

Bcnd



Indian-Non Judicial Stamp
Haryana Government



Date : 27/07/2017

Certificate No. G0272017G2140



Stamp Duty Paid : ₹ 101

GRN No. 29342666



(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : K S Propmart pvt ltd

H.No/Floor : Na

Sector/Ward : Na

Landmark : Na

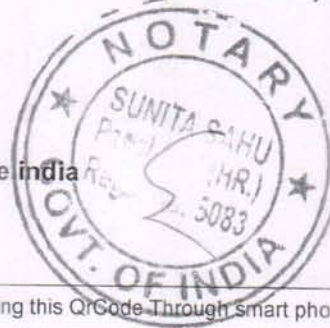
City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 0

Purpose : AFFIDAVIT to be submitted at Any where india



31 JUL 2017

The authenticity of this document can be verified by scanning this QR Code 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. MANOJ KUMAR** authorized by the promoter (**KS PROP MART PVT LTD**) of the proposed project, vide his authorization dated **20th July 2017**;

I, **MANOJ KUMAR** duly authorized by the promoter of the proposed project] do hereby solemnly declare, undertake and state as under:

1. That promoter 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 is enclosed herewith.
2. That details of encumbrances is with **SMALL INDUSTRIAL DEVELOPMENT BANK OF INDIA (SIDBI)** including details of any rights, title, interest, dues, litigation and name of any party in or over such land.
3. That the time period within which the project shall be completed by promoter is **Dec 2021**.
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.



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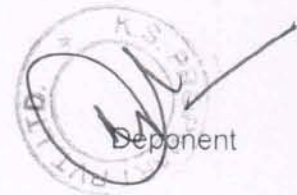
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project
6. That the amounts from the separate account shall be withdrawn the promoter after it is certified by an engineer, an architect 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 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.
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.



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 Gurgaon on this 28th day of July, 2017.



Attested/ Verified execution
of instrument by signatories
claiming as respective
parties and witnesses

I identify the deponent/Executant
Who has Signed/Thumb Marked
In my presence
Dinesh Gupta
Signature
Aadhaar
54-75-64668182

Attested As Identified/Verified

NOTARY PANCHKULA

31 JUL 2017