



# 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-DL48578007195491V

17-Jan-2023 12:44 PM

IMPACC (IV)/ dl895603/ DELHI/ DL-DLH

SUBIN-DLDL89560370697855918433V

NEXTRA DEVELOPERS LLP

Article 4 Affidavit

Not Applicable

(Zero)

NEXTRA DEVELOPERS LLP

Not Applicable

NEXTRA DEVELOPERS LLP

10 (Ten only)

सत्यमेव जयते







Please write or type below this line

Delhi

FORM 'REP-II' [See rule 3(3)]

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Ankit Bansal promoter of the proposed project.

- The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
- 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.



I, Ankit Bansal promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have a legal title to the land on which the development of the project isproposed

### 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.
- 2. That the said land is free from all encumbrances.
- 3. That the time period within which the project shall be completed by 05/01/2028.
- 4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by me in proportion to the percentage of completion of the project.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 auditthat the amounts collected for a particular project have been utilised 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 competentauthorities.

- 8. That I have furnished such other documents as have been prescribed by theAct and the rules and regulations made thereunder.
- 9. That I shall not discriminate against any allottee at the time of allotment of anyapartment, plot or building, as the case may be, on the grounds of sex, cast, creed, religion etc. Developers 1.

Deponent

## Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material hasbeen concealed by me therefrom. Verified by me at **Delhi** on this 17<sup>th</sup> day of January, 2023.

Deponent

1 7 JAN 2023