

भारतीय गैर न्यायिक

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Rs.10

INDIA NON JUDICIAL

FORM 'B'

उत्तर प्रदेश UTAR PRADESH [See rule 3 (4)]

11AE 866696

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

Affidavit cum Declaration

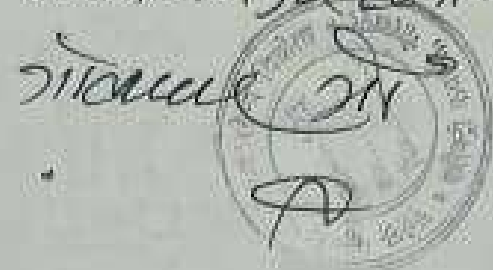
Affidavit cum Declaration of Mr. Vikas Kejriwal (Partner) duly authorized by the
Aishpra Lifespaces (promoter) of the proposed project "Paalm Paradise Phase-IV".

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

1. That promoter has 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
promoter is 21/05/2025.
4. That seventy per cent of the amounts realised 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project, shall be withdrawn in proportion to the percentage of completion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.

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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

Kejriwal
Deponent

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 me at Gorakhpur on 21.08.2020.

Kejriwal
Deponent

Kejriwal
21.8.2020
KRIPA SHANKER TRIPATHI
NOTARY
GORAKHPUR



Verified
Identified the Signatures
before me

Secondary

On
21/8/2020

Sl. No. 1717/2020
Attested the Signature/thumb impression of
Sr/Smt./Mr. Mr. K. K. Singh
who signed his/her thumb impression
before me on this 21/8/2020
and who has admitted the due execution
his at hand He/She is/are
by Shri S. K. Singh

Notary
21/8/2020
Kripa Shanker Tripathi
B. Counsellary Gwalior