



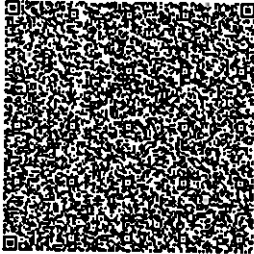
सत्यमेव जयते

# INDIA NON JUDICIAL

## Government of National Capital Territory of Delhi

### e-Stamp

Certificate No. : IN-DL00594563054633P  
Certificate Issued Date : 04-Jul-2017 04:47 PM  
Account Reference : IMPACC (IV)/ dl773803/ DELHI/ DL-DLH  
Unique Doc. Reference : SUBIN-DL77380302244840888157P  
Purchased by : CHD DEVELOPERS LTD  
Description of Document : Article 4 Declaration  
Property Description : Not Applicable  
Consideration Price (Rs.) : 0  
(Zero)  
First Party : CHD DEVELOPERS LTD  
Second Party : Not Applicable  
Stamp Duty Paid By : CHD DEVELOPERS LTD  
Stamp Duty Amount(Rs.) : 10  
(Ten only)



Please write or type below this line.

**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 CHD Developers Limited through Mr. Gaurav Mittal promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its Board Resolution dated 30.05.2017.

I, Gaurav Mittal promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under

For CHD Developers Limited

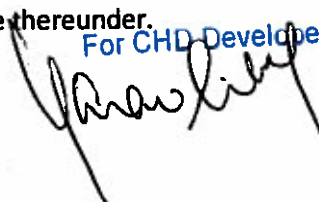
Director

#### Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

1. That I/promoter have a legal tile to the land measuring 89 Kanal 04 Marla, situated at Village Uchana, Sector-45, Tehsil and District- Karnal, Haryana, on which the development of the project is proposed and M/s. Golden Infracon Pvt. Ltd. ("Owner") is the absolute and law full owner of land measuring 17 Kanal 03 Marla, situated at Village Uchana, Sector-45, Tehsil and District- Karnal, Haryana. The Owner and Promoter have entered into a Collaboration Agreement dated 15.02.2017 registered as document no. 7736, vol. 1, jild no. 561, page no. 148 dated 15.02.2017 at the office of the Sub-Registrar, Karnal, for development of land measuring 17 Kanal 03 Marla as residential plotted colony under the "Deen Dayal Jan Awas Yojna - Affordable Plotted Housing Policy 2016. Thus, the Promoter is owner is possession of the total land measuring (13.294 Acres) 106 Kanal 07 Marla ("Said Land"). A legally valid authentication of title of such land along with an authenticated copy of the said Collaboration Agreement dated 15.02.2017 between Owner and Promoter for development of the real estate project is enclosed herewith.
2. That part of the said land measuring 13.294 Acres is mortgaged with M/s CSL Finance Limited (formerly known as 'Consolidated Securities Limited') a company having its registered office at 8/19, Ground Floor, Pusa Lane, W. E. A., Karol Bagh New Delhi- 110005.
3. That the time period within which the project shall be completed by promoter is 14.05.2022
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 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.
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.



For CHD Developers Limited  
  
Director

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 CHD Developers Limited  
*[Signature]*  
Director  
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 \_\_\_\_\_ on this \_\_\_\_ day of \_\_\_\_\_.

For CHD Developers Limited  
*[Signature]*  
Director  
Deponent



ATTESTED  
*[Signature]*  
NOTARY PUBLIC

21 JUL 2017