

AN AFFIDAVIT W
PROMOTER/ PERSON A
AFFIDAVIT



Affidavit cum Declaration of Abhishek kumar, as Director of MANDVI BUILDCON PVT. LTD. Office at-2nd floor, Saif Manzil, Exhibition Road, Near-Bank of Baroda, Patna, Pin-800001, State-Bihar (Promoter of the proposed project) to hereby solemnly declare, undertake and state as under:

1. That We have a legal title to the land on which the development of the project is proposed through a Development agreement between Landowner Shri Sanjay Prakash Gupta, S/O-Late Jagdish Narayan Gupta and Mandvi Buildcon Pvt. Ltd. Through Director, Abhishek kumar, S/O-Shri Shyam Narayan Thakur, Vide Deed No-5145, Dated-28/07/2020, Registered at Sub Registry office Phulwari, Patna.
2. That the Land is free from all encumbrances.
3. That the time period within which the project **BHAVYA VATIKA, SAKET VIHAR MITRA MANDAL COLONY ANISABAD, PATNA** shall be completed by the promoter is **29-05-2025**.
4. That the seventy percent of the amounts released by me 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 That the amounts from the separate account to cover the cost of the project shall be withdrawn by me in the percentage of completion of the project.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 That the amount from the separate account shall be withdrawn by me after it is certified by an engineer, an architect and the chartered accountant in practice that the withdrawn is in proportion to the percentage of the completion of the project.
That we shall get the accounts audited within six months after end of every financial year by the 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during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawn has been in compliance with the proportion to the percentage of completion of the project.
8. That we shall take all the pending approvals on time from the competent authorities.
9. That we have furnished such other documents as have been prescribed by the Act and the rules and regulation made hereunder.
10. That we shall not discriminate against any allottee at the time of allotment of any apartment or building as the case may be.

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

Date - 04-08-2021

Place - PATNA.

I Identify the deponent
who has signature
in my presence
Advocate

Mandvi Buildcon Pvt. Ltd

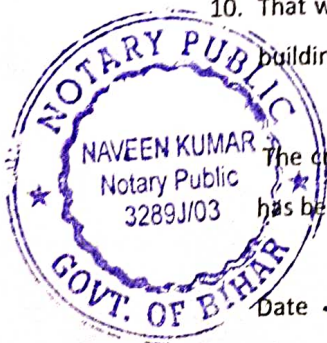
Deponent

Director

Mandvi Buildcon Pvt. Ltd

Director

Deponent



NAVEEN KUMAR

Notary Public, Patna

04/08/2021

04/08/2021

04/08/2021

Mr. Abhishek Kumar
who is identified by
Advocate, Solemnly affirmed and
sworn before me.