



AFFIDAVIT CUM DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- Kula Developers Pvt. Ltd.

Project Name- Kula Sapphire.

Khata No:- 57, 64, 69 & 87 Plot No:- 42, 43, 44, 45 & 46(P), Mauza- Nasirpur,
Survey Police Station:- Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi
- Govt. of Bihar, Dist- Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT Block A	3	2 nd floor 201 2 nd floor 202 2 nd floor 203	3	5 th floor 501 5 th floor 502 5 th floor 503
		3	4 th floor 401 4 th floor 402 4 th floor 403	3	9 th floor 901 9 th floor 902 9 th floor 903
		3	7 th floor 701 7 th floor 702 7 th floor 703		
		3	8 th floor 801 8 th floor 802 8 th floor 803		
	Block B	7	2 nd floor 201 2 nd floor 202 2 nd floor 203 2 nd floor 204 2 nd floor 205 2 nd floor 206 2 nd floor 207	1 2	7 th floor 701 10 th floor 1001 10 th floor 1005
		2	3 rd floor 301 3 rd floor 307		



	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	9	
	Parking Space	50	9	

Note:1- Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



2. The complex area Allotment has not been done yet. It will be done after completion of building.

In conformation of the Development agreement executed by us on dated-25-03-2022 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar

Date:-

Place:-

Signature of Land Owner:-

Name of Land Owner:-

Bharat Kumar Yadav भारत कुमार यादव

Dinesh Kumar दिनेश कुमार

Geeta Devi गीता देवी

Date:-

Place:-



I, Identified the Signature/
L.T.I./R.T.I. of Document, who
has signed in presence of me

ADVOCATE

27-02-24



INDIA JUDICIAL Government of Bihar

e-Court Fee

BIHARSTATECO-OPERATIVEBANK SCBBIHARSTATECO-OPERATIVEBANK SCBBIHARSTATECO-OPERATIVEBANK,SCBBIHARSTATECO-OPERATI

e-Court Fee Receipt No. BRECR003C240200090841

Date & Time: 21-Feb-2024:10:22 AM

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

Location : Civil Court Patna

Name of Applicant **CIVIL COURT PATNA**

e-Court Fee Amount : 100 (One Hundred Rupees Only)



INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL

[illegible]

GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR

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GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR GOVERNMENT OF BIHAR

[illegible]

BRECR003C240200090841BRECR003C240200090841BRECR003C240200090841BRECR003C240200090841BRECR003C240200090841BRECR003C240200090841

[illegible]

IN THE JUDICIAL OFFICE OF THE GOVERNMENT OF BIHAR
GOVERNMENT OF BIHAR JUDICIAL OFFICE

[illegible]

Statutory Alert:

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.

3. In case of any discrepancy please inform the Competent Authority.

[illegible]



AFFIDAVIT CUM- DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- **Kula Developers Pvt. Ltd.**

Project Name- **Kula Sapphire.**

Khata No:- 52 Plot No:- 48(P), Mauza- Nasirpur, Survey Police Station:-
Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi - Govt. of Bihar, Dist-
Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201	2	1 st floor 103
			2 nd floor 202		1 st floor 104
			2 nd floor 203		
			2 nd floor 204	2	7 th floor 703
			2 nd floor 205		7 th floor 704
			2 nd floor 206		
			2 nd floor 207	2	10 th floor 1003
		2	3 rd floor 301		10 th floor 1004
			3 rd floor 307		

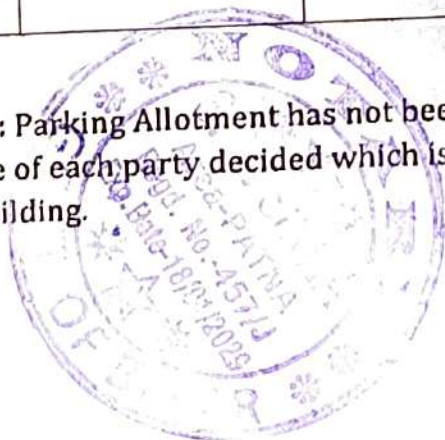


Sri/Smt. Debendra Kumar Singh
Deponent's Signature
Identified by
Advocate, Solingy, Patna
declared before me.

