

# INDIA NON JUDICIAL



# **Government of National Capital Territory of Delhi**

### Certificate No.

Certificate Issued Date

Account Reference

Unique Doc. Reference

Purchased by

**Description of Document** 

**Property Description** 

Consideration Price (Rs.)

First Party

Second Party

Stamp Duty Paid By

Stamp Duty Amount(Rs.)

IN-DL11798673500024U

30-Mar-2022 03:11 PM

IMPACC (IV)/ dl1027503/ DELHI/ DL-DLH

SUBIN-DLDL102750311571116373885U

IMPERIA WISHFIELD PRIVATE LIMITED

Article 4 Affidavit

Not Applicable

(Zero)

IMPERIA WISHFIELD PRIVATE LIMITED

Not Applicable

IMPERIA WISHFIELD PRIVATE LIMITED

(Fifty only)

सत्यमेव जयते



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Please write or type below this line

## FORM 'REP-II'

[See rule 3(3)]

# AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Akash Gupta duly authorised by M/s. IMPERIA WISHFILED PRIVATE LIMITED (Promoter) of IMPERIA SHOPPING CENTRAL (Proposed Project), vide its authorization dated 31 Dec 2021.

For Imperia Wishfield Pvt. Ltd.

Statutory Alert:

- The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invali 2. The onus of checking the legitimacy is on the users of the certificate.

3. In case of any discrepancy please inform the Competent Authority.



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

- 1. That promoter have a legal title to the land on which the development of the 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 is 31 March 2024.
- 4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 promoters have 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 ised Signatory

# 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 Delhi on this 19st day of May 2022

For Imperia Wishfield Pvt. Ltd.

d Signatory

Deponent

1 9 MAY 2022