

Sri/Smt. Deponent's Signature
Identified by
Advocate, Solemnly affirmed and declared before me.
21.7.2018
Date
2024
No

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

COURT FEE

Authorization No. 2914



STAMP DUTY
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Rs. 0000100

375269

INDIA **Zero*Zero*Zero*Zero*Zero*



DECLARAT

Affidavit-cum-Declaration

Affidavit cum Declaration of Jagdish Niketan.

Mr. Ratan Kumar Santhalia duly authorized by the promoter of the project, vide it's authorization dated- 20.02.2018

I Ratan Kumar Santhalia S/o-Late Satya narayan Santhalia resident at-Marwari tola lane, Bhagalpur (Bihar)- 812002 do here by solemnly declare undertake and state as under:

1. VIKRAMSHILA DEVELOPERS PVT LTD (has) a legal title to the land on which the development of the runing project is being 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 here with development agreement.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by (me) is ~~June-2020~~ July-2019.
4. That seventy percent of the amounts realized by(me) for the real estate project from the allot tees, from 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by (me) in proportion to be the percentage of completion of the project.
6. That the amount from the separate account shall be withdrawn by (me) after it is certified by an engineer, an architect and a chartered accounted in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That (I) shall get the accounts audited within six month 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 amount 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 (I) shall take all the pending approvals on time, from the competent authorities.
9. That (I has) furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.
10. That (I) shall not discriminate against any allot tee at the time of allotment of any apartment plot or building, as the case may be.



Verification

The contents of my above Affidavit cum Declaration are true and nothing material has been conceited by me there from.

Date- 21/7/18

Place-Bhagalpur PATNA

Identify the deponent's signature/L who has/have affixed in my presence

Advocate

Deponent

Vikramshila Developers Pvt. Ltd.
R. K. Patheloc,
Director

Deponent

Vikramshila Developers Pvt. Ltd.
R. K. Patheloc,
Director