

Affidavit



Indian-Non Judicial Stamp
Haryana Government



Date : 01/08/2017

Certificate No. G0A2017H472



Stamp Duty Paid : ₹ 101

GRN No. 29600713



Penalty : ₹ 0
(Rs. Zero Only)

Deponent

Name : Rakesh Sharma

H.No/Floor : Gurgaon

Sector/Ward : 43

Landmark : Gurugram

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 9899008578



Purpose : Affidavit cum Declaration to be submitted at Rera

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

THIS STAMP PAPER FORMS AN INTEGRAL PART OF DECLARATION, SUPPORTED BY AN AFFIDAVIT, EXECUTED BY MR. RAKESH SHARMA, AUTHORIZED BY CHOICE REAL ESTATE DEVELOPERS PVT. LTD.

Director/Auth. Signatory



ATTESTED

RAM NIWAS MALIK ADVOCATE
NOTARY GURGAON (HR.) INDIA

13 JUL 2018

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. Rakesh Sharma**, authorized by the promoter of the proposed project authorized, vide its Board Resolution dated **04/06/2018**;

I, **Rakesh Sharma** duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake & state for & on behalf of the promoter as under:

1. That promoter has 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 has been provided.
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 **March 2020**
4. That seventy per cent 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, development cost and land cost 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn by the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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



RSS

Director/Auth. Signatory

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, if any 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.
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.

For Choice Real Estate Developers Pvt. Ltd.



Deponent

Director/Authorizatory

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** on this **13rd** day of **July 2018**.

For Choice Real Estate Developers Pvt. Ltd.



Deponent

Authorizatory



ATTESTED

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

13 JUL 2018