

हरियाणा HARYANA

FORM 'B' [See rule 3(3)]

Affidavit cum Declaration



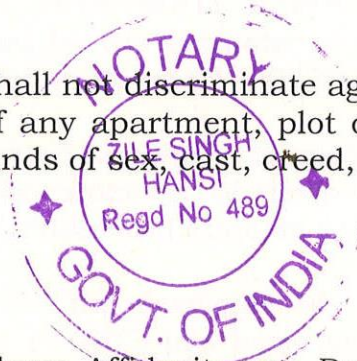
Affidavit cum Declaration of Mr. Kulbir Singh Authorized Signatory promoter M/s. MAA BHAGWATI ASSOCIATES of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 01/02/2024.

I, Kulbir Singh authorized signatory promoter of the proposed project duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I (promoter) am the developer of the project land for which the licence No. 204 of 2023 has been issued by the Director Town & Country Planning, Haryana on the basis of the Collaboration Agreement. The legal title to the land is in the name of the land owners and they have execute the registered collaboration agreement in favor of the promoter for develop the project, on which the development of (Affordable residential plotted colony) proposed project is to be carried out and a legally valid authentication of title of such land along with an authenticated copy of the collaboration 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 I /promoter are up to 31 March 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.

MAA Bhagwati Associates
Kulbir Singh
Partner

5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I / 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That I / 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.



[Signature]
 Maa Bhagwati Associates
 Deponent Partner

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 Hansi on 06 day of February 2024.

[Signature]
 Maa Bhagwati Associates
 Deponent Partner

Attested
[Signature]
 Notary Hansi Distt. Hissa
 Appointed by the 6/2/24
 Central Govt. of India



Identified
06/2/2024