

Bond

Indian-Non Judicial Stamp
Haryana Government

Date: 10/01/2023

Certificate No. G0J2023A3557

Stamp Duty Paid : ₹ 101

GRN No. 90113058

(Rs Only)

Penalty : ₹ 0

(Rs Only)

Deponent

Name : Gemini Agroforms Pvt Ltd

H.No/Floor : G14

Sector/Ward :

Landmark : Gf jangpura extn

City/Village : New delhi

District : New delhi

State : Delhi

Phone : 99*****00



Purpose: AFFIDAVIT to be submitted at Concerned office

The authenticity of this document can be verified by scanning this QR Code Through smart phone or on the website <https://eagrashry.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. Manish Bhupinder kumar Bakshi, Authorized Signatory of M/s Gemini Agroforms Private limited is developing Affordable Plotted colony under DDJAY namely "SUPERMAX SPITI HOMES" over an area measuring 5.95625 Acres falling in Sector-33, Sonipat, Haryana under License No. 181 of 2022 dated 09.11.2022.

I, Manish Bhupinder kumar Bakshi, Authorized Signatory of the Promoter of the proposed project do hereby solemnly declare, undertake and state under:

1. That the promoter has 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.

For: GEMINI AGROFORMS PRIVATE LIMITED

Authorized Signatory



3. That the time period within which the project shall be completed by the promoter is 01.11.2027
4. That seventy percent of the amounts realized by the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage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 amount 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 there under.

That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, on any grounds.


Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.


Verified by me at GURUGRAM this 30 January 2023.



ATTESTED


Deponent

For GEMINI AGROFARM'S PRIVATE LIMITED


Authorized Signatory

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

30 JAN 2023