



उत्तर प्रदेश

BN 284000

Affidavit cum Declaration of Touchwood Infraventures Pvt. Ltd., having its registered office at 2<sup>nd</sup> floor, Marka Complex, Faizabad Road, Lucknow promoter through its director Mr. Naeem Ahmed Siddiqui s/o Mr. Abdul Qayoom, R/o 5<sup>th</sup> floor, land mark apartment, New Hyderabad, Lucknow of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 10.01.2017;

I, Naeem Ahmed Siddiqui, 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 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 authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.
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 19.01.2020.
4. 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

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AFSAR ALI RIZVI  
ADVOCATE & NOTARY  
Dist. Hops Lucknow  
Regd. No. 31(0)78  
29-7-17

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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That 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.

*P. Aley*  
Deponent

### Verification

The contents from point 1 to 10 of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom

Verified by me at 29<sup>th</sup> day of July, 2017.

*P. Aley*  
Deponent



Sworn and verified before me.

*AAR*  
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