

उत्तर प्रदेश UTTAR PRADESH

FT 059082

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 the Promoter, M/s **Halwasiya Developments Private Limited ("HDPL")**, through its authorized signatory, **Mr. Vikas Anand Singh** duly authorized by the promoter of the proposed project, vide board resolution dated 18/08/2020.

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

**Andes Town Planners Private Limited ("ATPPL")** 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 Development Management Agreement ("DMA") between such owner and promoter for development of the real estate project is enclosed herewith.

1. ATPPL under the said DMA has represented that the said land shall be free from all encumbrances. Further, HDPL has not created any encumbrances on the said land other than rights of buyer.

2. That the time period within which the project shall be completed by me / Promoter is 31<sup>st</sup> October 2021. Subject to force majeure events and reasons beyond our control.

*Zahir Ahmad Khan*

(Advocate)

NOTARY

Lucknow (U.P.) INDIA

Date.....

*Vikas Anand Singh*



3. That, seventy per cent of the amounts realized 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.

4. That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

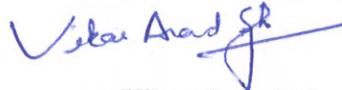
6. That, I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That, I / promoter shall take all the pending approvals on time from the competent authorities.

8. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

9. 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.

**M/s Halwasiya Developments Private Limited**



**Vikas Anand Singh**  
(Authorized Signatory)

**Verification**

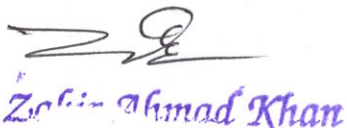
I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 18th day of August 2020

**M/s Halwasiya Developments Private Limited**



**Vikas Anand Singh**  
(Authorized Signatory)



**Zohir Ahmad Khan**  
(Advocate)

01/9/2020

Date.....



**HALWASIYA**  
GROUP

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED IN THE MEETING OF BOARD OF DIRECTORS OF M/S HALWASIYA DEVELOPMENT PRIVATE LIMITED HELD ON MONDAY, 10<sup>th</sup> AUGUST, 2020 AT CORPORATE OFFICE OF THE COMPANY AT A-10, SANSKRIT BHAWAN, QUTUB INSTITUTIONAL AREA, ARUNA ASAF ALI MARG, NEW DELHI-110067, INDIA AT 11.00 A.M.

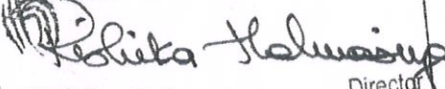
**APPOINTMENT OF AUTHORIZED PERSON**

RESOLVED THAT the Board of Directors do hereby appoint Mr. Vikas Anand Singh as Authorized Signatory for registration of the Company before the **Uttar Pradesh Real Estate Regulatory Authority (UPRERA)** to sign and submit various document electronically and/or physically and to make applications, communications, representations, modifications or alterations on behalf of the Company before the UPRERA Authorities as and when required.

**FURTHER RESOLVED THAT** the acts done by him will be presumed to be done by the company and shall bind upon it.

Certified True Copy

For Halwasiya Development Private Limited

  
Rishika Halwasiya  
DIN No. 00374561  
Director

**HALWASIYA DEVELOPMENTS (P) LIMITED**

CIN: U45201UP1997PTC021516

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**Zahir Ahmad Khan**

**NOTARY**  
Lucknow (U.P.) INDIA

Date.....

Sworn and Verified  
in presence of