

भारतीय गैर न्यायिक

दस
रुपये

रु.10



TEN
RUPEES

Rs

NON JUDICIAL

50AE 535448



SH

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

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

Affidavit cum Declaration

Affidavit-cum-Declaration of Mr./Ms SANJAY KUMAR JAIN Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 22-01-2022.

I, SANJAY KUMAR JAIN 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 have / has a legal title to the land on which the development of the project is proposed

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 is free from all encumbrances.

3. That the time period within which the project shall be completed by me/Promoter is 31-12-2024

4. That, seventy per cent of the amounts realized by me/Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

Scanned by Scanner Go

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 rule 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.

S. J. Kund
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 on this 22 JAN 2022 day of SATURDAY

S. J. Kund
Deponent

S. J. Kund
The deponent is identified by me
I have been satisfied that the deponent
The deponent has acknowledged the
content of the affidavit which has
been read out and explained to
me to the deponent fee charged
RS.
NOTARY DISTT. MUZAFFARNAGAR

Identified by
[Signature]

PRERNA TYAGI
NOTARY
MUZAFFARNAGAR

22 JAN 2022