



उत्तर प्रदेश UTTAR PRADESH

62AE 779599

**FORM 'B'**  
[See rule3(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. Ashok Kumar Garg, partner of the firm M/s Shiva Enterprises, promoter of the proposed project/ duly authorized by the promoter of the proposed project, vide their authorization dated 19.12.2022;

I, Ashok Kumar Garg, partner of the firm M/s Shiva Enterprises, promoter of the project/ duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under

1. The promoter and the co-promoters have a legal title to the land on which the development of the proposed project is 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/ uploaded 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/promoter is 18.07.2027.

4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 / 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 regulations made under the Act.
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.

  
Deponent

#### Verification

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

Verified by me at Muzut on this 30<sup>th</sup> day of December 2022

  
Deponent



**ATTESTED**  
  
**NOTARY**

# SHIVA ENTERPRISES

Office: 37, Chippi Tank, Begum Bridge Road, Meerut - 250001

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED IN THE MEETING OF THE PARTNERS OF M/S SHIVA ENTERPRISES HELD ON MONDAY, THE 19<sup>TH</sup> OF DECEMBER, 2022 AT THE REGISTERED OFFICE OF THE FIRM, 37, CHIPPI TANK, BEGUM BRIDGE ROAD, MEERUT - 250001

RESOLVED THAT Sh. Ashok Kumar Garg and Sh. Pulkit Saini, Partners of the Firm, be and are hereby authorised, jointly or severally, to do all acts, deeds and things on behalf of the partnership firm with respect to the registration with the Uttar Pradesh Real Estate Regulatory Authority, Lucknow (UP-RERA) of the project "Somdutt Enclave", situated at Khasra Nos. 63/1, 64, 65/1 & 65/2 of Vill. Sarai Kazi, Tehsil & Distt. Meerut; and approved by the Meerut Development Authority, Meerut *vide* Layout No. MDA/22-23/0125 and all such acts, deeds and things done by Sh. Ashok Kumar Garg and Sh. Pulkit Saini, Partners of the Firm, shall be deemed to acts, deeds and things done by the partnership firm.

RESOLVED FURTHER THAT Sh. Ashok Kumar Garg and Sh. Pulkit Saini, Partners of the Firm, be and are hereby authorised, jointly or severally, to submit all documents, affidavits and forms, etc., as may be required by the UP-RERA with respect to the project "Somdutt Enclave" from time to time and to fulfil all legal formalities required to be done in this regard.

For and on behalf of M/s SHIVA ENTERPRISES

  
Ashok Kumar Garg  
Partner

  
Pradeep Sharma  
Partner

  
Pulkit Saini  
Partner

  
Prateek Saini  
Partner

  
Avnish Garg  
Partner