

उत्तर प्रदेश UTTAR PRADESH

DM 892795

Affidavit cum Declaration

Affidavit cum Declaration of M/S SAVFAB Buildtech Pvt. Ltd. promoter of SAVIOUR Park Phase (IV), 108 Katori Mill, Mohan Nagar, Ghaziabad, duly authorized by the promoter of ongoing project, vide its authorization dated 01st April 2017;

We, Mr. Iqbal Singh Sodhi, Mr. Dhanesh Kumar Goel, & Mr. Archit Garg, promoter of SAVIOUR Park, 108 Katori Mill, Mohan Nagar, Ghaziabad do hereby solemnly declare, undertake and state as under:

1. That Promoter have a legal title to the land on which the development of the proposed project is upcoming

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 has following encumbrances are as given below:
 - a) Loan from ICICI Bank for Rs. 35 CR.

For SAVFAB BUILDTECH PVT LTD

Authorised Signatory

For SAVFAB Buildtech Pvt Ltd

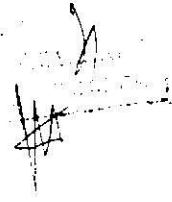
Director

Director

107 8-3-12

1009

SATADUT ETECH PVT. LTD.



- b) Loan from ICICI Prudential for Rs. 40 CR.
- c) 4826 Sq Mtr Mortgage in GDA against internal development.

Note- These encumbrances are on total plot area of 37284 sq mt. Which has Four Phases, however the area in this phase is 8073 Sq mt.

3. That the time period within which the project shall be complete is 31 December 2022.
4. That seventy per cent of the amounts realized by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.

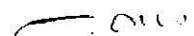
Deponent For SAVFAB BUILDTECH PVT LTD

Authorized Signatory

For SAVFAB Buildtech Pvt. Ltd



Director




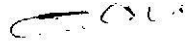
Director

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 Ghaziabad on this 14th day of August 2017.

Deponent For SAVFAB BUILDTECH PVT. LTD
Authorised Signatory

For SAVFAB Buildtech Pvt. Ltd

Director

Director