



उत्तर प्रदेश UTTAR PRADESH

22AD 778992

Form B

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sudhir Kumar Rai S/o Sh. Lalit Mohan Rai R/o Plot No. C-58/29, MEA Apartment, A-212, Sector-62, Noida- 201301, Director of M/s SRB Consortium (Realcon) Private Limited, promoter of the proposed project duly authorized by the promoter of the proposed project, vide its authorization dated 31/07/2017.

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.

AND

a legally valid authentication of title of such land along with an authentication copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

2. That details of encumbrances including details of any right, title, interest or name of any party in or over such land, along with details.

Lender- Magma Housing Finance
Sanction Letter Dated 30th Sep, 2016

For SRB Consortium(Realcon) Pvt. Ltd.

Sudhir
Auth. Signatory

3. That the time period within which the project shall be completed by me/promoter is 01/12/2018.
4. That seventy per cent of the amount 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 That the amount from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amount from the separate account shall be withdrawn after it certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of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 account 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 amount 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 approval on time, from the competent authorities.
9. That I/ promoter have / has furnished such other document as have been prescribed by the rules and regulation 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.
11. The sanctioned plans submitted as of now are on 5921.151 Sq Mtrs and the building shall be made after addition of the additional allowable compounding FAR of 4 (Including all components).

For SRB Consortium(Realcon) Pvt. Ltd.

Sudhil
Auth. Signatory

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 Ghaziabad on this day of 31/07/17

For SRB Consortium(Realcon) Pvt. Ltd.

Sudhil
Auth. Signatory

Deponent