

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr. Sachin Garg, Partner of Sam India Abhimanyu Housing duly authorized by the Promoter of the proposed project Palm Olympia PH 3 situated at, GH-02, Sector 16C, Greater Noida (West), Distt. Gautam Buddha Nagar, Uttar Pradesh, PIN-201318 vide Authorisation Letter Dated –28.06.2024.

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

1. That the Promoter has a legal title to the land on which the development of the project is proposed.
2. That the said Land is free from all encumbrances.
3. That the time period within which the project shall be completed by the Promoter is 30.04.2028.
4. That seventy per cent of the amounts to be realized by the 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 That the amounts from separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect, and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.




Authorized Signatory


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 SAM INDIA ABHIMANYU HOUSING



Authorised Signatory
Deponent

Verification

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

For SAM INDIA ABHIMANYU HOUSING

Verified by me at Gautam Buddha Nagar on this day of 3rd July 2024.


Authorised Signatory
Deponent



ATTESTED
K.P. YADAV
NOTARY PUBLIC

3 JUL 2024

AUTHORISATION LETTER

The Sam India Abhimanyu Housing Partnership firm is developing a Residential Group Housing Project namely "Palm Olympia PH 3" situated at GH-02, Sector 16C, Greater Noida West District Gautam Buddha Nagar, Uttar Pradesh, PIN - 201318 admeasuring 12,165 Sq. Mtrs.

The consent of all Partners of the firm Sam India Abhimanyu Housing be and is hereby accorded to file an application for registration of "Palm Olympia PH 3" Project with Uttar Pradesh Real Estate Regulatory Authority, Lucknow (UP RERA) in accordance with the provisions of the Real Estate (Regulation & Development) Act, 2016 and the Uttar Pradesh Real Estate (Regulation and Development) Rules, 2016.

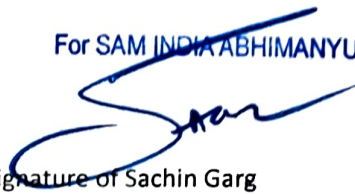
For the development of the said Project the Partnership firm Sam India Abhimanyu Housing has been Authorised Mr. Sachin Garg Partner of the firm be and hereby severally authorized to apply, sign, submit, correct, amend, application, document, form, affidavit, agreement, undertaking, FORM -B (Affidavit cum Declaration) and all other requisite documents with respect to registration of above said Project.

For SAM INDIA ABHIMANYU HOUSING



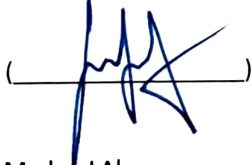
Partner
For Sam India Abhimanyu Housing

For SAM INDIA ABHIMANYU HOUSING




Partner
Specimen Signature of Sachin Garg

For SAM INDIA ABHIMANYU HOUSING



Partner
Madan Lal
Partner

For SAM INDIA ABHIMANYU HOUSING



Partner
Vipul Garg
Partner

Email id: sachin@palmolympia.com

Mobile No.: 9560592223

Dated: 28.06.2024

Place: NOIDA