No. 1699 Date 27/2/2024

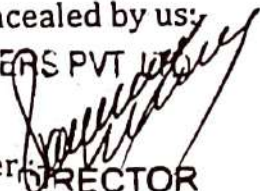
	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
Total	50		6	
Parking Space	50		6	

Note: Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



In conformation of the Development agreement executed by us on dated-18-01-2022 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us;

KULA DEVELOPERS PVT. LTD.

Signature of Promoter:  DIRECTOR

Name of Promoter :-

Rajesh Kumar

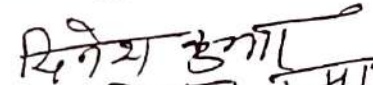
Date:- 11/12/2023

Place :-

Signature of Land Owner:-

Name of Land Owner:-

Bharat Kumar Yadav Bharat kumar yadav

Dinesh Kumar 

Awdhesh Kumar अविधेश कुमार

Madhesh Kumar Madhesh kumar

Date:- 11/12/2023

Place:- Aahopur



Identified the Signature of
L.T.I./R.M.
has signed 
27/12/24

e-Court Fee Amount : 100 (One Hundred Rupees Only)



3. In case of any discrepancy please inform the Competent Authority



AFFIDAVIT CUM- DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- **Kula Developers Pvt. Ltd.**

Project Name- **Kula Sapphire.**

Khata No:- 52 Plot No:- 48(P), Mauza- Nasirpur, Survey Police Station:- Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi - Govt. of Bihar, Dist- Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT Block A	3	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201	2	1 st floor 101
			2 nd floor 202		1 st floor 102
			2 nd floor 203		
		1	2 nd floor 204		3 rd floor 306
			2 nd floor 205		
			2 nd floor 206	2	7 th floor 706
		2	2 nd floor 207		7 th floor 707
			3 rd floor 301	1	10 th floor 1001
			3 rd floor 307		



Sri/Smt.

Deponent's Signature/L.T.I.

Identified by.....

Advocate, Solemnly affirmed and

declared before me.....

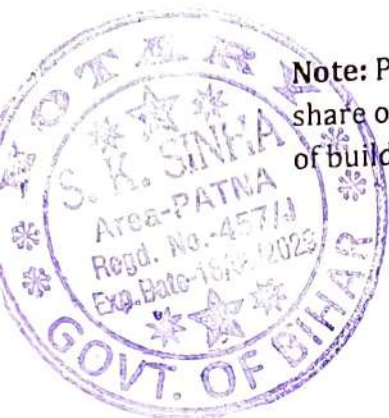
S. K. SINHA

NOTARY, PATNA

1628 Date 27/2/2024

		7	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
			4 th floor 404		
			4 th floor 405		
			4 th floor 406		
			4 th floor 407		
		1	5 th floor 507		
		7	6 th floor 601		
			6 th floor 602		
			6 th floor 603		
			6 th floor 604		
			6 th floor 605		
			6 th floor 606		
			6 th floor 607		
		7	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
			8 th floor 804		
			8 th floor 805		
			8 th floor 806		
			8 th floor 807		
		7	9 th floor 901		
			9 th floor 902		
			9 th floor 903		
			9 th floor 904		
			9 th floor 905		
			9 th floor 906		
			9 th floor 907		
		Total	50	6	
		Parking Space	50	6	

Note: Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



In conformation of the Development agreement executed by us on dated-16-09-2021 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

KULA DEVELOPERS PVT. LTD.

Signature of Promoter **DIRECTOR**

Name of Promoter :- **RAJESH KUMAR**

Date:-

Place:-

Signature of Land Owner:-

Name of Land Owner:-

Jitendra Kumar

Upendra Kumar

Vinay Kumar

Abhay Kumar

Date:-

Place:-



I, Identified the Signature/
L.T.I./R.T.I. of Dependent who
has signed in my presence

ADVOCATE

JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL INDIA



AFFIDAVIT CUM-DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- Kula Developers Pvt. Ltd.

Project Name- Kula Sapphire.

