



# Indian-Non Judicial Stamp Haryana Government



Date : 31/12/2025

Certificate No. G0312025L426



Stamp Duty Paid : ₹ 101

GRN No. 144766143



(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

## Deponent

Name : Dvok buildcon llp

H.No/Floor : 224/sf

Sector/Ward : 54

Landmark : -Suncity business tower

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone : 96\*\*\*\*\*22



Purpose : Affidavit to be submitted at Concerned office

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 Mr. Ravi Kant Kumar duly authorised by Promoter M/s DVOK Bulcon LLP of the proposed project vide its authorization dated 10.09.2025.

I, Mr. Ravi Kant Kumar duly authorised by Promoter M/s DVOK Bulcon LLP , a Limited Liability Partnership Firm, having its registered office at Unit No. 224, Suncity Business Tower, 2nd Floor, Golf Course Road, Sector 54, Gurugram-122002, do hereby solemnly declare, undertake and state as under:

1. That Promoter has a legal title to the land on which the development of the project is proposed

*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.



For DVOK BUILDCON LLP

R. K. Kumar

Designated Partner/Auth. Signatory

3. That the time period within which the promoter shall obtain the Occupation Certificate of Project – Suncity's Monarch Residences, Phase – 1, area admeasuring 9.506 acre, Sector 78, Gurugram is on or before 31.03.2031 & the Completion Certificate of License colony shall be obtained on or before 16.07.2035.
4. That seventy per cent of the amounts realised by the 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 DVOK BUILDCON LLP

*R. K. Kumar*

Designated Partner/Auth. Signatory

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 on this 06<sup>th</sup> day of January 2026.



ATTESTED

JOGINDER SINGH  
ADVOCATE & NOTARY  
GURUGRAM DISTT. (HR.)

07 JAN 2026

For DVOK BUILDCON LLP

*R. K. Kumar*

Designated Partner/Auth. Signatory

Deponent