Bond

Indian-Non Judicial Stamp
Haryana Government

Date : 29/09/2026

Certificate No. G0292026I1601

GRN No. 159513883

Stamp Duty Paid : ₹ 101
(Rs. Only)

Penalty : ₹ 0
(Rs. Zero Only)

Deponent

Name : Ravi Kashyap
H.No/Floor : Na Sector/Ward : Na Landmark : Na
City/Village : Gorota District : Palwal State : Haryana
Phone : 93******92

Purpose : AFFIDAVIT **to be submitted at Concerned office**

DINESH KUMAR STAMP VENDOR
Judicial Courts
Gurgaon
(Haryana)

NOTARY
JITENDER KUMAR
Gurugram
GOVT. OF INDIA

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 I, **Ravi Kashyap** (Aadhar No. **7045 8978 1255**), S/o **Shriram**, R/o **Opposite Devi Mandir, Pingaltu (119), Gorota, Palwal, Haryana – 121106**, duly authorized by the Promoter, **M/s Goel & Son's Developers Private Limited** vide Board Resolution dated **27-04-2026** of the proposed project titled as **'Meffier Golden Park'** on land admeasuring **2.43125 acres** forming of Affordable Plotted Colony under **Deen Dayal Jan Awas Yojana, 2016** situated in the revenue estate of **Village- Khaika, Sector-4 of Sohna, Tehsil Sohna, District Gurugram, Haryana**.

I, **Ravi Kashyap**, duly authorized by the promoter of the proposed project (**M/s Goel & Son's Developers Private Limited**) do hereby solemnly declare, undertake and state as under:

1. That the Landowner(s) in collaboration with **M/s Goel & Son's Developers Private Limited** have 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 an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

Explanation.— Where the promoter is not the owner of the land on which development of project is proposed, details of the consent of the owner(s) of the land along with a copy of the registered (wherever applicable) collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land on which project is proposed to be developed.

2. That the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by the Promoter is **21st April 2031** and the Promoter shall obtain Completion Certificate (CC) on or before **21st April 2031**.

4. That seventy percent of the amounts realized by [me/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 [me/the promoter] in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn [me/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.

That [I/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 dul 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.

1. That [I/the promoter] shall take all the pending approvals on time, from the competent authorities.

2. That [I/the promoter] [have/has] furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.

3. That [I/the promoter] shall not discriminate against any allottee at the time of allotment of any plot or unit, as the case may be, on the grounds of sex, cast, creed, religion etc.

For Goel & Sons Developers Pvt. Ltd.

DEPONENT

Authorised Signatory

VERIFICATION

Verified at **Gurugram, Haryana** on **16th September, 2026** that the contents of the above Affidavit cum Declaration are true and correct to the best of my knowledge and nothing material has been concealed therefrom.

For Goel & Sons Developers Pvt. Ltd.

DEPONENT

Authorised Signatory

4. y certified and signed by such chartered accountant and it shall be verified during the audit that

NOTARY
JITENDER KUMAR
Gurugram
Regd. No. 57877
GOVT. OF INDIA

ATTESTED
JITENDER KUMAR
Advocate & Notary
Gurugram

29 SEP 2026