



Government of Uttar Pradesh



सत्यमेव जयते

e-Stamp

Certificate No.

Certificate Issued Date

Account Reference

Unique Doc. Reference

Purchased by

Description of Document

Property Description

Consideration Price (Rs.)

First Party

Second Party

Stamp Duty Paid By

Stamp Duty Amount(Rs.)

IN-UP74969725093051W

06-Sep-2024 03:55 PM

NEWIMRACO (SV) up14013804/ GAUTAMBUDDH NAGAR 1/ UP-GBN

SUBIN-UPUP1401380446712072191253W

VIPUL GIRI

Article 4 Affidavit

Not Applicable

:

VIPUL GIRI

Not Applicable

VIPUL GIRI

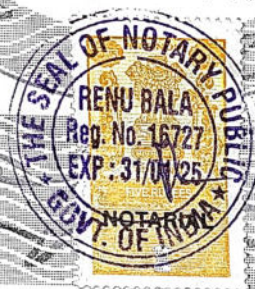
100

(One Hundred only)

₹100

₹100 ₹100 ₹100 ₹100

सत्यमेव जयते



Signature

ACC Name - Kanika Aggarwal ACC Code - UP14013804

ACC Add - Noida - Mobile - 9650236878

License No - 180/2020, Tehsil & Distric - G.B. Nagar

₹100



Please write or type below this line

IN-UP74969725093051W

FORM B

[See Rule 3(4)]

DECLARATION, SUPPORTED BY AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORISED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum declaration of M/s S.C.C. Builders Private Limited promoter of the proposed project "SCC BLOSSOM"- BLOCK A & B vide its Board authorization dated 11/07/2024.

I, Vipul Giri on behalf of M/s S.C.C. Builders Private Limited do hereby solemnly declare, undertake and state as under:

1. S.C.C. Builders Private Limited has a legal title of land on which the development of the proposed project is to be carried out and a legally valid authentication of the title of such land along with an authenticated copy of sale deed between S.C.C. Builders Private Limited and Shree Energy Developers Private Limited is enclosed herewith.

That the said land is encumbered with Punjab and Sind Bank. As per sanctioned letter, promoter has inter-alia mortgage the Project Property with the name of S.C.C. Builders

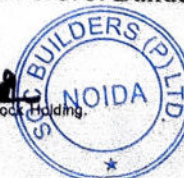
Stamp Alert:

The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile app or 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.



Private Limited on the Entire Land admeasuring 17330 sq. mts at Khasra No. 1179 and 1180 at Noor Nagar, Pargana Loni Tehsil and District Ghaziabad in the State of Uttar Pradesh for obtaining Project Loan of Rs. 90 Cr for Construction and Development of Entire Project Name SCC BLOSSOM. Out of which Rs.8.5 Cr. Availied/utilized for Project SCC Blossom Block A & B for which registration to be applied for. Details of encumbrances is uploaded on portal.

3. That the time period within which the project shall be completed by me is on 20-03-2029.
4. That Seventy percent of the amounts realized by promoter for the real estate project from the Allottees from time to time, shall be deposited in separate account to be maintained in a scheduled Bank to cover the cost of construction and 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 the completion of 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 accounts audited within six months after the end of every financial year by chartered accountant in practice, and shall produce statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amount 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 project.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the promoter has/have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That promoter shall not discriminate on the basis of caste, Religion, Region, language, sex or marital status 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 content of above Affidavit cum Declaration are true and correct to the best of my knowledge, information, and belief. I am competent to make this affidavit and nothing material has been concealed or falsely stated herein.

Verified by promoter at Noida on dated 06/09/2024


(Deponent)




ATTESTED
RENU BALA
Reg. No. 16727
Notary Public
Govt. of India
6 SEP 2024