



FORM 'REP-II'

[See rule 3(3)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Nisarg Trehan S/o Mr. Harsh Trehan promoter of the **TREHAN VALLEY** (Project) duly authorized by the M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** promoter of the proposed project, vide their authorization dated 08-11-2024.

I, Nisarg Trehan do hereby solemnly declare, undertake and state as under:

1. That M/s **Trehan Hospitality and Reality Pvt. Ltd.** have a legal title to the 27 plots at MKS County Sector-2 Sohna Gurgaon, Haryana on which the development of the proposed 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 M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** on 27 plots is 08-11-2027.
4. That seventy per cent of the amounts realised by M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** after it is certified by an engineer, an architect and a chartered accountant in practice that the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 M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** 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 M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** shall take all the pending approvals on time, from the competent authorities.
9. That M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That M/s **TREHAN HOSPITALITY AND REALITY PRIVATE LIMITED** 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 Trehan Hospitality & Reality Private Limited

Deponent

Authorized Signatory

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



ATTESTED

RAM NIWAS MALIK, ADVOCATE
NOTARY, GURUGRAM (HR.) INDIA

For M/s Trehan Hospitality and Reality Pvt. Ltd.
Verified by me at Gurugram on this 8th day of
November, 2024, Trehan Hospitality & Reality Private Limited

Deponent

Authorized Signatory