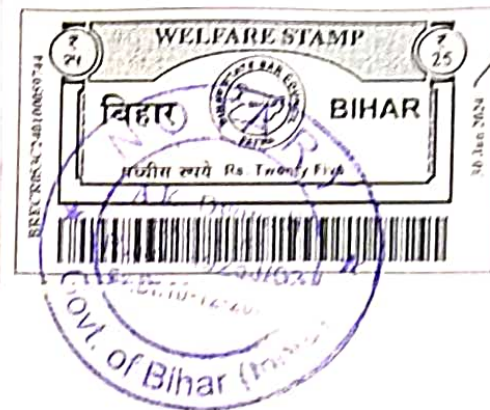


No. 1727

Date 29/12/24

Affidavit-cum-Declaration
FORM 'B'
See rule 3(4)



Affidavit cum Declaration of Deepak Kumar Pandey, Janki Palace, 3rd Floor, In Front Of St. Karens High School, Saguna- Khagaul Main Road, Danapur, Patna, Bihar, 801503; in my capacity as Partner of M/s Asthanu Sharde Buildcon;

I, Deepak Kumar Pandey, Partner of M/s Asthanu Sharde Buildcon . [promoter of the project "Asthanu Resham Enclave"] do hereby solemnly declare, undertake and state as under:

1. That I Deepak Kumar Pandey, Partner of M/s Asthanu Sharde Buildcon . [promoter of the project "Asthanu Resham Enclave"] or Manju Kumari, have a legal title to the land on which the development of the project is proposed and a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner (Manju Kumari) 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 period within which the project shall be completed by [me / the promoters] is 1st March, 2027.
4. That seventy per cent. of the amounts realised by [me / the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me / promoter] in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by [me / the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 [I / the promoters] 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That [I / the promoters] shall take all the pending approvals on time, from the competent authorities.
9. That [I / the promoters] [have / has] furnished such other documents as have been prescribed by the Act and the rules and regulations made there under.
10. That [I / the promoters] shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



[Signature]
Deponent

Verification

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

Date: ____/____/____ (dd/mm/yy)

Place: _____

Sri/Smt. Deepak Kumar Pandey
who is identified by Sr. [Signature]
Advocate solemnly affirmed and
declared before me.

I identify the Signature/L.T.I.
of the deponent who has
Signed/L.T.I. in my presence.

[Signature]
Deponent

A. K. Dwivedi
Notary Public Danapur

[Signature]
Advocate 29.12.24

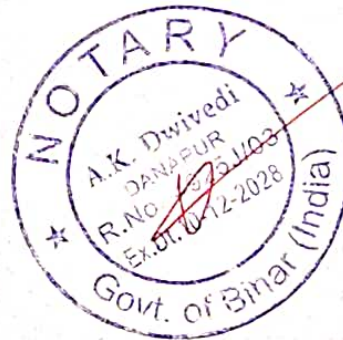
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e-Court Fee Receipt No. : BRECR054C240100000179

Name of the ACC/ Registered User : Patiliputra Co-operative Central Bank, Pccb

Name of Applicant: CIVIL COURT PALIGANJ

e-Court Fee Amount : 100 (One Hundred Rupees Only)



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Statutory Alert: The new *Indian Judicial Act* (H.R. 1155) was introduced in the House of Representatives on September 15, 2010. The bill is currently in committee.

1. The authenticity of this Stamp certificate should be verified at <https://enibandhan.bihar.gov.in> or using enibandhan Mobile App.
Any discrepancy in the details on this Certificate and as available on the website/Mobile App renders it invalid.

2. The onus of checking the legitimacy is on the users of the certificate.

3. In case of any discrepancy please inform the Competent Authority.

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