Khata No:- 52 Plot No:- 48, Mauza- Nasirpur, Survey Police Station:- Danapur,
Thana no:- 42, Tauzi no- 5494, Present Tauzi - Govt. of Bihar, Dist- Patna,
State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201	3	3 rd floor 302
			2 nd floor 202		3 rd floor 304
			2 nd floor 203		3 rd floor 305
			2 nd floor 204		
			2 nd floor 205	3	5 th floor 504
			2 nd floor 206		5 th floor 505
			2 nd floor 207		5 th floor 506
		2	3 rd floor 301		
			3 rd floor 307	1	10 th floor 1002



	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	7	
	Parking Space	50	7	

Note: Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion

of building



In conformation of the Development agreement executed by us on dated-16-09-2021 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

KULA DEVELOPERS PVT L.D

Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar

Date:- 08/12/23

Place:- Patna

Signature of Land Owner:-

Name of Land Owner:-

Ajay Kumar

Vijay Kumar

Date:-

Place:-

I, Identified the Signature
L.T.I./R.T.I. of
has signed



e-Court Fee

e-Court Fee Receipt No. **BRECR003C240200091019**

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

Name of Applicant : CIVIL COURT PATNA

INDIA JUDICIAL INDIA JUDICIAL INDIA JUDICIAL



Smt. ...
 Dependent's Signature L.T.I.
 Identity ...
 Adv ...
 declared ...

No. 1628 Date 27-02-24



AFFIDAVIT CUM- DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- **Kula Developers Pvt. Ltd.**

Project Name- **Kula Sapphire.**

Khata No:- 87 Plot No:- 46(P), Mauza- Nasirpur, Survey Police Station:- Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi - Govt. of Bihar, Dist- Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201	1	3 rd floor 302
			2 nd floor 202		
			2 nd floor 203	1	7 th floor 702
			2 nd floor 204		
			2 nd floor 205		
			2 nd floor 206		
			2 nd floor 207		
		2	3 rd floor 301		
			3 rd floor 307		



	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	2	
	Parking Space	50	2	

Note: Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



In conformation of the Development agreement executed by us on dated-09-05-2023 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar



