



Certificate No. G002021C3671



Stamp Duty Paid : ₹ 101

(Rs. Only)

GRN No. 74568467



Penalty : ₹ 0

(Rs. Zero Only)

**Deponent**

Name : Navi Estates Llp

H.No/Floor : Na

Sector/Ward : Na

Landmark : Na

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 96\*\*\*\*\*68



Purpose : AFFIDAVIT CUM DECLARATION 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>**Affidavit cum Declaration**

Affidavit cum Declaration of Mr. VIJAY KRISHEN GOEL promoter of the proposed project/ duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 15/03/2020;

I, VIJAY KRISHEN GOEL [promoter of the proposed project/duly authorized by the promoter of the proposed project] do hereby solemnly declare, undertake and state as under:

1. That Mrs MONIKA RAIZADA have a legal title to the land on which the development of the proposed project is to be carried out

Anda 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.

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by [me/promoter] is by JUNE 2025\_.
4. That seventy per cent of the amounts realised by [me/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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me/the promoter] in proportion to the percentage of completion of the project.



For Navi Estates LLP  
*Vijay Goel*  
Director

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 That the amounts from the separate account shall be withdrawn [me/ the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 [I/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 [I/the promoter] shall take all the pending approvals on time, from the competent authorities.
9. That [I/the promoter] [have/has] furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That [I/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.

For Navi Estates LLP  
*Vijay Kgoel*  
Director  
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 15<sup>TH</sup> MARCH day of 2021.

For Navi Estates LLP  
*Vijay Kgoel*  
Director  
Deponent 15/03/2021



ATTESTED  
MAHENDER S. PUNIA  
ADVOCATE & NOTARY  
Distt. Gurugram (Haryana) India

15 MAR 2021