



उत्तर प्रदेश UTTAR PRADESH

FC 009074



FORM 'B'



Affidavit cum Declaration

Affidavit cum Declaration of Mr. Atul singh chandel , Mr. Thakur Veer Singh, Mr. Saurabh Gupta and Moonvilla Developers Pvt. Ltd. through director Faisal khan as the four promoters of the proposed project SHANVI PARK CITY. We together all promoters of the proposed project SHANVI PARK CITY do hereby solemnly declare undertake and state as under:

That all four promoters/partners namely:

1. Thakur Veer Singh S/o Thakur Ranjeet Singh R/o 105/715 Anand Bag, Kanpur Nagar
2. Saurabh Gupta HUF through Saurabh Gupta S/o Awdesh Chandra R/o-74/276 Halsi road Kanpur Nagar
3. Moonvilla Developers Pvt. Ltd. registered office 14/57-B Civil Lines Kanpur Nagar
4. Atul Singh Chandel S/o late Raghvendra Singh Chandel R/o- Vijay Nagar kanpur Nagar.

have a legal title to the land on which the development of the proposed project SHANVI PARK CITY is to be carried out AND

a legally valid authentication of title of such land along with an authenticated copy of the sale deed/Intkhab Khatauni for development of the real estate project is enclosed herewith.

1. That the said land is free from all encumbrances.
2. That Layout map of the said project is duly approved by kanpur development authority, map no. 205/03/BHAWAN/ONLINE/2017-18 Dated 28.08.2018.
3. That the time period within which the project shall be completed by promoters is 31 December 2019.

Atul

[Signature]

[Signature]



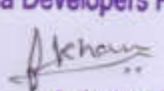

For Moonvilla Developers Pvt. Ltd.

[Signature]

4. That seventy per cent of the amounts realised by promoters 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 promoters 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 promoters shall take all the pending approvals on time, from the competent authorities.
9. That promoters have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That promoters shall not discriminate against any allottee at the time of allotment of any plot as the case may be, on any grounds.

Deponent



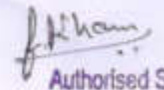



1. Thakur Veer Singh 
2. Saurabh Gupta HUF through Saurabh Gupta 
3. Moonvilla Developers Pvt. Ltd. **For Moonvilla Developers Pvt. Ltd.**  
through director Faisal Khan   
Authorised Signatory
4. Atul Singh Chandel 

**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 us at Kanpur on this day of 09.07.2018.

Deponent

1. Thakur Veer Singh 
2. Saurabh Gupta HUF through Saurabh Gupta 
3. Moonvilla Developers Pvt. Ltd. **For Moonvilla Developers Pvt. Ltd.**  
through director Faisal Khan   
Authorised Signatory
4. Atul Singh Chandel 

Certified that the Affidavit/Document sworn before me this 09.07.2018 day of July 2018, by the deponent to whom the contents of the Affidavit/Document have been read out and explained and who is duly identified.  
**KUNDAN RAJA** (Advocate)  
Govt. Notary Kanpur Court (U.P.) 0917/19