

Annexure V

Bond



Indian-Non Judicial Stamp Haryana Government



Date :28/03/2017

Certificate No. G0282017C5975

GRN No. 26030979



Stamp Duty Paid : ₹ 10
(Rs. Ten Only)

Penalty : ₹ 0
(Rs. Zero Only)

Deponent

Name: Vs Real projects Pvtltd

H.No/Floor : Plotno15

City/Village : Ggn

Phone : 9910991353

Sector/Ward : 44

District : Gurgaon

Landmark : Na

State : Haryana

Purpose : AGREEMENT to be submitted at Gurgaon or others

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 M/s VS REALPROJECTS PRIVATE LTD, promoter of the project AMB Selfie Square, Sector 37-D, Gurugram duly authorized by the promoter of the proposed project, vide their authorization dated 1.6.2017;

I, Sunil Rawat, Authorized Signatory of M/s VS REALPROJECTS PRIVATE LTD, do hereby solemnly declare, undertake and state as under:



For
VS Real Projects Pvt. Ltd.

Authorise'd Signatory

1. That M/s VS REALPROJECTS PRIVATE LTD., has a legal title to the land on which the development of the project is carried out 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 as "Annexure-K"
2. That details of encumbrances NIL including details of any rights, title, interest, dues, litigation and name of any party in or over such land as "Annexure-J".
3. That the time period within which the project shall be completed by promoter is 5 years.
4. 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn [me/ the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 rules and regulations made there under.
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.

VS Real Projects Pvt. Ltd.
[Signature]
Authorised Signatory
DEPONENT

Verification

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

Verified by me at Gurugram on this 24th day of July, 2017.



[Signature]
ATTESTER

NOTARY PUBLIC

VS Real Projects Pvt. Ltd.
[Signature]
Authorised Signatory
DEPONENT