

Non Judicial



**Indian-Non Judicial Stamp  
Haryana Government**



Date : 27/06/2025

Certificate No. JC272025F547



Stamp Duty Paid : ₹ 101  
(Rs. Only)

GRN No. 135990411



Penalty : ₹ 0

(Rs. Zero Only)

**Seller / First Party Detail**

Name: Lrh reality llp

H.No/Floor : X

Sector/Ward : X

LandMark : X

City/Village : Delhi

District : Delhi

State : Delhi

Phone: 70\*\*\*\*\*84



**Buyer / Second Party Detail**

Name : Rera

H.No/Floor : X

Sector/Ward : X

LandMark : X

City/Village: Panchkula

District : Panchkula

State : Haryana

Phone : 70\*\*\*\*\*84

Purpose : AFFIDAVIT TO RERA

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)]**

**Affidavit cum Declaration**

Affidavit cum Declaration of Mr. **Saurabh Gupta S/o** Subash Chander Gupta R/o House No 28, Road No. 61 Near Punjabi Bagh Club, Punjabi Bagh West Delhi -110026 Holding Aadhaar No. 6782 3133 5735 authorized Signatory of the promoter i.e. LRH REALITY LLP of the proposed project "Tycoon Industrial Park " an area measuring 11.85 acres falling in Village Bupania ,Tehsil Badli , District -Jhajjar

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

1. That the promoter has a legal title to the land on which the development of the project is proposed.
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 31-12-2029.



For LRH REALITY LLP  
*Saurabh*  
Auth. Signatory

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage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.

For LRH REALITY LLP

Deponent

Auth. 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 \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_.

Deponent

For LRH REALITY LLP

Auth. Signatory

ATTESTED

Mukesh Kumar Saini  
Advocate & Notary  
Bahadurgarh Jjr (Hr.)