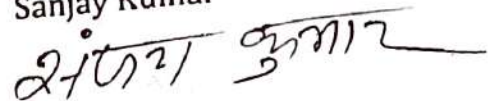
Date:- 22/02/24

Place:- Patna

Signature of Land Owner:-

Name of Land Owner:-

Sanjay Kumar



Date:- 22/02/2024

Place:-



I. Identified the Signature/
L.T.I./R.T.I. of Deponent
has signed in presence of

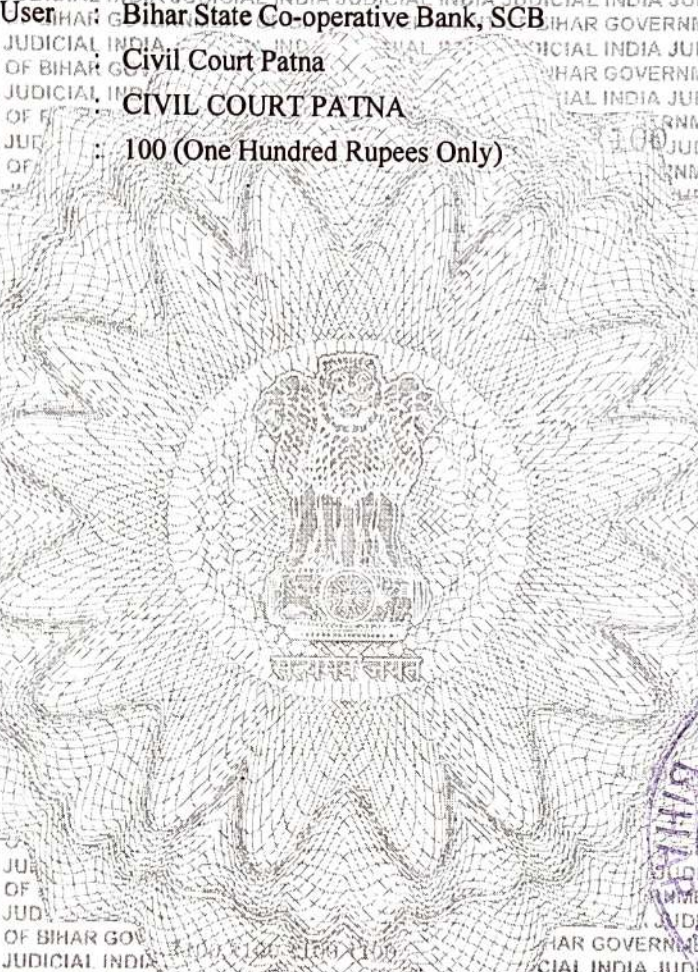
ADVOCATE

22.02.24

**INDIA JUDICIAL
Government of Bihar**



e-Court Fee Receipt No.: BRECR003C240200090911
Date & Time: 21-Feb-2024-10:23 AM
Name of the ACC/Registered User: Bihar State Co-operative Bank, SCB
Location: Civil Court Patna
Name of Applicant: CIVIL COURT PATNA
e-Court Fee Amount: 100 (One Hundred Rupees Only)

[illegible][illegible]

Deposited by
Identified by
Advocate, Son
colored before

1630 Date 27/2/2024



S.K. Sinha
NOTARY, PATNA



AFFIDAVIT CUM- DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- Kula Developers Pvt. Ltd.

Project Name- Kula Sapphire.

Khata No:- 57, 64, 69,& 87 Plot No:-42, 43, 44, 45 & 46(P), Mauza- Nasirpur,
Survey Police Station:- Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi
- Govt. of Bihar, Dist- Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2 nd floor 201	3	6 th floor 601
			2 nd floor 202		6 th floor 602
			2 nd floor 203		6 th floor 303
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
			2 nd floor 204		
			2 nd floor 205		
			2 nd floor 206		
			2 nd floor 207		
		2	3 rd floor 301		
			3 rd floor 307		

	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	3	
	Parking Space	50	3	

Note:1. Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



2. The complex area Allotment has not been done yet. It will be done after completion of building.

In conformation of the Development agreement executed by us on dated-25-03-2022 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar



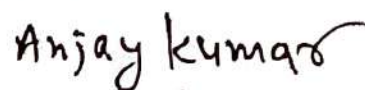
Date:- Patna

Place:- 22/12/23

Signature of Land Owner:-

Name of Land Owner:-

Anjay Kumar



Date:- Patna

Place:- 22/12/23



I, Identified the Signature/
L.T.I./R.T.I. of Document, who
has signed in my presence
ADVOCATE





INDIA JUDICIAL Government of Bihar

BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C24

e-Court Fee Receipt No.: BRECR003C240200090843

Date & Time: 21-Feb-2024 10:22 AM

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

Location : Civil Court Patna

Name of Applicant : CIVIL COURT PATNA

e-Court Fee Amount : 100 (One Hundred Rupees Only)



BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C24

[illegible]

JN 2408426004

BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C240200090843BRECR003C24
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[illegible]

Statutory Alert:

1. 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.



Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Project Name- Kula Sapphire.

Khata No:- 57, 64, 69,& 87 Plot No:-42, 43, 44, 45 & 46(P), Mauza- Nasirpur,
Survey Police Station:- Danapur, Thana no:- 42, Tauzi no- 5494, Present Tauzi
- Govt. of Bihar, Dist- Patna, State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2 nd floor 201	3	3 th floor 301
			2 nd floor 202		3 th floor 302
			2 nd floor 203		3 th floor 303
		3	4 th floor 401		
			4 th floor 402		
			4 th floor 403		
		3	7 th floor 701		
			7 th floor 702		
			7 th floor 703		
		3	8 th floor 801		
			8 th floor 802		
			8 th floor 803		
	Block B	7	2 nd floor 201		
			2 nd floor 202		
			2 nd floor 203		
			2 nd floor 204		
			2 nd floor 205		
			2 nd floor 206		
			2 nd floor 207		
		2	3 rd floor 301		
			3 rd floor 307		



	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	3	
	Parking Space	50	3	

Note:1. Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



2. The complex area Allotment has not been done yet. It will be done after completion of building.

In conformation of the Development agreement executed by us on dated-25-03-2022 we solemnly affirm that the content of above declaration are true and correct and nothing material has been concealed by us:-

Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar

Date:-

Place:-

mar 

patru.

