

198 (194)



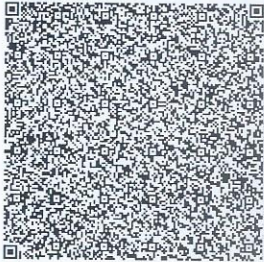
सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No.	: IN-DL06047207630014P
Certificate Issued Date	: 17-Jul-2017 11:59 AM
Account Reference	: IMPACC (IV)/ dl960003/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL96000313168968523300P
Purchased by	: TODAY HOMES AND INFRASTRUCTURE PVT LTD
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: TODAY HOMES AND INFRASTRUCTURE PVT LTD
Second Party	: Not Applicable
Stamp Duty Paid By	: TODAY HOMES AND INFRASTRUCTURE PVT LTD
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



-----Please write or type below this line-----



Manoj



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FORM 'REP-II'

[See rule 3(3)]

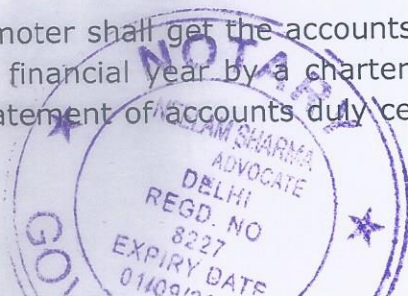
**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED
BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of M/s Today & Infrastructure Private Limited, Promoter of the Project Canary Green Sector-73, Gurugram.

I, Mukesh Arora, Authorized Signatory of M/s Today & Infrastructure Pvt. Ltd. duly authorized by the promoter of the proposed project vide their authorization dated 26.06.17, do hereby solemnly declare, undertake and state as under:

1. That a legally valid authentication of title of such land along with authenticated copy of the general power of attorney given by 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 promoter within FOUR years from the date of grant of registration certificate.
4. That seventy per cent of the amounts realized 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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



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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 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 rules and regulations made under act.
- 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.

W. Sharma

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 on this 21st day of July 2017.

22 JUL 2017

W. Sharma

DEPONENT



ATTESTED

W. Sharma
NOTARY (Govt. of India)
Neelam Sharma
Advocate
Ch. No.165A, Gate No. No.11,
Patiala House Courts,
New Delhi-110001
(M): 9899408301

22 JUL 2017