



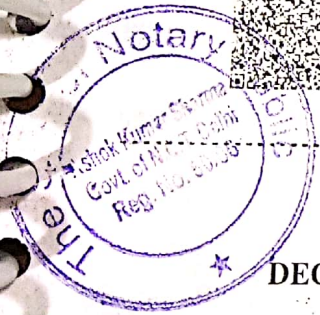
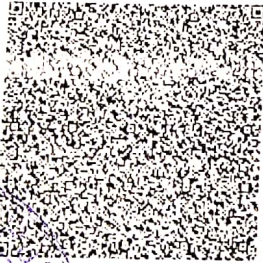
सत्यमेव जयते

# INDIA NON JUDICIAL

## Government of National Capital Territory of Delhi

### e-Stamp

Certificate No.	: IN-DL14634399674328Q
Certificate Issued Date	: 12-Dec-2018 11:09 AM
Account Reference	: IMPACC (IV)/ dl806603/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL80660334593613237426Q
Purchased by	: EMPIRE REALTECH PVT LTD
Description of Document	: Article 4 Declaration
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: EMPIRE REALTECH PVT LTD
Second Party	: Not Applicable
Stamp Duty Paid By	: EMPIRE REALTECH PVT LTD
Stamp Duty Amount(Rs.)	: 10 (Ten only)



-----Please write or type below this line-----

### 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 Empire Realtech Pvt. Ltd. through Mr. Chhote Lal Director of the proposed project/duly authorized by the promoter of the proposed project, vide its Board Resolution dated 20.07.2017:

I, Chhote Lal Director of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

**Statutory Alert:**

1. The authenticity of this Stamp Certificate should be verified at "www.shcilesstamp.com". Any discrepancy in the details on this Certificate should be reported to the concerned authority.

*[Signature]*  
**Authorised Signatory**

1. That I/or on behalf of the promoter have a legal title owner of land measuring 98 Kanal 15 Marla (12.344 acres) ("Sald Land") falling in rectangle no. 48,45 situated at village daultabad, Sector-106 Tehsil and District-Gurgram Haryana, Owner and Promoter for development of the real estate project is enclosed herewith schedule of Land.
2. That part of the said land measuring 12.344 acres is mortgaged with Indusind Bank Limited having its registered office at 2401, Gen. Thimmayya Road (Cantonment), Pune-411001
3. That the time period within which the project shall be completed by promoter is 28.07.2021.
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 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 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.

For Empire Realtech Pvt

Deponent

Authorised S

**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 N. Jethwa on this 12 day of 12 / 10

For Empire Realtech Pvt

Deponent

Authorised S

**ATTESTED**