



उत्तर प्रदेश UTTAR PRADESH

FORM 'B'
[See rule3(4)]

39AA 552857

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. Gurdeep Singh Chawla, Designated Partner, duly authorized by the Promoter - Jhansi Homes LLP of the proposed project - The Pitambra Town - 1, vide its authorization dated 01.09.2020.

I, Gurdeep Singh Chawla, duly authorized by the promoter of the proposed project - The Pitambra Town - 1 do hereby solemnly declare, undertake and state as under:

1. That the Promoter has a legal title to the land on which the development of the proposed project is to be carried out
2. That the said land is free from all encumbrances except 1203.21 Sq. Meter Residential plot(s) No. 1,2,3,4,5,6,7,8 and 9 is mortgaged with Jhansi Development Authority against Internal development.
3. That the time period within which the project shall be completed by me is on or before 31.07.2028.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 utilised 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 rules and regulations made under the Act.
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 any grounds.

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 Jhansi on this 9th day of October, 2020.

Serial No. 1921
 Certified that the foregoing statement
 sworn before me this 9th day of October, 2020
 by Shri/Smt. Mr. Gurdeep Singh
 to whom the contents of the statement have
 been read over and explained and the
 is identified by Shri Chandel
 Received the legal fee Rs. 35-00 each

Deponent

PEAKASH ABRAHAM
 9-10-2020