



सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

₹10

e-Stamp

Certificate No.	: IN-DL29192096322517X
Certificate Issued Date	: 03-Feb-2025 12:53 PM
Account Reference	: IMPACC (IV)/ dl897403/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL89740302648550393069X
Purchased by	: MOHIT GARG
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: MOHIT GARG
Second Party	: Not Applicable
Stamp Duty Paid By	: MOHIT GARG
Stamp Duty Amount(Rs.)	: 10 (Ten only)

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Please write or type below this line

IN-DL29192096322517X

FORM 'REP-II'
[See rule 3(3)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr Mohit Garg promoter of the proposed project, vide its/his/their authorization dated 01-02-2025;

I Mohit Garg promoter of the proposed project do hereby solemnly declare, undertake and state as under:

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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.

Mohit

1. That M/s Intime Developers Pvt Ltd and M/s Movish Realtech Pvt Ltd has a legal title to the land on which the development of the proposed project is to be carried out 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 the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter 31-08-2026
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by [me/ the promoter] in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn [me/ the promoter] after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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.
7. 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 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 [I/ the promoter] shall take all the pending approvals on time, from the competent authorities.
9. That [I/ the promoter] [have/ has] furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder.
10. That [I / 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.

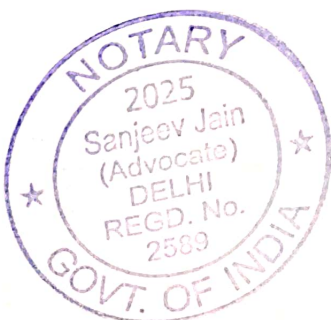
Movish
Deponent

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 13 day of FEB 2025.

Movish
Deponent



ATTESTED
[Signature]
Notary Public Delhi

13 FEB 2025