NOTARY
A. K. Dwivedi
DANAPUR
R.No. 4925J/03
Govt. of Bihar (India)

Form 'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE PROMOTER

No. 14/96
Date 5/12/19

Affidavit-cum-Declaration

Affidavit cum Declaration of **Mr. Ravi Kumar Sinha** S/o Sri Sita Ram Lal, Gavtal west of Akhara, Danapur Cantt, Patna Bihar- 801503, Promoter & Director of LAVIN VASTU DEVELOPERS PVT. LTD. Company incorporated under the companies act, 2013 having its registered office at House No.-419 Raghunat Patn, Bailey Road, Danapur Cantt., Bihar- 801503.promoter of the proposed project.

I, Ravi Kumar Sinha Promoter & Director of LAVIN VASTU DEVELOPERS PVT. LTD. duly authorised by the promoters of the project **ACHE RAJ ENCLAVE** do hereby solemnly declare, undertake have a legal title to land on which the development of the project is proposed.

1. That I **Ravi Kumar Sinha** Promoter & Director of LAVIN VASTU DEVELOPERS PVT. LTD have a legal title to the land on which the development of the project is proposed. AND A legally valied authentication of title title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate projects 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 the promoter is **31st-Dec-2022.**

4. That seventy percent of the amount realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.

6. That the amount from the separate account shall be withdrawn by promoter after it is certified by an Engineer, an architect and a chartered accountant practice that the withdrawal is in proportion to the

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GOVERNMENT OF BIHAR
e-Court Fee

DATE & TIME :	05-DEC-2019 13:45:12
NAMES OF THE ACC/ REGISTERED USER :	SREI INFRASTRUCTURE FINANCE LIMITED
LOCATION :	Civil Court Danapur
NAME OF LITIGANT :	RAVI KUMAR SINHA
e-COURT RECEIPT NO :	BRCT0528L1944N244
e-COURT FEE AMOUNT :	₹ 100
	(Rupees One Hundred Only)

BRCT0528L1944N244

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Statutory Alert : The authenticity of this e-Court fee receipt should be verified at www.shcilestamp.com . Any discrepancy in the details on this receipt and as available on the website renders it invalid. In case of any discrepancy please inform the Competent Authority. This receipt is valid only after verification & locking by the Court Official.

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percentage of completion of the project.

7. That the promoter shall get the accounts audited within six months after the end of every financial year by such 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 the promoter shall take all the pending approvals on time, from the competent authorities.

9. That the promoter have/has furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.

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

Lavin Vastu Developer P

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.

Verified by me at Danapur on this 5/12/ 2019

Date :.

Place:

Lavin Vastu Developer P

Director

Deponent

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Sri/Smt. Ravi Kr Sinha who is identified by Sri C Bhr. Advocate solemnly affirmed and declared before me.

5/12/19

A. K. Dwivedi
Notary Public Danapur

I identify the Signature/L.T.I of the deponent who has Signed/L.T.I. in my presence.

Advocate
5.12.19

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