

Certificate No. G0R2024J2514



Stamp Duty Paid : ₹ 101

(Rs. Only)

GRN No. 122755180



Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : Rof infratech and Housing Pvt Ltd

H.No/Floor : M18

Sector/Ward : Na

Landmark : Greater kailash 2

City/Village : New delhi

District : Delhi

State : Delhi

Phone : 98*****42



Purpose : AFFIDAVIT to be submitted at Concerned office

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 Ashok Kumar S/o Mr. Karan Singh R/o Jaurasi, Gurugram Haryana, India duly authorized by the promoter, ROF INFRATECH AND HOUSING PRIVATE LIMITED of the project 'ROF NORMANTON AZURE', vide its authorization dated 27.09.2024;

I, Ashok Kumar S/o Mr. Karan Singh R/o Jaurasi, Gurugram Haryana, do hereby solemnly declare, undertake and state as under:

1. That **ROF INFRATECH AND HOUSING PRIVATE LIMITED** have a legal right and title to the land on which the development of the project is being carried out vide Mutation no 3241-3242-3257 and Vasika no.3931-3984 Dated 06.09.2021,08.09. and Collaboration Agreement Vasika no. 9062 Dated 10.11.2021 and GPA no 87 Dated 10.11.2021 enclosed herewith.
2. That there are no encumbrances over such land.
3. That the time period within which the project shall be completed by the Promoter is 30.06.2027.

4. That seventy per cent of the amounts realized by the promoter for "ROF NORMANTON AZURE" from the Allottees, from time to time, shall be deposited in

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

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the Promoter in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.
7. 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.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter has furnished such other documents as have been prescribed by the Act and the draft rules and regulations made thereunder.
10. 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.


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 Gurugram on this 19th day October of 2024.


Deponent

ATTESTED

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

