NRS DEVELOPERS
Building Your Dream

NRS DEVELOPERS
G.F, Lavanya Tower, Opp. R.K.Mission Road,
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PAN NO.: AAPFN247E, GSTIN: 10AAPFN2472E1ZJ

WELFARE STAMP
बिहार BIHAR
पच्चीस रुपये Rs. Twenty Five
BRECR057C251200021385
07 Feb 2025

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

Affidavit-cum-Declaration

No-3207/25

Affidavit cum Declaration of

Mr. Rajeev Kumar, Promoter Name – N.R.S DEVELOPERS, [promoter of the project/duly authorized by the promoter of the project, vide its/his/their authorization dated 16/08/2023 (dd/mm/yy);

I, Rajeev Kumar, Project Name – NRS PRAVA GREEN, promoter of the project/duly authorized by the promoter of the project] do hereby solemnly declare, undertake and state as under:

1. That Mr. Ramjiwan Aggarwal Mrs. Neelam Aggarwal, Mrs. Sushila Devi, Mr. Tapas Kumar Chatterjee [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.
2. That the said land is free from all encumbrances.
   or
   That detail of encumbrances.....
   Including details of any rights, title, interest, dues, litigation and name of any party in or over such land.
3. That the time period within which the project shall be completed by [me/the promoter] is 01-11-2029

N.R.S. DEVELOPERS
Rajeev Kumar
PARTNER

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4. That seventy percent of the amounts realized by [me / the promoter] for the real estate project from the allottes, 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me/the promoter] in proportion to the percentage of completion of the project.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 That the amounts form the separate account shall be withdrawn by [me/the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 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/the promoter] shall take all the pending approvals on time, form 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 regulations made thereunder.
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.

NOTARY RAJESH KUMAR SINGH Area-PURNEA Regd. No.- A/No. 27/2023/35 Exp. Dt. 15-01-2024 GOVT. OF BIHAR

N.R.S. DEVELOPERS
Rajeev Kumar
Deponent PARTNER

NOTARY PUBLIC AUTHORISED U/S- 8 (1) OF THE NOTARIES ACT (ACT NO- L [illegible]) U/R-3 (4) OF THE ACT U/S-139(as) OF THE [illegible] PROCEDURE CODE (ACT NO [illegible]) U/S-2[illegible] OF THE CRIMINAL PROCEDURE CODE (ACT NO-[illegible] OF 1973 AND ALSO U/S 85 OF THE EVIDENCE [illegible]

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Date...../...../..... (dd/mm/yy)

Place .....

N.R.S. DEVELOPERS
Rajeev Kumar
Deponent PARTNER

RAJESH KUMAR SINGH ADVOCATE NOTARY PUBLIC

INDIA JUDICIAL
Government of Bihar
e-Court Fee

e-Court Fee Receipt No.	:	BRECR055C250200035711
Date & Time	:	18-Feb-2025 08:24 AM
Name of the ACC/ Registered User	:	District Co-operative Central Bank, Purnea
Location	:	Civil Court Purnea
Name of Applicant	:	Advocate
e-Court Fee Amount	:	100 (One Hundred Rupees Only)

NOTARY
RAJESH KUMAR SINGH
Area-PURNEA
Regd. No.- A/Not-27/2023/253/1
Exp. Dt. 15.01.2029
GOVT. OF BIHAR

IN 2500370435

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.