Registration Department,
Government of Bihar

INDIA NON JUDICIAL

Other

First Party Name * : Not Applicable

Second Party Name * : SUKHDEO PRASAD SAH

Purchased By * : SUKHDEO PRASAD SAH

Certificate Number	: BR038161241717227953740
Consideration Price	: ₹0.00/-
Stamp Duty Paid	: ₹100.00/-
Registration Fee & Other Fees	: ₹0.00/-
LLR & Proc Fee	: ₹0.00/-
Miscellaneous Fees	: ₹0.00/-
Discore SC	: ₹0.00/-
Total Amount	: ₹100.00/- (One Hundred)

---------- This stamp paper will only be valid if embossed below with special RED ink impression ----------

Phone No:
Sold To/Issued To:
BCCBL BHGALPUR
For Whom/ID Proof:

JUN-01-2024 13:16:36
₹ 0000100/-
ZERO ZERO ZERO ZERO ONE ZERO ZERO
Not Applicable
38161241717247796709-00089586
3816124 9563

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

St. No. 39 Dated 1.6.2

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 **SUKHDEO PRASAD SAHhaving PAN – AJLPS1860N(SUKHDEO SHOPPING MALL) (COMPANY- BIHAR AGENTS LTD)**Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/theirauthorizationdated_____;

I,**SUKHDEO PRASAD SAH,** Promoter of the proposed project**(SUKHDEO SHOPPING MALL)** / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state asunder:

1. That, I / Promoter have / has a legal title to the land on which the development of the project is proposed

O
R

BIHAR AGENTS LTD have/has a legal title to the land on which the development of the proposed project is to be carriedout

A
N
D

alegallyvalidauthenticationoftitleofsuchlandalongwithanauthenticatedcopyoftheagreementbetween such owner and promoter for development of the real estate project is enclosedherewith.

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2. That, details of encumbrances ____X____ including details of any rights, title, interest or name of any party in or over such land, along with details.
3. That the time period within which the project shall be completed by me/Promoter is 27-01-2026.
4. That, seventy per cent 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 accounttobe 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 theproject.
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 theproject.
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 theproject.
8. That, I / promoter shall take all the pending approvals on time from the competentauthorities.
9. That,I/promoterhave/hasfurnishedsuchotherdocumentsashavebeenprescribedbytherulesand regulations made under the Act.
10. That,I/promotershallnotdiscriminateagainstanyallotteeatthetimeofallotment,of any apartment, plot or building, as the case may be, on anygrounds.

For, BIHAR AGENTS LIMITED

DIRECTOR

Deponent

NOTARY P.K. SINGH Reg. No. 32883 BIHAR (INDIA)

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this...1st day of...June 2024...

For, BIHAR AGENTS LIMITED

DIRECTOR

Deponent

identified by
Ramchandra Kumar
Advocate
1.6.2024

Sri/Smt. Sukhdeo Pd. Sgh
Who is identified by.....
Advocate Solemnly Affirmed
Declared before me.
1.6.24
Pawan Kr. Singh
NOTARY, BHAGALPUR

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