GOVT. OF BIHAR
Registration, Excise & Prohibition Deppt.
PATNA SCORE PATNA
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Authorization No.

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NOTARY
DHARMVIR PRASAD
Area-PATNA SADAR
Reg. No.:
11013/159/18
Exp.2022
NG
GOVT. OF INDIA

BIHAR STAMP ₹15

FORM 'B'

DECLARATION,SUPPORTED BY AN AFFIDATIV,WHICH HALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE PROMOTER.

Sri/Smt. Ira Jha
who is identified by Sri/Smt. Dharmvir Pd.
Advocate Solemanly affirmed
declared before me.
Date: 21/8/19
No.: 409
Govt. of India

Affidavit-cum- Declaration

Affidavit cum Declaration of Promoter of the Project duly authorized by the Promoter (M/s Karpur Constructions Private Limited) of the project, vide its/ his/ their authorization date 15-08-2019.

I, Mrs. Ira Jha, Promoter of the Project duly authorized by the promoter of the project do hereby solemnly declare, undertake and state as under :

1. That I/promoter have/has a legal title to the land on which the development of the project is proposed have/has 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 Harsh Kejaribal, owner and promoter-M/s Karpur Constructions Pvt. Ltd. for development of the real estate project is enclosed herewith.
2. That the said land is free from all encumbrance.
3. That the time period within which the project shall be completed by me/promoter is Oct. '2019 to September'2022.
4. That seventy per cent of the amount realized by me/the 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.
5. That amounts from the separate account, to cover the cost of project, shall be withdrawn by me/the promoter in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by me/the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.

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7. That I/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 withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That I/the promoter have/has furnished such other documents as have been prescribed b the Act and the rules and regulations made hereunder.

9. That I/the promoter shall not discriminate against any allottee as the time of allotment of any apartment, plot or building, as the case may be.

Verification

The contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at PATNA on this 3rd day of Sept.2019

Kanpur Construction Pvt. Ltd. Patna

Managing Director

Deponent.

NOTARY
BHARWAR PRASAD
Reg. No.: 11043/159/18
Exp. 2022
GOVT. OF INDIA

I identify the deponents Signature
L.T.I. who has/have affirmed in
My Presence.

Advocate