



REAL ESTATE REGULATORY AUTHORITY, BIHAR

4TH /6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA - 800023

FORM 'H'

[See rule 10(2)]

REGISTRATION CERTIFICATE OF REAL ESTATE AGENT

This registration is granted under section 9 with registration certificate bearing Agent registration number: BRERAA63244/05/A-635...../2025

MOHAMMAD ERSHAD AHMAD (Trade Name M/S OKTA DEVELOPERS) (Proprietorship) having its [registered office/ principal place of business] at FAIYAZ RESIDENCY, FLAT NO-402, BEHIND SURYA MANDIR, PO- ANISABAD, PS-GARDANIBAGH, BIHAR, Pin-800002, Mob No-8229089090-All Bihar

to act as a real estate agent to facilitate the sale or purchase of any plot, apartment or building, as the case may be, in real estate projects registered in the RERA BIHAR State in terms of the Act and the rules and regulations made there under.

2. This registration is granted subject to the following conditions, namely:-

- (i) The real estate agent shall not facilitate the sale or purchase of any plot, apartment or building, as the case may be, in a real estate project or part of it, being sold by the promoter which is required but not registered with the Authority;
- (ii) The real estate agent shall maintain and preserve such books of account, records and documents as provided under rule 13;
- (iii) The real estate agent shall not involve himself in any unfair trade practices as specified under clause (c) of section 10;
- (iv) The real estate agent shall facilitate the possession of all information and documents, as the allottees is entitled to, at the time of booking of any plot, apartment or building, as the case may be;
- (v) The real estate agent shall provide assistance to enable the allottees and promoter to exercise their respective rights and fulfil their respective obligations at the time of booking and sale of any plot, apartment or building, as the case may be;
- (vi) The real estate agent shall comply with the provisions of the Act and the rules and regulations made there under;
- (vii) The real estate agent shall not contravene the provisions of any other law for the time being in force as applicable to him;
- (viii) The real estate agent shall discharge such other functions as may be specified by the Authority by regulations.



W. Sivastava
17/3/25

3. The registration is valid for a period of five years commencing from 17.03.2025 and ending with 16.03.2030 unless renewed by the Authority in accordance with the provisions of the Act or the rules and regulations made there under.
4. If the above mentioned conditions are not fulfilled by the real estate agent, the Authority may take necessary action against the real estate agent including revoking the registration granted herein, as per the Act and the rules and regulations made there under.



Signature and seal of the Authorised Officer
Real Estate Regulatory Authority

Memo NO-RERA/Pro/Agent/Reg-05/2025(Individual)/1044 Dated:-...17/03/2025

Copy to:-MOHAMMAD ERSHAD AHMAD (Trade Name M/S OKTA DEVELOPERS)
(Proprietorship), FAIYAZ RESIDENCY, FLAT NO-402, BEHIND SURYA
MANDIR, PO- ANISABAD, PS- GARDANIBAGH, BIHAR, Pin-800002, Mob No-
8229089090, Email ID-camershad@gmail.com

Dated: 17/03/2025

Place: Patna, Bihar



Signature and seal of the Authorised Officer
Real Estate Regulatory Authority

Memo NO-RERA/Pro/Agent/Reg-05/2025(Individual)/1044 Dated:- ...17/03/2025

Copy to :- IT Consultant/ Concerned Technical Officer for uploading it on web portal
andforwarding a copy to concerned Agent though mail respectively.



Signature and seal of the Authorised Officer
Real Estate Regulatory Authority

Ar. M. Kaushiki
17/3/25

Checked by Concerned Technical Person
Ar. Mona Kaushiki

Checked by Concerned Incharge
Sri U. K. Sinha