



INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

सत्यमेव जयते

Certificate No. : IN-DL44160725912500T
Certificate Issued Date : 30-Oct-2021 02:01 PM
Account Reference : IMPACC (IV)/ dl771303/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DL44160725912500T
Purchased by : JASSA SINGH CHAWLA
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : JASSA SINGH CHAWLA
Second Party : Not Applicable
Stamp Duty Paid By : JASSA SINGH CHAWLA
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



Please write or type below this line.....

FORM 'B' [See rule 3(4)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr. JASSA SINGH CHAWLA promoter of the proposed project/ duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 01.06.2021.

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. That I/ promoter of the proposed project have/has a legal title to the land on which the development of the project proposed

Cont/-

Statutory Alert:

1. 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.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by [me/promoter] is **24 Months**.
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by promoter in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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 utilised 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 rules, as 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.

Deponent

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 2021 on this 1st day of November.

Deponent



ATTESTED
[Signature]
**NOTARY PUBLIC
DELHI**

01 NOV 2021