FORM 'B'
[See rule 3(3.4)]

Affidavit-cum-Declaration

Affidavit cum Declaration of [Mr./Ms.] Vinay Kumar Tiwary [pr... Saharsa Ph-03.

I Vinay Kumar Tiwary being Director of Technoculture Building Centre Pvt. Ltd. do hereby solemnly declare, undertake and state as under:

1. That Technoculture Building Centre Pvt. Ltd. [have / has] legal title to land on whic the development of project V V Saharsa-03 is proposed.

2. That the said land is free from all encumbrances.

3. That the project is situated at Mauja Bangaon comes under Bangaon Nagar Panchyat.

4. That the time period within which the project shall be completed by (me / the promoter] is 60 months. Date of completion is 20.06.2030

5. That seventy percent 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.

6. That the amounts from the separate account, to cover the cost of the project, shall b withdrawn by [me / the promoter] in proportion to the percentage of completion of t project.

7. That the amounts from the separate account shall be withdrawn by [me / the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.

8. 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 utilised for the project and the withdrawal has been in compliance with th proportion to the percentage of completion of the project.

9. That [I / the promoter) shall take all the pending approvals on time, from th competent authorities.

10. That [I / the promoter] [have / has] furnished such other documents as have been prescribed by the Act and the rules and regulations made under the Act.

11. 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, on any grounds.

For TECHNOCULTURE BUILDING CENTRE (P) LTD.

Deponent

DIRECTOR

Verification

I, Vinay Kumar Tiwary the Deponent do hereby verify that the contents of my abov Affidavit cum Declaration are true and correct and nothing material has been concealed f me there from.

Verified by me at ____ on this 29 day of 9/24

For TECHNOCULTURE BUILDING CENTRE (P) LTD.

Deponent

DIRECTOR

I Identify the Deponent signature/L... who has signed in my presence.

INDIA JUDICIAL

Government of Bihar

e-Court Fee

e-Court Fee Receipt No. : BRECR003C260900046115

Date & Time : 15-Sep-2026 10:37 AM

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

Location : Civil Court Patna

Name of Applicant : M/S T B C P L

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

IN 2601393985

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.