

FORM 'B'

[see rule 3(4)]

DECLARATION SUPPORTED BY AND AFFIDAVIT, WITH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit -cum-Declaration

Affidavit Cum declaration of We Director's (i) **Sri Alok Kumar Singh S/o Sri Anand Mohan Singh, and (ii) Kalyani Kumari Wife of Sri Atulesh Kumar Singh, and (iii) Amardip Kumar Singh Son of Mauleshwari Singh and (iv) Pradeep Kumar Singh Son of Rameshwar Rai**, through its Directors **ANANDAROHAM INFRA PVT. LTD.** [Promoter of the project/duly authorized by the promoter of the project, vide its-his-their authorized dated 09.12.2025

We, (i) **Sri Alok Kumar Singh S/o Sri Anand Mohan Singh, and (ii) Kalyani Kumari Wife of Sri Atulesh Kumar Singh, and (iii) Amardip Kumar Singh Son of Mauleshwari Singh and (iv) Pradeep Kumar Singh Son of Rameshwar Rai**, through its Directors **ANANDAROHAM INFRA PVT. LTD.** Promoter of the project/duly authorized by the Promoter of the Project] do hereby solemnly declared.

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

Or

ANANDAROHAM INFRA PVT. LTD. "EMPERIAL HEIGHT" [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 such owner and Promoter for development of the Real Estate project is enclosed herewith.

That the said land is free from all encumbrances

Or

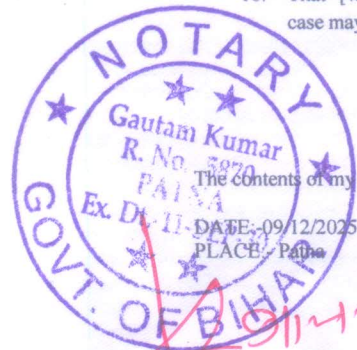
The detail of Encumbrances Certificate No.05717/2025, Dated-13.11.2025.

Including details of any right, title, interest, dues, litigation and name of any party in or over such land.

3. That the time period within which the project shall completed by [me/the Promoter] is **31 December 2030.**
4. The 70% of the amounts 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 That the amounts from separate account, to cover the cost of project shall be withdrawn by [me/the promoter] in proportion to the percentage of completion of the project.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 separate account shall be withdrawn by [me/the promoter], after it is certified by an engineer, an architect an chartered accountant in practice that 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 and shall produce a statement of accounts duly certified and signed by such chartered accountant and its 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.
8. That [we/the promoter] shall take all the pending approvals on time from the competent authorities.
9. That [I/the promoter] [have/has] furnished such other documents as have been prescribed by the Act and the rules and regulation made their under.
10. That [we/the promoter] shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Gautam Kumar
NOTARY PATNA

Deponents Signature, I.I.
Identify by.....
Advocate, Solemnly affirmed and
declared before me.



Verification

The contents of my affidavit come declaration are true and correct and nothing material has been concealed by me there for.

ANANDAROHAM INFRA PRIVATE LIMITED

① **Alok Kumar Singh**
Deponents
DIRECTOR

② **Amardip Kumar Singh**

③ **Pradeep Kumar Rai**

④ **Kalyani Kumari**

I Identify the Signature/
LTI/RTI of Deponent, Who has
Signed in my Presence

Advocate

INDIA JUDICIAL

Government of Bihar

e-Court Fee

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Name of the AGC/Registered User : Bihar State Co-operative Bank SCB

Location: Civil Court Patna

Name of Applicant **ANANDAROHAM INFRA PVT LTD**

Electronic Fee Amount : 100 (One Hundred Rupees Only)

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1. The authenticity of this Stamp certificate should be verified at <https://enibandhan.bihar.gov.in> or using enibandhan Mobile App

2 The onus of checking the legitimacy is on the users of the certificate.

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