



उत्तर प्रदेश UTTAR PRADESH

FORM

'B' See rule 3(4)

EN 838449

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. VAIBHAV JAIN promoter of the proposed project/ duly authorized by
the promoter of the proposed project, vide its/his/their authorization dated

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

That I/ promoter have /has a legal title to the land on which the development of the project is

proposed
AND
HIS PROJECTS PVT.LTD. have/ has legal title to the land on which the development of the
proposed project is to be carried out.

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 state project is enclosed here with.

2. That the said land is free from all encumbrances.

3. That the time period with in which the project shall be completed by me/promoter is 3 years
and 4 months having start date of 1/04/2019 and end date 31/07/2022.

[Signature]

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 नाम का कार्य करने का प्रमाण
 स्थापन कार्य करने वाले का नाम/पता
 स्थापन की तिथि/दिनांक
 स. नं. १ सिड स्थापन विक्रेता
 स. नं. १ स्थापन कार्य करने वाले का नाम/पता
 दिनांक/महत्त्व - १३ नवम्बर १९७९

११
 वैभव जन पुत्र श्री २०२१
 भावसाद




4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 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 I/promoter shall take all the pending approvals on time, from the competent authorities.
9. That I/promoter have/has furnished such other documents 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.

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 Ghazlabad on this 30 day of March 2019.


Deponent
VAIBHAV JAIN


Enclosed:

- 1) General Agreement between M/s EUPHORIA SPORTS CITY PRIVATE LIMITED and M/s RISE PROJECTS PRIVATE LIMITED.

General Agreement No :IN-DL-57545330155277R

Dated: 14/03/2019




Deponent
VAIBHAV JAIN

ATTESTED
30.3.2019
PRAMOD KUMAR
Advocate & Notary
33, Naryun Mkt G2B INDIA

30 MAR 2019



उत्तर प्रदेश UTTAR PRADESH

FORM 'B'
[See ruleJ(4)]

EN 849521

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. VAIBHAV JAIN promoter of the proposed project / duly
authorized by the promoter of the proposed project, vide its/his/their authorization dated

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. That I / promoter have / has a legal title to the land on which the development of the project is
proposed

OR

EUPHORIA SPORTS CITY PVT LTD. have/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 me/promoter is 3 years and 4
months having start date of 1/04/2019 and end date 31/07/2022.

1-1 APR 2019





Ugibhav Jain
S/o Ramesh Chandra Jain
R/o Chauribadi

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 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 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 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 I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents 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.


Deponent
Vaibhav Jain

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 Ghaziabad on this 1ST day of April 2019.


Deponent
Vaibhav Jain



- 1 APR 2019


Om Prakash Singh
NOTARY GHAZIABAD
ATTESTED


Om Prakash Singh
NOTARY GHAZIABAD
ATTESTED