

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi



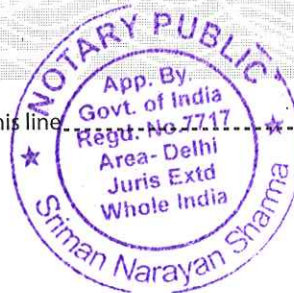
सत्यमेव जयते

e-Stamp

Certificate No. : IN-DL16288674285683T
Certificate Issued Date : 28-Aug-2021 10:52 AM
Account Reference : IMPACC (IV)/ dl1027503/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DL102750329340061665806T
Purchased by : Wondrous Buildmart Private Limited
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : Wondrous Buildmart Private Limited
Second Party : Not Applicable
Stamp Duty Paid By : Wondrous Buildmart Private Limited
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line



UNDERTAKING

I, Sujeet Tripathi, Director of Wondrous Buildmart Private Ltd ("Promoter") having its registered office at Plot No. 1B, 6th Floor, Ace Studio, Sector 126, Uttar Pradesh and corporate office at 201-212, 2nd Floor, Splendor Forum, Jasola District Centre, New Delhi

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.

- 110025 which is developing a project "Eldeco Live by the Greens Phase III' (Project) situated at SC-02/A9, Sector-150, Noida, Dist. Gautam Budha Nagar, Uttar Pradesh hereby solemnly declare, undertake, state and confirm as under:

- A. That New Okhla Industrial Area Development Authority ("NOIDA") vide its letter dated 10.03.2017 has sanctioned the layout plan of the total land admeasuring 80,857 sq. mtrs ("Total Land") situated at Plot No. SC-02/A9 Sector 150, NOIDA, District Gautambudh Nagar, Uttar Pradesh, which is valid for 5 years i.e. till 09.03.2022.
- B. That the Promoter is developing the Total land in a planned and phase wise manner. In the first phase, the Promoter is developing an portion of land admeasuring 24112 sq mt. forming part of the Total Land named 'Eldeco Live by the Greens Phase-1' which is duly registered with the Uttar Pradesh Real Estate Regulatory Authority [UPRERA] under the provisions of Real Estate (Regulation & Development) Act, 2016 [RERA] read with Uttar Pradesh Real Estate Registration Rules vide registration bearing no. UPRERAPRJ15172 granted on 11.10.2017.
- C. The Promoter in the second phase is developing a land admeasuring 15572 sq. mt. forming part of the said Larger Property/Project having total 220 residential units under the name of 'Eldeco Live by the Greens Phase-II' (Phase II Project). The Promoter has registered Phase II Project with the Uttar Pradesh Real Estate Regulatory Authority under the provisions of Real Estate (Regulation & Development) Act, 2016 read with Uttar Pradesh Real Estate Registration Rules and the Authority has granted registration on 30.06.2021 vide registration bearing no. UPRERAPRJ121123.
- D. That the Promoter in current and the third phase is developing the Project on a land admeasuring 9870.78 sq. mt. forming part of the Total Land. That the Promoter will develop the remaining land area of the Total Land in future pursuant to the applicable provisions of the RERA.
- E. That pursuant to Regulation 24.5.1 (11) of the New Okhla Industrial Development Area Building Regulation, 2010, the layout can further be revalidated for another period of 5 years and accordingly the layout plan of the Project will be revalidated as per said regulations for a period of next 5 years i.e. till 08.03.2027.

Hence considering the same, the Promoter has mentioned the end date of the Project as 28.02.2027.

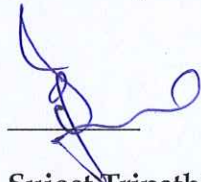


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Verification

The content of my above Undertaking are true and correct and nothing material has been concealed by me therefrom.

Verified by me on this day of 2nd November, 2021.



Sujeet Tripathi
Director



ATTESTED
Notary Public
(INDIA)

03 NOV 2021