

Affidavit

Indian-Non Judicial Stamp
Haryana Government

Date : 11/12/2025

Certificate No. U0K2025L366



Stamp Duty Paid : ₹ 101

GRN No. 143511483



(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : Tarsem Kumar son of Amrit pal

H.No/Floor : 301

Sector/Ward : 0

Landmark : Aashirwad apartment

City/Village : Central delhi

District : Central delhi

State : Delhi

Phone : 99*****27



Purpose : AFFIDAVIT to be submitted at Any where

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FORM 'REP-II'
[See rule 3(3)]
Affidavit cum Declaration

Affidavit-cum-Declaration of **Mr. Tarsem Kumar**, S/o Mr. Amrit Pal , R/o H. Flat No. 301 3rd Floor , Aashirwad Apartment , Gali No. 7 Joshi Road , Karol Bagh, PO: Karol Bagh, Central Delhi, Delhi-110005, Holding Aadhaar No 2164-3605-3495, duly authorized as the Signatory of the promoter, i.e. CLEANEARTH REALTORS LLP, for the proposed project namely "**Clean Earth Enclave**", bearing License No. 146 of 2025, over a measuring area of 25.89375 acres, situated in the revenue estate of Village Chattargarh Patti, Sector-24 District Sirsa.

I, Tarsem Kumar, Duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That M/s CLEANEARTH REALTORS LLP [hereinafter referred to as the **Developer**] and (1) Sh. Surender Kumar alias Surender Pal S/o Sh. Desh Raj (2) Sh. **Rajinder Kumar** S/o Sh. Desh Raj (3) Sh. **Vijay Kumar** S/o Sh. Desh Raj (4) **Rishiram Krishan alias Ram Krishan** S/o Harbans Lal [hereinafter collectively referred to as the **Land Owner**] possess a legal title to the land on which the proposed development is to be carried out.

And

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A legally Valid authentication of title of such land along with an authenticated copy of Collaboration agreement between such owner and promoter for Development, Marketing & Selling of the Real estate project is enclosed with REP-I



1. That the said land is free from all encumbrances.
2. That the time period within which the project shall be completed by promoter is **13-08-2030**.
3. That seventy per cent of the amounts realized by 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.
4. 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.
5. That the amounts from the separate 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.
6. 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.
7. That the promoter shall take all the pending approvals on time, from the competent authorities.
8. That the promoter has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
9. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on the grounds of sex, cast, creed, religion etc.

12/8/2016



12/12/2025
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 DEC. on this 11 day of 2025.

12/12/2025
Deponent

Attested
Chander Rekha
Notary Public
SIRSA-125055 (Hry.)