



Indian-Non Judicial Stamp Haryana Government



Date : 26/07/2022

Certificate No. G0Z2022G3209



Stamp Duty Paid : ₹ 101

(Rs. Only)

GRN No. 92883882



Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : Mapsko Builders Pvt Ltd

H.No/Floor : 52

Sector/Ward : X

Landmark : North avenue road punjabi bagh

City/Village : Delhi

District : Delhi

State : Delhi

Phone : 99*****80

Others : Ors



Purpose : AFFIDAVIT CUM DECLARATION to be submitted at Hrera

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrashry.nic.in>

FORM 'REP-II'

[See rule 3(3)]

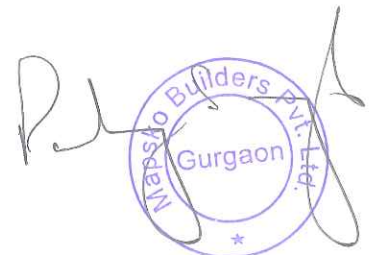
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration


Affidavit cum Declaration of Mr. Pankaj Singla duly authorized by the promoter of the proposed project, vide its Board Resolution dated- 12th July 2022;

I, Pankaj Singla, do hereby solemnly declare, undertake and state as under:

1. M/s. Mapsko Builders Pvt Ltd has a legal title to the land on which the development of the proposed project is to be carried out and a 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.

Pankaj Singla

 Mapsko Builders Pvt. Ltd.
 Gurgaon
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2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is within 05 years from the date of Registration.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage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 ever 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 27th day of July, 2022.


Deponent
