

# भारतीय गैर न्यायिक



## INDIA NON JUDICIAL



उत्तर प्रदेश UTTAR PRADESH

26AD 110381

### Affidavit cum Declaration

Affidavit cum Declaration of **Ms. ADITYA REALITY** promoter of the proposed project/duly authorized by the promoter of the proposed project, vide its/his/their authorization date

I, promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. **ADITYA REALITY** have / has a legal title to the land along 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 me/promoted is

4. That seventy percent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn after it is certified by a engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 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.

LALTA PRASAD CHAURASIA  
Advocate & Notary  
82, Ram Gopal Vidyant Road  
Lucknow U.P. (INDIA)  
N. No. 31/3/2000

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8. That I / promoter shall take all the pending approvals on time, from the competent authorities.

9. That I / promoter have / has furnished such other document as have been prescribed by the rules and regulations made under the Act.

10. That I / promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

*A. Prasad*  
Deponent

#### Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at on this day of 14 August 2017.

*A. Prasad*  
Deponent

I declare that the pan card, adhaar number/CIN number unloaded on website is correct and both are of the promoter. I also declare that all other document submitted are correct. If any information, document including details of payment made as fee etc. are found mislead or wrong, the authority may reject the registration.

I Identify the deponent/Executant  
who has/have Signed T. I. before me

Sworn and Verified  
before me

~~LALTA PRASAD CHAURASIA~~  
~~Advocate & Notary~~  
~~82, Ram Gopal Vidyant Road~~  
~~Lucknow U.P. (INDIA)~~  
~~N. No. 31/32/2000~~