NOTARIAL REGISTER
VOL No. 01 06/01/26
SL No. 28 Date



FORM-B

AFFIDAVIT –CUM- DECLARATION

Affidavit-cum- Declaration of Mr. Anjesh Kumar Director "Redbrick Home Private Limited" (Promoter) of the Project **"REDBRICK CITY DANAPUR"**

I, Anjesh Kumar, Director of company named "Redbrick Home Private Limited" (Promoter) of the project "**REDBRICK CITY DANAPUR**" does hereby solemnly declare, undertake and state as under;

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1. That the Land Owners namely:- (1) **Shri Ramvishun Singh (2) Shri Lalbabu Singh** and **(3) Shri Rampravesh Singh** all three are sons of Lt. Shri Shivlakhan Singh, all are resident of Village: Gosain Tola, P.O. & P.S. : Danapur, Chaudhrana Road, District: Patna, Bihar and the Promoter have entered into a Development Agreement on dated 29.06.2021 vide Deed no. 9038, Serial No. 9266, Book No - 1, Volume no. 182, Page no. 469 to 483, preserved in CD – 28/2021 and registered in SRO Danapur, Patna (Bihar).
2. Thereafter the Promoter has obtained legally valid authentication of title of the land along with an authenticated copy of the Development agreement for development of the real estate project is enclosed herewith and the construction Map is approved by "Patna Metropolitan Area Authority" vide Plan case No. PMAA/ PCRN/ HATHIAKAND/ DANAPUR/ Block - A & Block - B = (B+G+14)/ Block - C= (B+G+09) /05/2023, Letter No. 352 Dated 11.03.2025 which Suddhi Patra issued by "Patna Metropolitan Area Authority" vide Letter no 412 dated 02.04.2025 and Letter no 1569 dated 31.12.2025.
3. That the said land is free from all encumbrances.
4. That the time period within which the project shall be completed by the Promoter is **06 Years 07 Months 07 Days i.e. From 26 March 2026 to 02 November 2032.**
5. That seventy percent of the amount realized by the Promoter for the abovementioned real estate project from the Allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank as per RERA guidelines.

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Expiry Date 14/01/2028
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6. That the amounts from the separate account, to cover the cost of the construction and project development, shall be withdrawn by the Promoter in proportion to the percentage of completion of the project.

7. That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer/architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project;

8. That the 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.

9. That promoter shall take all the pending approvals on time, from the competent authorities.

10. That the promoter has furnished such other documents as have been prescribed by the rules and regulation made there under.

11. That the promoter shall not discriminate against any allottee at the time of allotment of any Apartment or Building as the case may be.

Redbrick Home Private Limited

Director

Deponent

Verification

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

Redbrick Home Private Limited

Director

Verified by me at Patna on this ....06...January/2026.

Deponent

Sri/Smt. Anjesh Kumar
Who is identified by Sri. Ravi Kumar
Advocate Solemnly affirmed and
Declare before me

06/01/2026

Ragiv Kumar
Reg. No.-307/J
Notary Public, Advocate
Patna High Court, Patna

NOTARY
Ragiv Kumar
Patna High Court
Reg. No.-307/J
GOVT. OF BIHAR (INDIA)

Identify the deponent who has
Signed/LTI in my presence
Rajukumar
Advocate
6.1.2026

En no – 160/04

INDIA JUDICIAL
Government of Bihar

e-Court Fee

e-Court Fee Receipt No.	:	BRECR002C250300088413
Date & Time	:	25-Mar-2025 03:29 PM
Name of the ACC/ Registered User	:	Bihar State Co-operative Bank, SCB
Location	:	High Court Patna
Name of Applicant	:	ANJESH KUMAR
e-Court Fee Amount	:	100 (One Hundred Rupees Only)

SL. No. 28 Date 26/03/25

NOTARY
Rajiv Kumar
Patna High Court
Regd. No. 3077
Govt. of Bihar (India)

IN 2500586480

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at https://enibandhan.bihar.gov.in or using enibandhan Mobile App. Any discrepancy in the details on this Certificate and as available on the website/Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.