



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Uttar Pradesh

210

e-Stamp



Certificate No. : IN-UP97240309891234U
Certificate Issued Date : 10-Jan-2022 04:16 PM
Account Reference : NEWIMPACC (SV)/ up14166104/ LUCKNOW SADAR/ UP-LKN
Unique Doc. Reference : SUBIN-UPUP1416610485185431766808U
Purchased by : SAPPHIRE INFRAVENTURES PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : SAPPHIRE INFRAVENTURES PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : SAPPHIRE INFRAVENTURES PVT LTD
Stamp Duty Amount(Rs.) : 10
 (Ten only)

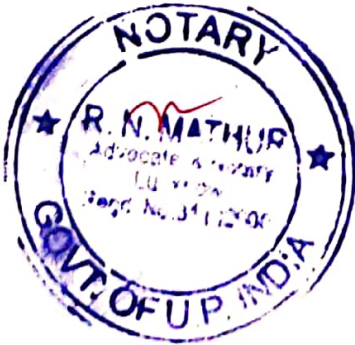
सत्यमेव जयते



Please write or type below this line

SAPPHIRE INFRAVENTURES (P) LTD.

[Signature]
DIRECTOR



R. N. MATHUR
Advocate & Notary
LUCKNOW U.P., INDIA
Regd. No-31 (54) 2007

Statutory Alert

1. The authenticity of this Stamp certificate should be verified at 'www.shoilestamp.com' or using e-Stamp Mobile App of Stock Holding. 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.

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

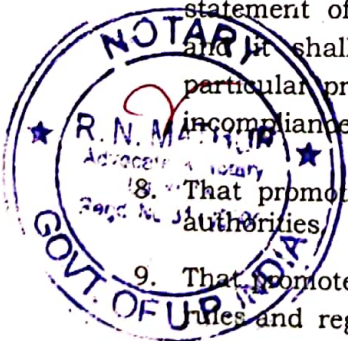
**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY
THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration


Affidavit cum Declaration of Mr. Syed Tanveer Husain Rizvi duly authorized by the promoter "**Sapphire Infraventures Private Limited**" of the proposed project "Srishti".


I, Mr. Syed Tanveer Husain Rizvi duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title to the land on which the development of the 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 me/promoter is **01.09.2026**.
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 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 promoter shall take all the pending approvals 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.



SAPPHIRE INFRAVENTURES (P) LTD


DIRECTOR


R. N. M. HUSAIN
Advocate & Notary
LUCKNOW, U.P., INDIA
Regd. No. 31/54/2000

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.

SAPPHIRE INFRAVENTURES (P) LTD.

[Signature]
DIRECTOR

Deponent

Verification

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

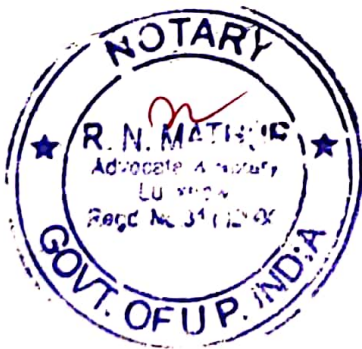
SAPPHIRE INFRAVENTURES (P) LTD.

[Signature]
DIRECTOR

Deponent

Verified by me at Lucknow on 10.01.2022

ATTESTED



[Signature] 3-1-22
R. N. MATHUR
Advocate & Notary
LUCKNOW U.P. INDIA
Regd. No-31 (54) 2008