

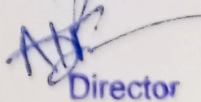
FORM 'B'

Affidavit cum declaration

Affidavit cum declaration from Navtap Builders Private Limited through its director Mr. Navneet Pratap Singh S/o Mr. Ravindra Pal Singh R/o Indira Colony, Dixit School ke pass, Moradabad the Promoter of the project "Navtap Regal" do hereby solemnly declare, undertake and state that the following:-

1. That Mr. Pramod Kumar Agarwal s/o Krishna Kumar Agarwal, residence of C-91, Ramganga Vihar-2, Moradabad have the legal title of the land on which the development of the project "Navtap Regal" is to be carried out and legal valid authentication of title of such land 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 is 2 years
4. That seventy percent of the amounts realized by Navtap Builders Private Limited for the real estate project " Navtap Regal" 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 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 That the amounts from the separate account, to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, Architect and CA in practice that the withdrawal is in proportion to the percentage of the completion of project.
7. That Navtap Builders Private Limited shall get the accounts audited within six months after end of the financial year by the Ca in practice and shall produce a statement of accounts which shall verify that the amounts collected for the particular project have been utilized for the project and withdrawal have been in the compliance with the proportion to the percentage of the completion of the project.
8. That Navtap Builders Private Limited shall take all the pending approvals on time , from the competent authorities.
9. That Navtap Builders Private Limited has furnished all documents as have been prescribed by the rules and regulation made under the act.
10. That Navtap Builders Private Limited shall not discriminate against any allottee at the time of allotment of plots, on any grounds.

For Navtap Builders Pvt. Ltd.


Director

Deponent

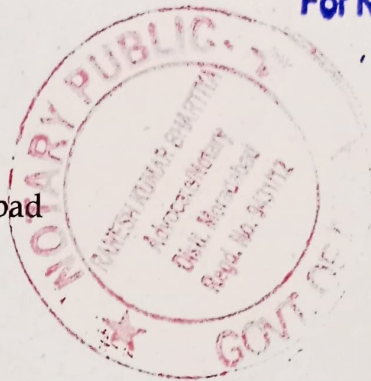
The contents of the affidavit cum declaration above are true and correct and nothing material has been concealed there from.

For Navtap Builders Pvt. Ltd.

Deponent

ATB
Director

Verified by us on 11th July of 2023 at Moradabad



Deponent who is identified as/mt./km. Navtap
Advocate or
I have satisfied my self after examining the dep.
ment that he / she under stood the contents of
the affidavit and the same has been read over
and explained by me 88 as test
No.

Navtap
14/7/2023

88
OMSSH
HANESH KUMAR BHARTI
ADVOCATE/NOTARY
REGD. NO. 2431/22