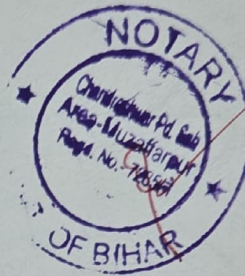




INDIA JUDICIAL Government of Bihar

e-Court Fee

e-Court Fee Receipt No. : BRECR046C250500019785
Date & Time : 08-May-2025 09:57 AM
Name of the ACC/ Registered User : District Co-operative Central Bank, Muzaffarpur
Location : Civil Court Muzaffarpur
Name of Applicant : DEPONENT
e-Court Fee Amount : 100 (One Hundred Rupees Only)



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.



Affidavit-cum-Decla
FORM 'B'
See rule 3(4)



Affidavit cum Declaration of Mr. Chandramani Kumar, partner of M/s VALLEY DEVELOPERS and promoter of the proposed project "Vaishali Tower";

SL. No. 27 BOOK No. 12

I, Chandramani Kumar, partner of M/s VALLEY DEVELOPERS and promoter of the proposed project "VAISHALI TOWER" do hereby solemnly declare, undertake and state as under:

13 DEC 2021

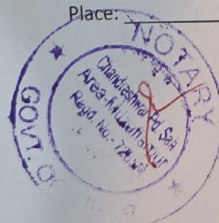
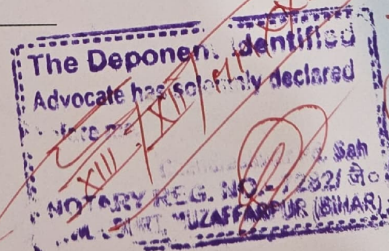
1. Sri Rabindra Prasad Singh, Arvind Kumar and Nageshwar Prasad Singh have a legal title to the land on which the development of the project "VAISHALI TOWER" is proposed and a legally valid authentication of title for development of the real estate project is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by [me/the promoter] is 19/11/2032.
4. That seventy percent of the amounts realised by [me/the promoter] for the real estate project from the allottee, 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me / the promoter] in proportion to the percentage of completion of the project.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.
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 utilised for the project and the 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 by the Act and the rules and regulations made thereunder.
9. That [I/the promoter] shall take all the pending approvals on time, from the competent authorities.
10. That [I/the promoter] shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Verification

That [I/the promoter] shall take all the pending approvals on time, from the competent authorities

Date:/...../.....(dd/mm/yyyy)

Place:



Chandramani

Chandramani
Advocate
BIPAS