



सत्यमेव जयते

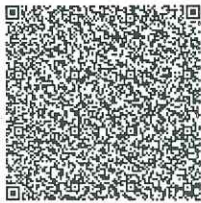
INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

₹100

e-Stamp

Certificate No. : IN-DL03087851344478W
Certificate Issued Date : 13-Jun-2024 01:17 PM
Account Reference : IMPACC (IV)/ dl1027503/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DLTL102750362197449315339W
Purchased by : ELDECO INFRASTRUCTURE AND PROPERTIES LTD
Description of Document : Article Undertaking
Property Description : Not Applicable
Consideration Price (Rs.) : 0 (Zero)
First Party : ELDECO INFRASTRUCTURE AND PROPERTIES LTD
Second Party : Not Applicable
Stamp Duty Paid By : ELDECO INFRASTRUCTURE AND PROPERTIES LTD
Stamp Duty Amount(Rs.) : 100 (One Hundred only)



₹100



Please write or type below this line

IN-DL03087851344478W

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



For Eldeco Infrastructure & Properties Ltd.

Authorised Signatory

Statutory Alert:

- The authenticity of this Stamp certificate should be verified at www.shcilestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
- The onus of checking the legitimacy is on the users of the certificate.

ELDECO INFRASTRUCTURE AND PROPERTIES LTD ELDECO INFRASTRUCTURE AND PROPERTIES LTD ELDECO INFRASTRUCTURE AND PROPERTIES LTD

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Upesh Sharma duly authorized by Eldeco Infrastructure and Properties Limited ("Promoter") having its registered office at 201-212, Splendor Forum, IInd Floor, Jasola District Centre, New Delhi-110025 of the proposed project vide its authorization dated 10th April, 2024:

I, Upesh Sharma, Son of Mr. Munish Kumar Sharma, aged 30 years, duly authorized by Promoter, do hereby solemnly declare, undertake and state as under:

1. That the Promoter is having collaboration on land admeasuring 2.90 acres on which the development of the proposed project is to be carried out.
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 **12th February, 2029**.
4. That seventy per cent of the amounts realised by Promoter for the 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 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 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 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, building, as the case may be, on any grounds of sex, caste, creed, religion etc.

For Eldeco Infrastructure & Properties Ltd.


Deposent
Authorised Signatory

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 New Delhi on this 13th day of June, 2024.

For Eldeco Infrastructure & Properties Ltd.


Deposent
Authorised Signatory

ATTESTED

Notary Public
(INDIA)

13 JUN 2024

