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Certificate No.	:	IN-DL78432922262071R
Certificate Issued Date	:	04-Nov-2019 05:59 PM
Account Reference	:	IMPACC (IV)/ dl893603/ DELHI/ DL-DLH
Unique Doc. Reference	:	SUBIN-DLDL893603644569059476R
Purchased by	:	SIGNATURE INFRABUILD PRIVATE LIMITED
Description of Document	:	Article 5 General Agreement
Property Description	:	Not Applicable
Consideration Price (Rs.)	:	0 (Zero)
First Party	:	SIGNATURE INFRABUILD PRIVATE LIMITED
Second Party	:	Not Applicable
Stamp Duty Paid By	:	SIGNATURE INFRABUILD PRIVATE LIMITED
Stamp Duty Amount(Rs.)	:	100 (One Hundred only)

THE SEAL OF NOTARY PUBLIC
PREM LATA
App. By Govt of N.C.T. of Delhi
Reg. No. 033/06

Please write or type below this line

THE SEAL OF NOTARY PUBLIC
PREM LATA
App. By Govt of N.C.T. of Delhi
Reg. No. 033/06

For Signature Infrabuild Pvt. Ltd.

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.

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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 Signature Infrabuild Private Limited having its office at Unit No. 1310, 13th Floor Dr. Gopal Das Bhawan, 28 Barakhamba Road, New Delhi 110001 of the Proposed Affordable Group Housing Colony "SIGNATUREGLOBAL PROXIMA 2" by Mr. Sanjay Kumar Varshney, Mr. Manish Garg & Mr. Ajay Kumar duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 02/11/2019.

We, Signature Infrabuild Private Limited do hereby solemnly declare, undertake and state as under:

1. That M/s Signature Infrabuild Private Limited has a legal title to the land admeasuring 4.73125 **Acres** 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.

2. That details of encumbrances including details of any rights, title, interest, dues, litigation and name of any party in or over such land is as under :

S.No	Name of Borrower	Name of Lender	Details of Facility	Nature of Right, Title, Interest	Litigation
1.	Signature Infrabuild Private Limited	HDFC Capital Affordable Real Estate Fund -2	Non Convertible Debentures of Rs. 30 cr.	Project Land	NA

3. That the time period within which the project shall be completed by promoter is31/12/2023.
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 M/s Signature Infrabuild Private Limited in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn M/s Signature Infrabuild Private Limited 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 M/s Signature Infrabuild Private Limited 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

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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 M/s Signature Infrabuild Private Limitedshall take all the pending approvals on time, from the competent authorities.
9. That M/s Signature Infrabuild Private Limited has furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That M/s Signature Infrabuild Private Limited 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.

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 New Delhi on this 12th day of November, 2019.

Deponent

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Reg. No. 033/06

ATTESTED
NOTARY PUBLIC
12/11/2019

PREM LAL
Notary Public
Chamber No..118, Patiala Hous
New Delhi-110001
Ph. : 9818017970

For Signature Infrabuild Pvt. Ltd.

Director/Authorised Signatory

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