Signature of Land Owner:-

Name of Land Owner:-

Uday Kumar

Date:- 20/12/23

Place:-

1994 Denver



Identified as [illegible]
L.A. [illegible]
has signed [illegible]

~~ADVOCATE~~

27-12-24
ADVOCATE

mt...
 ment's Signature...
 ed by...
 e, S...
 declared below

16.02.24

S.K. SINGH
 NOTARY



AFFIDAVIT CUM- DECLARATION

Memorandum of division of share between Promoter and Landowner available for marketing and selling.

Company Name- **Kula Developers Pvt. Ltd.**

Project Name- **Kula Sapphire.**

Khata No:- 83 Plot No:- 41, Mauza- Nasirpur, Survey Police Station:- Danapur,
 Thana no:- 42, Tauzi no- 5494, Present Tauzi – Govt. of Bihar, Dist- Patna,
 State- Bihar.

Sl. no	Space As per Sanctioned Map	Promoter's Share		Landowner's Share	
		Total No Of Units	Serial No Of Units(Floor Wise)	Total No Of Units	Serial No of units (floor Wise)
1	FLAT				
	Block A	3	2nd floor 201		
			2nd floor 202		
			2nd floor 203		
		3	4th floor 401		
			4th floor 402		
			4th floor 403		
		3	7th floor 701		
			7th floor 702		
			7th floor 703		
		3	8th floor 801		
			8th floor 802		
			8th floor 803		
	Block B	7	2nd floor 201	3	1st floor 105
			2nd floor 202		1st floor 106
			2nd floor 203		1st floor 107
			2nd floor 204		
			2nd floor 205	3	5th floor 501
			2nd floor 206		5th floor 502
			2nd floor 207		5th floor 503
		2	3rd floor 301		
			3rd floor 307	2	10th floor 1006
					10th floor 1007

16.02.24

No. 1625 Date



	7	4 th floor 401		
		4 th floor 402		
		4 th floor 403		
		4 th floor 404		
		4 th floor 405		
		4 th floor 406		
		4 th floor 407		
	1	5 th floor 507		
	7	6 th floor 601		
		6 th floor 602		
		6 th floor 603		
		6 th floor 604		
		6 th floor 605		
		6 th floor 606		
		6 th floor 607		
	7	8 th floor 801		
		8 th floor 802		
		8 th floor 803		
		8 th floor 804		
		8 th floor 805		
		8 th floor 806		
		8 th floor 807		
	7	9 th floor 901		
		9 th floor 902		
		9 th floor 903		
		9 th floor 904		
		9 th floor 905		
		9 th floor 906		
		9 th floor 907		
	Total	50	8	
	Parking Space	50	8	

Note: Parking Allotment has not been done yet. Only total number of Parking spaces in the share of each party decided which is mentioned above. It will be done after the completion of building.



In conformation of the Development agreement executed by us on dated-16-09-2021 we solemnly affirm that the content of above declaration are true and correct and nothing

MEMBERS represented by us:-

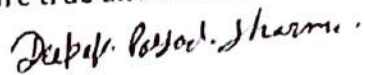

DIRECTOR
Signature of Promoter :-

Name of Promoter :-

Rajesh Kumar

Date:- 08/12/2023

Place:-


Deepak Prasad Sharma

Signature of Land Owner:-

Name of Land Owner:-

Deepak Prasad Sharma

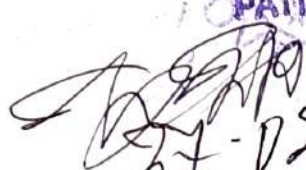
AmanDeep Sharma

Date:- 08/12/2023

Place:-



Identified
L.I.I./
has signed


27-12-24
ADVOCATE

e-Court Fee

e-Court Fee

Date & Time: 21-Feb-2024:10:23 AM

Location : Civil Court Patna

e-Court Fee Amount : 100 (One Hundred Rupees Only)

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

3. In case of any discrepancy please inform the Competent Authority.