

INDIA NON JUDICIAL

Government of Uttar Pradesh

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IN-UP34920610151210V

15-Jun-2023 11:12 AM



Certificate Issued Date

Account Reference

Unique Doc. Reference Purchased by

Description of Document

Property Description

Consideration Price (Rs.)

First Party

Second Party

Stamp Duty Paid By Stamp Duty Amount(Rs.) NEWIMPACC (SV)/ up14013504/ GAUTAMBUDDH NAGAR 1/ UP-GBN

SUBIN-UPUP1401350464791367974150V

AMIT YADAV

Article 4 Affidavit

Not Applicable

AMIT YADAV

Not Applicable

AMIT YADAV

(Ten only)





Please write or type below this line

Affidavit cum Declaration

Affidavit cum Declaration of Sh. Amit yadav S/o Raj Singh R/o H.no. 6/7, Shanti Niketan, New Delhi, duly authorized by the promoter (M/s Rhomes Pvt. Ltd.) of the proposed project, vide their authorization dated 04/03/2022.

1. Amit yadavauthorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

And

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

That the said land is free from all encumbrances.

The onus of checking the legitimacy is on the users of the certificate.

The authenticity of this Stamp cen The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.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.

- 3. That the time period within which the project shall be completed by the promoter is 60 (Sixty) months.
- 4. That seventy percent of the amounts realised by the 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 That the amounts from the separate account, to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
- That the amounts from the separate account, shall be withdrawn after it is certified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 incompliance 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 promoters has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- 10. That the promoter shall not discriminate against any allottee at the time of allotment of any plot, as the case may be, on any grounds.

Deponent

The contents of my above Affidavit cum Declaration and true and correct and nothing material has been concealed by me therefrom.

Verified by me at Noida on this 15th June, 2023.

ATTESTED

MAHAVID SINGH NOTARY

G.B. NAGAR (UP)

1 5 JUN 2023

Déponent