Affidavit

Indian-Non Judicial Stamp
Haryana Government

Date : 07/09/2026

Certificate No. JCG2026I415

GRN No. 158376198

Stamp Duty Paid : ₹ 101
(Rs. Only)

Penalty : ₹ 0
(Rs. Zero Only)

Deponent

Name : Deepak Chhikara
H.No/Floor : Na Sector/Ward : Na Landmark : Bank colony
City/Village : Bahadurgarh District : Jhajjar State : Haryana
Phone : 94******26

Purpose : AFFIDAVIT CUM DECLARATION **to be submitted at Na**

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website https://egrashry.nic.in

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

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. Deepak Chhikara promoter of the project;

I, Deepak Chhikara, promoter of the project, do hereby solemnly declare, undertake and state as under:

1. That the company has a legal title to the land on which the development of the project is to be carried out.

   and

   a legally valid authentication of title of such land and the development rights of the project are transferred to the PING Developers Pvt Ltd (SRA) as per the Resolution Plan, approved by the National Company Law Tribunal (NCLT), New Delhi order dated 24.10.2024 (copy enclosed)

2. That details of encumbrances Rs.51,93,43,339.00 including details of any rights, title, interest, dues, litigation and name of any party in or over such land.

Particulars	Amount in Rs.
Payment to Secured Financial Creditors	50,00,00,000.00
Payment to Unsecured Financial Creditors	72,08,176.00

NOTARY PARMOD SINGH Behadurgarh (HR.) Regd. No. 165/10 GOVT. OF INDIA

Payment to Operational Creditors	19,90,582.00
Payment of Statutory Dues	1,01,44,581.00
Total	51,93,43,339.00

3. That the time period within which the project shall be completed by company is 24.04.2028.

4. That seventy per cent of the amounts realised by the company 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the company in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn the company after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 the company 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 the company shall take all the pending approvals on time, from the competent authorities.

9. That the company has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.

10. That the company 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.

For Prabhu Shanti Real Estate Pvt. Ltd.

Deponent DIRECTOR

NOTARY PARMOD SINGH Bahadurgarh (HR.) Reg. No. 16510 GOVT. OF INDIA

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 Bahadurgarh on this 07th day of September 2026.

For Prabhu Shanti Real Estate Pvt. Ltd.

Deponent DIRECTOR

ATTESTED PARMOD SINGH Advocate & Notary Bahadurgarh Jhajjar(HR.)