

उत्तर प्रदेश UTTAR PRADESH

69AD 251384

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Zulquer Nain** duly authorized by the promoter of the proposed project **NMBPL TOWER** vide authorization dated 22.11.2018;

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

1. That **M/s. New Modern Buildwell Private Limited** 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 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 promoter is 48-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.



FOR NEW MODERN BUILDWELL PVT. LTD.

Authorized Signatory

22/11/18

क्रम सं. 229 स्टाफ विक्रय की तिथि
 स्टाफ कर्मियों का प्रतीक सं. 6
 स्टाफ कर्मियों का नाम एवं पता
 स्टाफ की संख्या 12
 सुनील शर्मा स्टाफ विक्रेता
 फ़ोन नं. 418, भा.दि. 31-03-89
 [Signature]

New Modern Buildwell
 (P) Hd Haida

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 utilised 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 has 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.

For NEW MODERN BUILDWELL PVT. LTD.

Deponent

Authorised Signatory

Verification

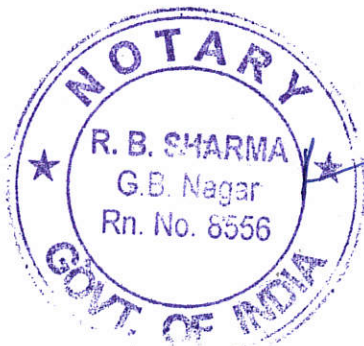
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Noida on this 24th day of November 2018.

For NEW MODERN BUILDWELL PVT. LTD.

Deponent

Authorised Signatory



ATTESTED

pp
RAMBIR SHARMA
Advocate (Notary)
Gautam Budh Nagar

24 NOV 2018