



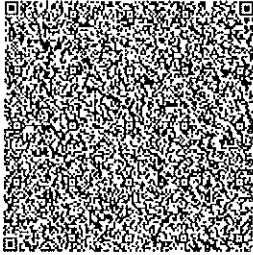
सत्यमेव जयते

INDIA NON JUDICIAL

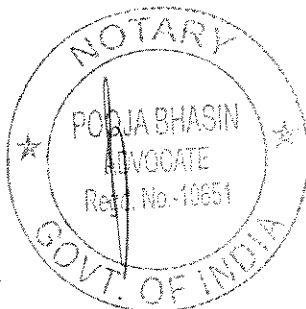
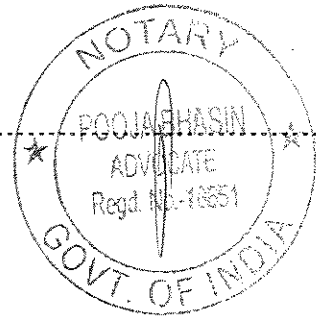
Government of National Capital Territory of Delhi

e-Stamp

Certificate No. : IN-DL09830880188256P
Certificate Issued Date : 25-Jul-2017 11:28 AM
Account Reference : IMPACC (IV)/ dl921303/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DL92130320828229067290P
Purchased by : BHAGWAN KUMAR
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) : 0
(Zero)
First Party : BHAGWAN KUMAR
Second Party : Not Applicable
Stamp Duty Paid By : BHAGWAN KUMAR
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



Please write or type below this line.



[Handwritten Signature]

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

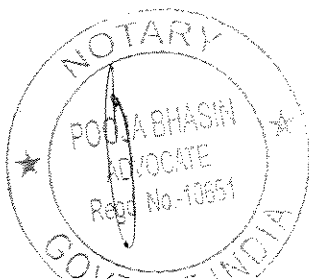
FORM-B

[see rule 3(4)]

Affidavit cum Declaration of Mr. Bhagwan Kumar duly authorized by the Promoter of the proposed Project vide the authorization dated 01.06.17

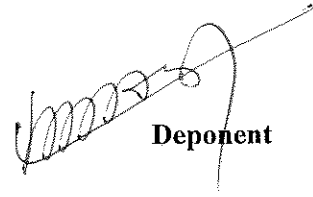
I, Bhagwan Kumar S/o Late Shankar Poddar, aged 46 years, r/o 19/122, Shivam Khand, Vasundhara, Ghaziabad duly authorised by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That the Promoter has a legal title of the Land on which the development of the project Gulmohar Gardens, Phase VIII is proposed.
2. That the time period within which Gulmohar Gardens, Phase VIII shall be completed by Promoter is November, 2020 including six months grace period.
3. That seventy per cent of the amounts realised by 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.
4. 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.
5. That the amounts from the separate account shall be withdrawn only 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.
6. That the 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.
7. That the Promoter shall take all the pending approvals on time, from the competent authorities.
8. That the Promoter have I has furnished such other documents as have been specified by the rules and regulations made under the Real Estate (Regulation and Development) Act, 2016.



A handwritten signature in black ink, appearing to read 'Bhagwan Kumar', with a long horizontal line extending to the right.

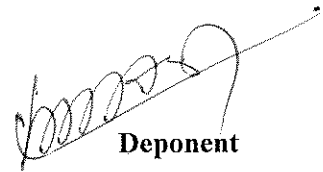
9. That the Promoter shall not discriminate on the basis of caste, religion, region, language, sex or marital status against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.


Deponent

Verification

I, Bhagwan Kumar S/o Late Shankar Poddar, r/o 19/122, Shivam Khand, Vasundhara, Ghaziabad do hereby verify that the contents in Para No. 1 to 9 of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at New Delhi on this 25th day of July, 2017


Deponent

