



FORM 'C'
[See Rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT



Registration Date: **13-Aug-2025**

This Registration is granted under Section 5 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following project:

Project registration number : **BRERAP199728070825300632E00**
Promoter Type (Partnership Firm) : **DURGA HOME CONSTRUCTION**
Project Name : **SHREE DURGA TOWER**
Project Address : **GOLA ROAD T POINT,DANAPUR,PATNA-801503.**

Project Type : **Residential/Group Housing, B+G+8, Khata No-154,142,139,141,124,140,137**

SL	DISTRICT	CIRCLE	HALKA	MAUJA	PLOT	AREA
1	Patna	Danapur	Municipal Council Danapur	Danapur	1166,1167,1171 P,1172,1173,1184	151.94

TOTAL LAND (IN DISMIL) 151.94

1. The above mentioned project is developed by the promoter Partnership Firm DURGA HOME CONSTRUCTION having its registered office at NIRMAL SRITEE APARTMENT,FLAT NO-202,ROAD NO-5,GARDANIBAGH,PATNA-800001.

2. This Authority has granted this registration subject to the following conditions :-

(a) The promoter shall enter into an Agreement for Sale with the allottee as prescribed by the State Government [refer Rule 8, annexure of Bihar Real Estate (Regulation and Development) Rules, 2017]

(b) The promoter shall execute and register a Conveyance Deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per Section 17;

(c) The promoter shall deposit seventy per cent, of the amounts realized by the promoter in a separate account to be maintained in a schedule bank (INDIAN OVERSEAS BANK, Branch Name - GANDHI MAIDAN PATNA, PatnaBihar Master Account No. :049802000002104 , Project Account No. :049802000002103 , Promoter Account No. : 049802000002105 IFSC Code : IOBA0000498) to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of Rule 4;

(d) The registration shall be valid for a period of. **7 Year 2 Month 17 Day** commencing from **13-Aug-2025** and ending with **30-Jun-2032**

(e) The promoter shall comply with the provisions of the act and the rules and regulations made there under; along with details as prescribed under Rule 16(1)(a)(b)(c)(e) of Bihar Real Estate (Regulation and Development) Rules, 2017.

(f) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.

3. If the above mentioned conditions are not fulfilled by the promoter, the authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the Rules and Regulations made there under.

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Note :

(1) Distribution of shares in the unit of Project is as follows based on the Affidavit submitted jointly by both the Promoter and landowner/s:

(a) Promoter Share:- **Block – A**

Flat no.- 103, 107, 108, 208, 307, 308, 503, 504, 608, 705, 804, 805, 806, 807, 808.

Parking Space no. - 103, 107, 108, 208, 307, 308, 503, 504, 608, 705, 804, 805, 806, 807, 808.

Block – B

Flat no.- 101, 102, 103, 104, 105, 106, 108, 201, 202, 203, 204, 205, 206, 207, 208, 302, 305, 306, 401, 402, 403, 404, 405, 406, 407, 408, 501, 502, 503, 504, 505, 506, 507, 508, 601, 602, 603, 604, 605, 606, 607, 608, 701, 702, 703, 704, 705, 706, 707, 708, 801, 802, 803, 804, 805, 806, 807, 808.

Parking Space no.- 101, 102, 103, 104, 105, 106, 108, 201, 202, 203, 204, 205, 206, 207, 208, 302, 305, 306, 401, 402, 403, 404, 405, 406, 407, 408, 501, 502, 503, 504, 505, 506, 507, 508, 601, 602, 603, 604, 605, 606, 607, 608, 701, 702, 703, 704, 705, 706, 707, 708, 801, 802, 803, 804, 805, 806, 807, 808.

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(b) Landowner's Share:-Landowner Name :- Rajeev Prasad and Anita Prasad

Block – A , Flat No – 201, 202,203,204,206, 207

Parking space No - 201, 202,203,204,206, 207

Landowner Name :- Kumari Dharmshila

Block – A, Flat No – 101, 108, 208

Parking space No - 101, 108, 208

Landowner Name:- Malti Devi

Block – A, Flat No – 802

Parking space No - 802

Landowner Name :- Shri Chandra Kiran Prasad, Shri Chanchal Kumar and Shri Umesh Kumar Verma

Block – A, Flat No – 401, 402, 403, 404, 405, 406, 407, 408

Parking space No - 401, 402, 403, 404, 405, 406, 407, 408

Landowner Name :- Mr. Kunal Mehta, Mr. Smrat Mehta

Block – A , Flat No – 501, 502, 505, 506, 706, 803

Block – B , Flat No - 303, 304, 307, 308, 302,

Parking space No - Block – A , Flat No – 501, 502, 505, 506, 706, 803

Parking space No - Block – B , Flat No - 303, 304, 307, 308, 302

Landowner Name :- Smt. Kusum Devi

Block – A, Flat No – 801, 302, 303, 304, 305, 306, 307, 308, 601, 602, 603, 604, 605, 607

Parking space No - 801, 302, 303, 304, 305, 306, 307, 308, 601, 602, 603, 604, 605, 607

Landowner Name :- Shyama Kuwar Devi

Block – A, Flat No – 701, 702

Parking space No - 701, 702

Landowner Name :- Judge Roy

Block – A, Flat No – 106

Parking space No - 106

Landowner Name:- Sri Bhagwan Satya Narayan

Block – A, Flat No – 301

Parking space No - 301

Landowner Name :- Vijay Pratap Singh

Block – A, Flat No – 205

Parking space No - 205

Landowner Name :- Geeta Singh and Hare Ram Singh

Block – A, Flat No – 703, 704, 104, 606

Parking space No - 703, 704, 707, 606

Landowner Name :- Rambha Devi, Shiv Shakti Mehta, Ranveer Nath Mehta and Trilok Nath Mehta

Block – A, Flat No – 707, 708

Parking space No - 707, 708

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(2) This registration is being granted based on the information and documents furnished by the promoter and the authority bears no responsibility for the authenticity of the same. in case the promoter submitted a false or invalid document or credential, it may lead to the revocation of registration of the project by the authority. registration granted cannot be construed as evidence in respect of right, conversion of land, use title or interest of the plot over which plan is approved.

(3) The above registration is valid for a period of **7 Year 2 Month 17 Day** commencing from **13-Aug-2025** and ending with **30-Jun-2032** , subject to the condition that the promoter shall get their map validated for such period from the map sanctioning Authority as required under Bihar Building Bye- Laws and resubmit the same to the RERA, Bihar, failure in submitting the validated map may lead to the revocation of registration of the project by the Authority.

(4) Promoter shall ensure compliance to all NOCs and obtain Occupancy Certificate from the competent authority that has passed the map as required under Bihar Building Bye Laws, 2014, as amended from time to time.

(5) Open parking area comes in common area, and as such it cannot be sold.

(6) At the project construction site, display of project details on 5'x4' board with QR Code is essential.

Digitally signed by ALOK KUMAR Date: 2025.08.13 12:24:53 +05'30'

Signature of the Authorized Officer
Real Estate Regulatory Authority