



UTTAR PRADESH

88AD 202124

FORM 'B'
[See rule 3(4)]

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. Ashish Gupta** duly authorized by the promoter **Omega Developer and Builders** of the proposed project, vide its/his/their authorization dated 01st April 2019

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

1. That promoter have legal title to the land on which the development of the project is proposed
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 30.06.2024.

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.

SWORN & SIGNED BEFORE ME

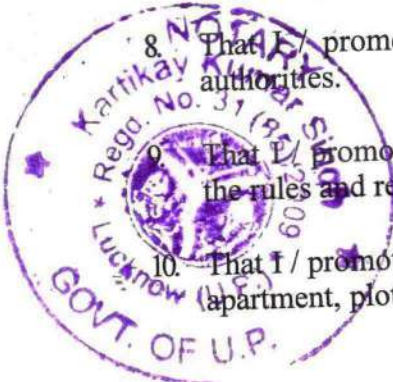
Kartikay Kumar Singh
NOTARY PUBLIC
Lucknow (U.P.)
Date: 29/12/2019

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

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 Lucknow on 23rd day of July 2019


Deponent

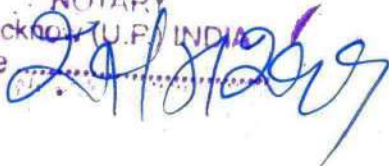
**SWORN & VERIFIED
BEFORE ME**

Kartikay Kumar Singh
(Advocate)

NOTARY

Lucknow (U.P.) INDIA

Date


24/7/2019

Know and identify the deponent who signed put T.I. before me.