

FORM - 'B'
[See rule 3(4)]



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

Affidavit cum Declaration

Affidavit-cum-Declaration of Mr. ANUP KUMAR MISHRA duly authorized by the promoter (Royal Premium Developers Pvt. Ltd.) of the Proposed Projects (Royal Gayatri Arcade) vide authorization Date: 21.05.2018

I, Anup Kumar Mishra duly authorized by the Promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. I, Gayatri Singh W/o Late Arun Kumar Singh have / has a legal title to the land on which the development of the proposed project is to be carried out.
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 March, 2029.
4. That, seventy per cent of the amounts realized by me/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.
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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, I / 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, I / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules And Regulation made under the acts.

Sri/Smt. Anup Kumar Mishra
Deponent's Signature/L.T.I.

Identified by Anup Kumar
Advocate, Solemnly affirmed and
declared before me:

Kalyani Kumari
NOTARY, PATNA



10. That, I / 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.



ROYALPREMIUM DEVELOPER'S PVT. LTD.

Ausha
Deponent Authorised Signatory

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this PATNA on this 20th day of January'2024.



ROYALPREMIUM DEVELOPER'S PVT. LTD.

Ausha
Deponent Authorised Signatory



Identify the deponent's signature/L.I...
who has/have affixed in my presence.

Arun Kumar
Advocate
20/1/24

