

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. Kevin Thomas promoter of the proposed project / duly authorized by the Promoter of the proposed project, vide its/his/their authorization dated 18.12.2024

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 have / has a legal title to the land on which the development of the project is proposed

OR

N/A have/has a legal title to the land on which the development of the proposed project is to be carried out

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.

OR

That details of encumbrances N/A including details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by the Promoter is 5 years.

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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



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 Gv Noida on this 3rd day of December 2025



ATTESTED
ADVOCATE & NOTARY
Virendra Kr. Garg
Reg. No.-2014, G.B. Nagar



**CERTIFIED TRUE COPY OF THE RESOLUTION
PASSED BY THE PARTNERS OF AR LANDCRAFT
LLP ON DECEMBER 12, 2024**

“RESOLVED THAT Mr. Rajat Pathak, Mr. Kevin Thomas and Mr. Chiku Gupta (hereinafter referred to as “Authorised Signatories”) be and are hereby severally authorised to sign and execute all applications, undertakings, affidavits and other required documents and admit the same to Real Estate Regulatory Authority (“RERA”) under Real Estate (Regulation & Development) Act 2016 applicable in the State of Uttar Pradesh and to do all such acts necessary for registration of new phases or deregistration of old phases at the LLP’s Project “Godrej Golf Links”, situated at Plot No REP 01, Sector 27, Greater Noida, on behalf of the LLP.

RESOLVED FURTHER THAT the authorised signatories, be and are hereby further authorized to sign various returns/challans/letters/ documents for compliances under the Real Estate (Regulation & Development) Act, 2016 applicable in the State of Uttar Pradesh and to represent the LLP before the said authorities and to do all such acts, deeds, actions, writings and things that may be deemed necessary on behalf of the LLP for giving effect to this resolution.

RESOLVED FURTHER THAT the authority conferred by this resolution will be valid and subsisting till the above mentioned authorised signatories are in the employment of Godrej Properties Limited or any of its affiliate companies/entities and shall ipso facto cease to be operative on earlier of the date on which it is revoked by a resolution passed by the Designated Partners of the LLP or the date on which above mentioned signatory ceases to be in employment of Godrej Properties Limited or any of its affiliate companies/entities.”

Certified to be true
For AR Landcraft LLP

CHIKU Digitally signed
by CHIKU GUPTA
GUPTA Date: 2024.12.18
10:25:55 +05'30'

Chiku Gupta
Designated Partner
(DPIN: 01446080)

Date of issue: December 18, 2024