

Affidavit



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Date : 23/05/2025

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(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : Satya Sunder Panigrahi

H.No/Floor : X

Sector/Ward : X

Landmark : X

City/Village : Fatehpur

District : Gurugram

State : Haryana

Phone : 99*****04



Purpose : any purpose to be submitted at Any office

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FORM 'REP-II'

[See rule 3(3)]

Affidavit cum Declaration

Affidavit cum Declaration of Satya Sunder Panigrahi S/o Prafulla Kumar Panigrahi R/o Flat No 202, Tower-4, Vipul Lavyana, Sector 81, Nawada Fatehpur, Gurgaon, Haryana-122004 having Aadhar No 633343468304 Authorized Signatory of the promoter i.e. **BROWN LAND REALTY PRIVATE LIMITED** of the proposed project "**RUHIL PALLADIUM**" an area measuring 4.13125 acres situated in the Revenue estate of village Kherka, Musalman, Sector 36, Bahadurgarh, Distt. Jhajjar

I, **Satya Sunder Panigrahi**, Duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That M/s **BROWN LAND REALTY PRIVATE LIMITED** and 1) Ms. **Sukhna** (PAN No. CHWPD2035F & ADHAAR NO. 4683-8128-0868 D/o Mr. Daryav Singh S/o Mr. Maman Singh; 2) Ms. **Tara** (PAN No. BGEPT2768M & ADHAAR NO. 4073-6309-0551 D/o Mr. Daryav Singh S/o Mr. Maman Singh; (3) Ms. **Dayawanti**. (PAN No. ATFPV9483J & ADHAAR NO. 8431-6469-1666 D/o Mr. Daryav Singh S/o Mr. Maman Singh, (4) Ms. **Sunita** (PAN No. ADFPD5649C & ADHAAR NO. 5006-9466-6310) D/o Mr. Ranvir-Singh S/o Mr. Bhagwan Singh; (5) Ms. **Roshni**



BROWN LAND REALTY PVT.LTD.

27/05/25
Authorized Signatory

(PAN No. ACIPD3455G & ADHAAR NO.2970-7150-7219 D/o Mr. Bhagwan Singh S/o Mr. Maman Singh; (6) **Ms. Bala @ Rajbala** (PAN No. CBEPR1867B & ADHAAR NO. 2877-4840-3280 D/o Mr. Dharam Singh S/o Mr. Maman Singh; (7) **Mr., Vinod Kumar** (PAN No. CAPS4494N & ADHAAR NO. 3218-4508-4437 S/o Mr. Dharam Singh S/o Mr. Maman Singh; (8) **Mr. Rajpal** (PAN No. AIRPR1792F & ADHAAR NO. 4467-3450-5695 S/ Mr. Dharam Singh S/o Mr. Maman Singh; (9) **Mr. Krishan Kumar** (PAN No. FNC PK5579Q & ADHAAR NO. 7688-7903-4345 S/o Mr. Dharam Singh S/o Mr. Maman Singh; (10) **Mr. Rajiv** (PAN No. BGUPJ6465P & ADHAAR NO. 3833-8384-9111 S/o Mr. Ishwar Singh S/o Mr. Prema; (11) **Mr. Jagtar** (PAN No. BENPS3286N & ADHAAR NO. 5935-7102-0998 S/o Mr. Kartar Singh S/o Mr. Premraj; (12) Mr. Vikram (PAN No. AGLPJ0234A & ADHAAR NO. 2839-2951-2432 S/o Mr. Bani Singh S/o Mr. Premraj; (13) **Ms. Balwanti** (PAN No. & ADHAAR NO. 8003-5685-7043) Widow of Late Kanwar Singh S/o Mr. Bhagwan Singh; and (14) **Mr. Vishal** (PAN No. CKVPJ9145G & ADHAAR NO. 3786-6060-2147 S/o Mr. Devender S/o Mr. Daryan Singh possess a legal title to the land on which the proposed development is to be carried out..

And

a legally Valid authentication of title of such land along with an authenticated copy of Collaboration agreement between such owner and promoter for Development, Marketing & Selling of the Real estate project is enclosed with REP-I

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 30/07/2029.
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 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, plot or building, as the case may be, on the grounds of sex, cast, creed, religion etc.

BROWN LAND REALTY PVT.LTD.

Deponent
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 Bahadurgarh on this 23 day of 2025.

BROWN LAND REALTY PVT.LTD.

Deponent
Authorised Signatory



ATTESTED
NOTARY PUBLIC
DAYANAND SHARMA
Advocate Bahadurgarh Distt. Jhajar (Hr)

BROWN LAND REALTY PVT.LTD.

Deponent
Authorised Signatory