

M/s Athena Infrastructure Ltd.



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

76535  
Amount..... 10  
Purpose/Use..... Aff. Co.  
05 OCT 2017  
PAKISH STAMP VENDOR  
Gurgaon (Haryana)

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL  
BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED  
BY THE PROMOTER**

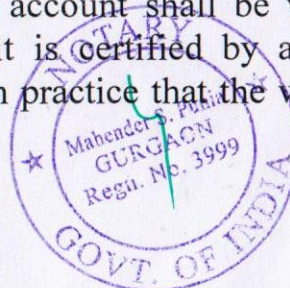
Affidavit cum Declaration

Affidavit cum Declaration of M/s. Athena Infrastructure Limited, Sector-110, Village-Pawala Khusrupur, District Gurugram, Haryana of the proposed project "Enigma" (Phase-1A) by Shri. Partha Sharma duly authorized by the Promoter of the proposed project, vide board resolution dated 10.07.2017;

We, M/s Athena Infrastructure Limited do hereby solemnly declare, undertake and state as under:

That M/s Athena Infrastructure Limited has a legal title to the land on which the development of the project is proposed 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 herewith.

1. That the said land is free from all encumbrances and that the details of encumbrances including details of any rights, title, interest, dues, litigation and name of any party in or over such land.
2. That the time period within which the project shall be completed by M/s Athena Infrastructure Limited is March, 2018.
3. That seventy per cent of the amounts realised by M/s Athena Infrastructure 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.
4. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by M/s Athena Infrastructure Limited in proportion to the percentage of completion of the project.
5. That the amounts from the separate account shall be withdrawn M/s Athena Infrastructure Limited after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in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.

6. That M/s Athena Infrastructure 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.
7. That M/s Athena Infrastructure Limited shall take all the pending approvals on time, from the competent authorities.
8. That M/s Athena Infrastructure Limited has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
9. That M/s Athena Infrastructure 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.

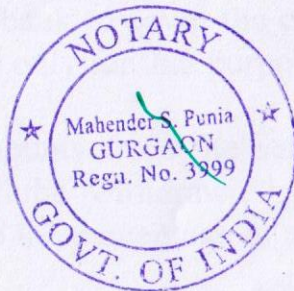
  
**Deponent**  



**Verification**

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

Verified by us at Gurgaon on this 5<sup>th</sup> day of October, 2017

  
**Deponent**  

**ATTESTED**  
  
Mahender S. Punia  
Advocate & Notary  
Distt. Gurgaon (Hry.) India

**05 OCT 2017**