

FH 336371

Affidavit cum Declaration of Mr. Bharat Chandak S/o Mr. Shiv Kumar Chandak duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 26.04.2021

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

1. That promoter 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.
2. That the Promoter has taken Term Loan amounting to Rs. 174.7265268 crores from Yes Bank vide Facility Agreement, details of which have been mentioned online on the website of UP RERA.
3. That the time period within which the project shall be completed by promoter is 12.10.2025
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.

Sworn and Verified
Before me

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 That the amounts from the Separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a Chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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

R.C. VERMA
Adv. & NOTARY
Lucknow, U.P. INDIA
Regd. No. 31/64/2000

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 utilized 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.

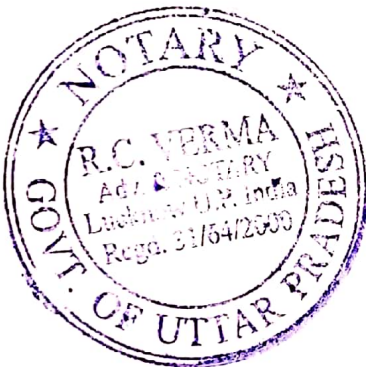

Deponent

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 Lucknow on this day of 26.04.2021.


Deponent



Sworn and Verified
Before me


26/4/2021

R.C. VERMA
Adv. & NOTARY
Lucknow U.P., INDIA
Regd. No 31/64/2000



Consulate Office
Embar, Building: Phase, 3rd Floor
Sikanderpur, Sector-25
Gurgaon-122 002, Haryana
Phone: +91 1224 442 1000

Name:	Bharat Kumar Chandak
Employee Code:	12226
Blood Group:	O+
Department:	Sales
Address:	B-47, Old DLF Colony, Sector-14, Gurgaon-122001, Haryana

Emergency Contact: Komal R Chandak, 9650360547



Issuing Authority



Bharat

Sworn & Verified
Before me.

SURESH KUMAR

Advocate & Notary Public

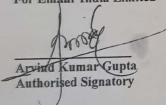
417/175 K/14, Near Major Devi Das Marg
Niwaj Ganj Chowk, Lucknow

AUTHORITY LETTER

This is to certify that I, Arvind Kumar Gupta, Authorised Signatory of Emaar India Limited (formerly known as Emaar MGF Land Limited), duly authorized by resolution passed by the Board of Directors of the Company at its meeting held on June 25, 2020, do hereby authorize and appoint Mr. Bharat Chandak S/o Mr. Shiv Kumar Chandak, to do the following acts and things, for and on behalf of the Company:

1. To apply and obtain various clearances, permissions and approvals as may be required in respect of various project of the Company in Lucknow, from various Government or Non-Government authorities including authority(ies) under the Real Estate (Regulation & Development) Act, 2016.
2. To sign, execute, certify, submit, amend, file and re-submit all requisite applications, replies, certificates, affidavits, declarations, undertakings, appearance, submissions, other documents and papers in this regard and to do all such acts, deeds and things, as may deem necessary in this regard, in the best interest of the Company.

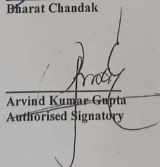
For Emaar India Limited


Arvind Kumar Gupta
Authorised Signatory

Signature


Bharat Chandak

Attested


Arvind Kumar Gupta
Authorised Signatory



Date : January 08, 2021

EMAAR INDIA LIMITED
(formerly Emaar MGF Land Limited)

EMAAR BUSINESS PARK, MG ROAD, SIKANDERPUR CHOWK, SECTOR 28, GURUGRAM - 122002, HARYANA.
WITHIN INDIA: 1800 163 3643 (TOLL FREE) | INTERNATIONAL: +91 124 441 6306 (STANDARD ISD RATES APPLICABLE) | EMAIL: FEEDBACK@EMAAR-INDIA.COM
BOARD NUMBER: +91 124 442 1155 | FAX: +91 124 479 3401
REGISTERED OFFICE: 306-308, SQUARE ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI - 110 017. TEL: +91 11 4152 1155
CIN: U45201DL2005PLC133161 | EMAIL: ENQUIRIES@EMAAR-INDIA.COM | WWW.EMAAR-INDIA.COM