



FORM "B"

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANYPERSON AUTHORISED BY THE PROMOTER

Affidavit-cum-Declaration

Affidavit cum Declaration of Mr. Sanjay Kumar Sinha, Partner of M/s Nutan Construction, promoter of the project;

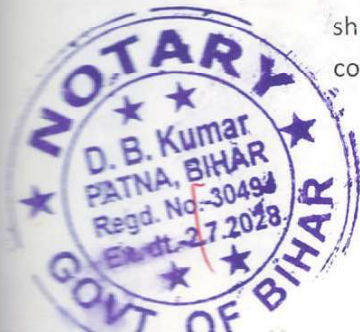
I, Sanjay Kumar Sinha, Partner of M/s Nutan Construction, promoter of the project, do hereby solemnly declare, undertake and state us under;

1. Dr. Vijoy Kumar Sinha, Smt. Manjusha Sinha, Sri Rajiv Ranjan Sinha, Sri Sanjay Kumar Sinha and Sri Sandeep Kumar Sinha and Shakuntala Devi title to the land on which the development of the proposed project is "LOTUS ELEGANCE" to be carried out.

And

A legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That the said land is free from all encumbrances.
3. That the time within the project shall be completed by me is 30.10.2027.
4. That seventy percent of the amount realized by the promoter for the real estate project from the allottees, from time to time, shall be deposited in a separated 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.



D.B. KUMAR
NOTARY, PATNA

Sanjay Kumar Sinha
Who is identified by Sri...
Advocate Solemnly affirmed and
declare before me.
18/12/23

Sl. No. 254 Date 18/12/23

6. That the amount from the separated account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.
7. That 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter has furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.
10. That the promoter shall not discriminate against any allottee at the time allotment of any Apartment, plot or building, as the case may be.

Verification


Deponent

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

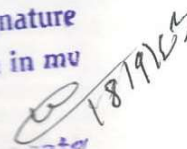
Verified by me at Patna on this 16 day of September, Two Thousand Twenty Three.


Deponent



Identify the Deponent signature
L.T.A. who has/have affirm in my
presence

Advocate


18/9/23

[illegible]

Government of Bihar

e-Court Fee

e-Court Fee Receipt No.

Date & Time

Name of the ACC/Registered User

Location

Name of Applicant

e-Court Fee Amount

Civil Court Patna

CIVIL COURT PATNA

100 (One Hundred Rupees Only)

[illegible]

Statutory Alerts:

[illegible]