

Bond



**Indian-Non Judicial Stamp  
Haryana Government**



Date : 14/01/2025

Certificate No. E0N2025A1190



Stamp Duty Paid : ₹ 101

GRN No. 126412987



Penalty : ₹ 0

(Rs. Zero Only)

**Deponent**

Name : Harsh Kumar Khatter

H.No/Floor : 668

Sector/Ward : 21a

Landmark : Fbd

City/Village : Faridabad

District : Faridabad

State : Haryana

Phone : 90\*\*\*\*\*00



Purpose : AFFIDAVIT CUM DECLARATION to be submitted at I

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. \_Harsh Kumar Khatter duly authorized by the promoter of the proposed project namely "87<sup>th</sup> AVENUE", falling in the revenue estate of Village Baselwa, Sector-87, Tehsil and District Faridabad, Haryana;

I, \_Harsh Kumar Khatter, Authorized Signatory of Elite Housing Estate Maintenance Service LLP [LLPIN No. AAR-2279 and PAN No. - AAIE0898E], a LLP incorporated under the Limited Liability Partnership Act, 2008, having its registered office at 14/3, Main Mathura Road, Mewla Maharajpur Faridabad, Haryana - 121003 (hereinafter referred as the Company/Promoter), duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That the company/ promoter has a legal title to the land on which the development of the project is proposed and a legally valid authentication of title of such land along with

**M/s Elite Housing Estate  
Maintenance Services LLP**

*[Signature]*  
Authorized Signatory

an authenticated copy of the 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 promoter is 10.07.2029.
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 there under.
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.

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Maintenance Services LLP  
  
Auth. Signatory

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Maintenance Services LLP  
Auth. Signatory  
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 Faridabad on this 13th day of January, 2025.

M/s Elite Housing Estate  
Maintenance Services LLP  
Auth. Signatory  
Deponent

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Maintenance Services LLP  
Auth. Signatory