



उत्तर प्रदेश UTTAR PRADESH

FORM 'B'  
[See Rule3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Gaurav Garg duly authorized by Irish Infrastructure Pvt. Ltd., Plot No. GH – 04, Sector – Techzone – IV, Greater NOIDA (West), Gautam Buddha Nagar, Uttar Pradesh, duly authorized vide Board Resolution Dated – 20-08-2019 the Promoter of the proposed project, Irish Pearls situated at Plot No. GH – 04, Sector – Techzone – IV, Greater NOIDA (West), Gautam Buddha Nagar, Uttar Pradesh

I, Gaurav Garg, 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 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 Promoter is 03.10.2024.



*Garg*



4. That seventy per cent of the amounts to be realized by the Promoter from the allottees of the said real estate project, from time to time, shall be deposited in a separate account 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 That the amount from such separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after obtaining a certificate from an engineer, an architect and a chartered accountant in practice certifying that the withdrawal is in proportion to the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 if any on time, from the competent authorities.
9. That Promoter 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 / Unit, as the case may be, on any grounds.

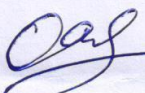


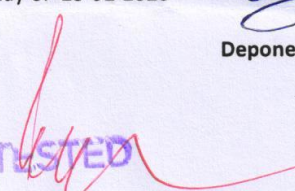
Verification

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 Gautam Buddha Nagar on this day of 10-01-2020

  
Deponent

  
Deponent

  
JAGDISH PRASHNA  
Reg. No. 10809/15 (Advocate) Notary

G.B. Nagar

10 JAN 2020