



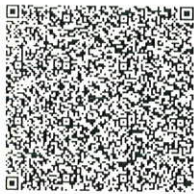
Government of Uttar Pradesh

IN-UP84808738450735W

e-Stamp

Acc Name-Mohit Aggarwal, Licence No.-408
Acc Code - UP14076104, Ghaziabad, (U.P.)
Mobile No-9811779165, Sign.....

Certificate No. : IN-UP84808738450735W
Certificate Issued Date : 14-Sep-2024 03:39 PM
Account Reference : NEWIMPACC (SV)/ up14076104/ GHAZIABAD SADAR/ UP-GZB
Unique Doc. Reference : SUBIN-UPUP1407610466398756949236W
Purchased by : AAPL PROJECTS PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : AAPL PROJECTS PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : AAPL PROJECTS PVT LTD
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line

AFFIDAVIT

(Project : "The Kutumb" situated at Plot No. GH-04, Sector-5, Aditya World City, Shahpur Bamheta, Pargana Dasna, Tehsil & District Ghaziabad, UP-201002)

Affidavit of Subhash Chander Ahuja S/o Krishan Lal Ahuja, duly authorized by the promoter of the proposed project, M/s. AAPL Projects Private Limited vide its authorization dated 30.08.2024.

I, Subhash Chander Ahuja S/o Krishan Lal Ahuja, duly authorized by the promoter of the proposed project do hereby solemnly state as under:

That the promoter has not sold, accepted any booking and advertised for the proposed project till now.

[Signature]
Deponent

Verification

The contents of my above Affidavit are true and correct and nothing material has been concealed by me there from.

Verified by me at Ghaziabad on this 14th day of September, 2024.

ATTESTED

Rajendra Pratap Chhibber
Advocate & Notary Public

[Signature]
Deponent



Government of Uttar Pradesh

IN-UP84809528101675W

e-Stamp

Acc Name-Mohit Aggarwal, Licence No.-406
Acc Code-UP14076104, Ghaziabad, (U.P.)
Stamp No-8811779165, Sign.....

Certificate No. : IN-UP84809528101675W
Certificate Issued Date : 14-Sep-2024 03:40 PM
Account Reference : NEWIMPACC (SV)/ up14076104/ GHAZIABAD SADAR/ UP-GZB
Unique Doc. Reference : SUBIN-UPUP1407610466400643264692W
Purchased by : AAPL PROJECTS PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : AAPL PROJECTS PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : AAPL PROJECTS PVT LTD
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line



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

(Project : "The Kutumb" situated at Plot No. GH-04, Sector-5, Aditya World City, Shahpur Bamheta, Pargana Dasna, Tehsil & District Ghaziabad, UP-201002)

[Signature]

14 SEP 2024

Statutory Alert:

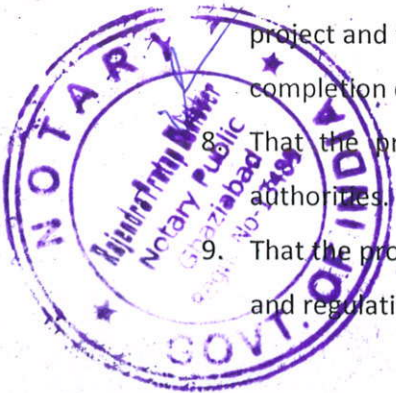
1. The authenticity of this Stamp certificate should be verified at 'www.shikhestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.

Affidavit Cum Declaration

Affidavit cum Declaration of Mr. Subhash Chander Ahuja S/o Krishan Lal Ahuja, Authorized Signatory of the Promoter and duly authorized by the Promoter of the Proposed Project, M/s. AAPL Projects Private Limited vide its authorization dated 30.08.2024.

I, Subhash Chander Ahuja S/o Krishan Lal Ahuja, duly authorized by the promoter of the proposed project 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 there is no encumbrance upon the project land.
3. That the time period within which the project shall be completed by promoter is 05-09-2029.
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 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 utilized 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.



14 SEP 2024

[Signature]

10. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment/space/shop on any grounds.


Deponent

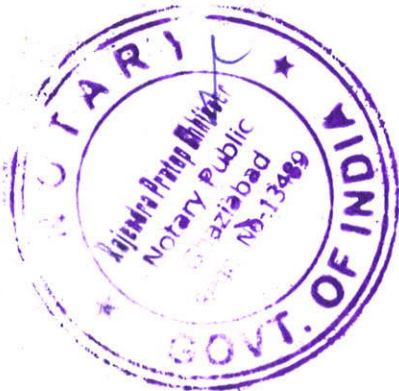
Verification

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 Ghaziabad on this 14th day of September, 2024.


Deponent

I declare that the PAN Card, Adhaar Number/CIN Number uploaded on website is correct and both are of the promoter. I also declare that all other document submitted are correct. If any information, document including details of payment made as fee etc. are found mislead or wrong, the authority may reject the registration.



ATTESTED


Rajendra Pratap Chhibber
Advocate & Notary Public
Regn. No. 13489

14 SEP 2024