

Sunil Mehta
(AD No - 6644-1589-9794)
H/O Duni



Sr. No.....	13173
Amount.....	70
Purpose/Use.....	ACD
15 NOV 2022	
SHIV RAM STAMP VENDOR DISTT. COURT, GURUGRAM	

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. Sunil Mehta duly authorized by the Directors vide Board Resolution dated 28th October 2022. Of NB Buildcon P Ltd. Of the proposed project affordable plotted colony under DDJAY over an Area measuring 10.4125 Acres Namely "GOKULAM" Falling in Sohna Sector 7 District Gurugram, Haryana.

I, Sunil Mehta duly authorized by the Directors of the proposed project do hereby solemnly declare, undertake and state as under:

1. I have 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 Sale Deed is enclosed herewith. That the said land is free from all encumbrances.
2. That the time period within which the project shall be completed by me is 31st August 2024.
3. That seventy per cent of the amounts realized by me 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.
4. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by me in proportion to the percentage of completion of the project.
5. That the amounts from the separate account shall be withdrawn by me after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.



6. That I 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.
7. That I shall take all the pending approvals on time, from the competent authorities.
8. That I have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
9. That I 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 28th day of October 2022.


Deponent



ATTESTED

RAM NIWAS MALIK, ADVOCATE
NOTARY, GURUGRAM (HR.) INDIA

15 NOV 2022