

GOVT. OF BIHAR  
Registration, Excise & Prohibition Deptt.  
PATNA, SCORÉ, PATNA

COURT FEE

Authorization No. 2491

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INDIA

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1  
Niraj Kumar Roy  
is identified by SCORÉ  
vocate solemnly affirmed &  
tured before me. 4/5/18

N.K. VARMA  
Notary, Patna, Bihar

### AFFIDAVIT CUM DECLARATION

Affidavit Cum Declaration of Niraj Kumar Roy, Son of Late Krishna Kumar Roy at Khajanchi Road, Opposite Dr. Niraj Sinha, P.s- Pirbahore, District- Patna-4, Partner of " LORD SHIVA INFRASTRUCTURE, havin registered office at Sisodia palace G-18, East Boring canal Road, PO-GPO, District- Patna-800001, is the promoter of the proposed project.

I, Niraj Kumar Roy, Partner of "Lord Shiva Infrastructure" , promoter of the project, duly authorize by the promoters of the proposed project do hereby solemnly declare, undertake, have/has a legal title to land on which the developer of the project is proposed.

AND



172-4/5/18

A legally valid authentication of the such land alongwith an authenticated copy of the agreement between such owner and promotor 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 me/promotor in January 2021
4. That seventy percent of the amounts realised by me/promotor for real estate project from the allottee, from time to time, shall be deposited in a separate account to be maintained in scheduled bank cover the cost of construction and the land cost and shall be used only for that purpose.

That the amounts from separate account, to cover the project, shall be withdrawn in proportion from to the percentage of completion of the



project.

6. That the amounts from the separate account shall be withdrawal 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.
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 particular project have been utilized for the project and the withdrawal has been in compliance with the proportion on the percentage of completion of the project.



8. That I/We promotor shall take all the pending approvals on time, from competent authorities.
9. That I/promotor have/has furnished such other documents as have been prescribed by the rules and regulation made under the Act.
10. That I/promotor shall not discriminate against any allottee at the time of allotment of any apartment, plot or building as the case may be on any grounds.

*Niraj Kumar*  
Deponent

### VERIFICATION

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

Verified by me at Patna on



*Niraj Kumar*  
Deponent

Identify the deponent.  
He has signature L.T.I.  
in presence of  
*[Signature]*  
4.5.18  
Advocate