

FORM - 'B'

[See rule 3(4)]

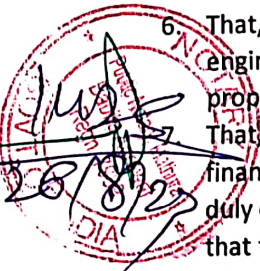
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGND BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit-cum-Declaration of M/s. Maharaja Wonder Plus Realtors LLP Promoter of the proposed project "Maharaja Dwarka"/duly authorized by the promoter of the proposed project "Maharaja Dwarka", vide its/his/their authorization dated

I Promoter of the proposed project/duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. M/s. Maharaja Wonder Plus Realtors LLP have / has a legal title to the land on which the development of the proposed project is to be carried out for development of the real estate project is enclosed herewith.
2. That, the said land is free form all encumbrances.
3. That the time period within which the project shall be completed by me/Promoter is 20 Sept. 2028.
4. That, seventy per cent of the amounts realized by me/Promoter for the real estate project form the allottees, from time to, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and land cost and shall be used only for the purpose.
5. That, the amount from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 withdrawal 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, 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.
8. That, I / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. 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.



[Handwritten Signature]
Deponent

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 by me at on this day of 25th August, 2023 *[Handwritten Signature]*

The contents of the affidavit read over & Explained to who is identified By *[Handwritten Signature]* & on oath attested today on at my office & Notted down in register at No. *[Handwritten Number]* and charged fees... *[Handwritten Amount]*

Babita Agrawal Advocate
Notary Public, Mathura

I Know Shri/Smt. *[Handwritten Name]* Ho/She has Signed before *[Handwritten Signature]*
Sig Identity