Priya Ranjan**, as Partner of **Mrug Developer LLP** at office Arunaday Bhawan, Vikramshila Colony Sachidanand nagar Tilkamanjhi Bhagalpur 812001 promoter of the **DEBISHREE TOWER** project do hereby solemnly declare.

1. (A). **Smt Debishree Sinha**, W/o- Late Shyamal kumar Sinha (B). **Mrs. Ira Sinha Alias Kumari Ira Sinha**, D/o- Late- Sachindra Nath Sinha , have a legal title to the land on which the development of the proposed project is to be carried out and 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 the promoter is **26.01.2030** (05) Years w.e.f. **27-01-2025**.,

4. That the seventy percent of the amounts realised by me 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 the purpose.

5. That the amounts from the separate account to cover the cost of the project, shall be withdrawn by me in the proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn by me after it is certified by an engineer an architect and the chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 we shall take all the pending approvals on time from the competent authorities.

9. That we have furnished such other documents as have been prescribed by the Act and the 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.

M/s MRUG DEVELOPER LLP
Priya Ranjan
Deponent Designated Partner

Verification

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

Date- Kumari Dipali
ENR-261/2016
Place 15.04.2025

M/s MRUG DEVELOPER LLP
Priya Ranjan
Designated Partner
Deponent

NOTARY GOVT. OF BIHAR (INDIA)
Vandana Bharti
Reg. No. 1020J
Issu Dt. 13-02-/24
Exp. Dt. 12/02/29

Smt. Priya Ranjan
Who is identified by.....
Advocate Solemnly Affirmed
Declared before me.

Vandana Bharti
NOTARY BHAGALPUR
15/04/25

INDIA JUDICIAL
GOVERNMENT OF BIHAR
e-Court Fee

सत्यमेव जयते

बिहार सरकार

Certificate No.	: BR-JS-KAQSAVJGKO1W9N4
Certificate Issued Date & Time	: 15-04-2025 13:27:09
Account Reference	: NA
Description of Document	: Courtfee with Litigant details
Name of Litigant	: PRIYA RANJAN
Amount	: ₹100
Amount in Words	: Rupees One Hundred

Sl.No. 19 Date. 15/04/25

BR-JS-KAQSAVJGKO1W9N4

NOTARY
Vandana Bharti
Reg. No.-1030J
Issu Dt-13-02-/24
Exp. Dt-12/02/29
GOVT. OF BIHAR (INDIA)

CIVIL COURT
BHAGALPUR

Issued At
The Bhagalpur Central Co-Op Bank Ltd.
Bhagalpur-812001
BH/6883/5900182

Statutory Alert:

1. The autheticity of this certificate should be verfied at https://indiadigitalstamps.pitneybowes.com/ or using Mobile app. Any discrepancy in the deatils on this Certificate and as available on the website/Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the user of the certificate.
3. In case of any discrepancy please inform the competent Authority.