

हरियाणा HARYANA

W 290955

FORM 'REP-II'

[See rule 3(3)]

Affidavit cum Declaration



Affidavit cum Declaration of Rajnish DuttS/o Lt. Shri Hari Dutt R/o Flat No. 302, Royal Residency, Plot No. 5, Sector-9, Dwarka, New Delhi duly authorized by the promoter (AALIYAH REAL ESTATES PVT. LTD.) of the proposed project -"BAANI CITY CENTRE ", situated at SECTOR-63, GURUGRAM , Haryana, vide its/his/their authorization dated 21-01-2021.....;

I, Rajnish Dutt duly authorized by the promoter of the proposed project] do hereby solemnly declare, undertake and state as under:

1. That the promoter (AALIYAH REAL ESTATES PVT. LTD) a legal title of the land (License no. 80 of 2010) on which the development of the purposed project is proposed
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 17/02/2025.
4. That seventy per cent of the amounts realized 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.

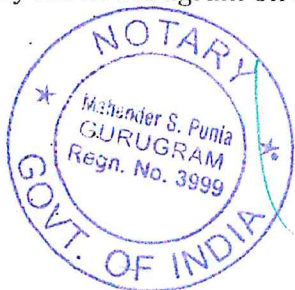
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage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.

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 13/07/2022.



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

13 JUL 2022

Deponent