



# Indian-Non Judicial Stamp Haryana Government



Date : 21/12/2020

Certificate No. G0U2020L1978



Stamp Duty Paid : ₹ 101

GRN No. 70230155



(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

**Deponent**

Name : Perfect buildwell pvt ltd

H.No/Floor : Na

Sector/Ward : Na

Landmark : Gurugram

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 98\*\*\*\*\*51



Purpose : AFFIDAVIT CUM DECLARATION FOR RERA to be submitted at Others

The authenticity of this document can be verified by scanning this OrCode Through smart phone or on the website <https://egrashry.nic.in>**Form - REP-II [See rule 3(3)]****Affidavit-cum-Declaration**

Affidavit cum Declaration of Mr. Ajay Bharti Duly authorized by the Promoter of the proposed project vide its Board Resolution dated 21<sup>st</sup> December 2020.

I, Mr. Ajay Bharti, duly authorized by the Promoter of the proposed project Zara Aavaas -3 situated at Revenue Sector 104, Gurgaon, Haryana do hereby solemnly declare, undertake and state under:



1. That Perfect Buildwell Pvt. Ltd. a company incorporated under the Companies Act, 1956 and existing under the Companies Act, 2013 (CIN U45201DL2004PTC125145) having its registered office at D-64, 1<sup>st</sup> Floor, Defence Colony, New Delhi-110024 has a legal title to the land on which the development of the project is proposed.
2. That Perfect Buildwell Pvt. Ltd., possession of flats shall be offered with in validity periods of 4 years of sanction of building plan / receipts of environmental clearance whichever is earlier.
3. That seventy percent of the amounts realized by the company for the 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 That the amounts from the separate account shall be withdrawn by the company after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage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.
5. That Perfect Buildwell Pvt. Ltd 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 amount 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.
6. That Perfect Buildwell Pvt. Ltd shall take all the pending approvals on time, from the competent authorities.
7. That Perfect Buildwell Pvt. Ltd has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
8. That Perfect Buildwell Pvt. Ltd 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 New Delhi on this 21<sup>st</sup> day of December, 2020.



Deponent

