भारतीय गैर न्यायिक

दस रुपये

रु.10

भारत

सत्यमेव जयते

INDIA

TEN RUPEES

Rs.10

INDIA NON JUDICIAL

हरियाणा HARYANA

51AA 532826

This non-judicial stamp paper forms an integral part of Form RC/2-II "Signature Global Prime EXT"

SEAL OF VOTARY PUBLIC
PREM LAL
App By Govt of Delhi
N.C.T
Reg. No 033/06

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 Signatureglobal (India) Private Limited having its office at Unit No. 1304, 13th Floor Dr.Gopal Das Bhawan, 28 Barakhamba Road, New Delhi 110001 of the Proposed Affordable Group Housing Colony "Signature Global PrimeEXT." 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 10th March, 2021.

We, Signatureglobal (India) Private Limited do hereby solemnly declare, undertake and state as under:

1. That M/s Signatureglobal (India) Private Limited has a legal title to the land admeasuring 0.74375acres in addition to their already granted License No. 69 of 2019 dated 26.06.2019 admeasuring 5 Acres 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.	Signatureglobal (India) Private Limited	HDFC Capital Affordable Real Estate Fund -2	Non Convertible Debentures of Rs. 40 cr.	Project Land	NA

3. That the time period within which the project shall be completed by promoter is 31/08/2025.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by M/s Signatureglobal (India) Private Limited in proportion to the percentage of completion of the project.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 Signatureglobal (India) 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 Signatureglobal (India) 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 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 Signatureglobal (India) Private Limitedshall take all the pending approvals on time, from the competent authorities.
9. That M/s Signatureglobal (India) 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 Signatureglobal (India) 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 18th day of August, 2021.

Deponent

THE SEAL OF NOTARY PUBLIC
PREM LAL
App By Govt of
N.C.T of Delhi
Reg. No 0331/06

Solemnly affirmed before me

Notary Public
18/08/2021