

Non Judicial



Indian-Non Judicial Stamp
Haryana Government



Date : 01/12/2023

Certificate No. G0A2023L549



Stamp Duty Paid : ₹ 101

GRN No. 110008845



Penalty : ₹ 0

(Rs. Zero Only)

Seller / First Party Detail

Name: Sare Gurugram Pvt ltd

H.No/Floor : Na

Sector/Ward : Na

LandMark : Na

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone: 95*****49



Buyer / Second Party Detail

Name : Other

H.No/Floor : Na

Sector/Ward : Na

LandMark : Na

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 95*****49

Purpose : AFFIDAVIT

The authenticity of this document can be verified by scanning this QrCode 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. Kishor Kumar, duly authorized by the promoter of the proposed project, vide its authorization by Authority Letter dated 17th December 2022;

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

1. That promoter have a legal title to the land on which the development of the project is proposed /developed.
2. That the said land is free from all encumbrances.
3. That the project has already been completed and Occupation Certificate has been obtained from Director General Town and Country Planning, Haryana. However, we shall be applying and obtain the Completion Certificate before 30-12-2030.
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. – **The construction of the project is already completed and occupation certificate obtained. However, we shall be applying and**

obtain the Completion Certificate before 30-12-2030.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project. – **The construction of the project is already completed and occupation certificate obtained. However, we shall be applying and obtain the Completion Certificate before 30-12-2030.**
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. - **The construction of the project is already completed and occupation certificate obtained. However, we shall be applying and obtain the Completion Certificate before 30-12-2030.**
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. - **The construction of the project is already completed and occupation certificate obtained. However, we shall be applying and obtain the Completion Certificate before 30-12-2030.**
8. That the promoter shall take all the pending approvals on time, from the competent authorities, if any **The construction of the project is already completed and occupation certificate obtained. However, we shall be applying and obtain the Completion Certificate before 30-12-2030.**
9. That the promoter have 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.



Deponent

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 29th on this November day of 2023.



Deponent