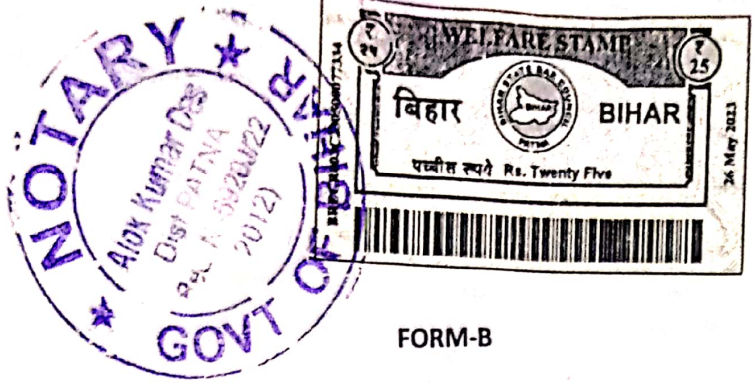

FORM-B

NO...2655.....

Date...27-5-2023

[See rule 3(4)]

DECLARATION,SUPPORTED BY AN AFFIDIVIT,WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidivit cum declaration of Mr.ANUP KUMAR MISHRA duly authorized by the promoter(Royal Premium Developers Pvt.Ltd) of the proposed projects(Royal Sidhartha Enclave)vide its authorization Date 22nd MAY,2023.

I, Anup Kumar Mishra duly authorized by the promoter of the proposed projects do hereby solemnly declare, undertake and state us under:

1. **That Promoter has a legal title to the land on which the development of the projects is proposed.**
2. **That the said land is free from all encumbrances.**
3. **That the time period within which the project shall be completed by promoter is 31st DEC 2027.**
4. **That the seventy percent of the amounts realized by me/promoter for the real estate projects from the allotees ,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 **That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.**
6. **That the amount from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 promoter shall get the accounts audited within six month 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 and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.**
8. **That promoter shall take all the pending approval on time, from the competent authorities.**
9. **That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.**

Royal Premium Developers Pvt. Ltd.

Authorised Signatory

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10. That 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.

Royal Premium Developers Pvt. Ltd.

Authorised Signatory

Deponent

Verification

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

Verified by me at PATNA 26th **on this** 26th **day of** MAY 2023

Royal Premium Developers Pvt. Ltd.

Deponant.

Authorised Signatory

Sri/Sm. Ashok Kumar Mishra

who is Identified by Shri. [illegible]

Advocate, solemnly affirmed and declared before me

27.5.2023

Alok Kumar Das (Advocate,
Notary Public, Patna (Bihar)

NOTARY GOVT OF BIHAR
Alok Kumar Das
PATNA
2012)

I Identify the deponent who has Signed before me.

27.5.2023

ADVOCATE