



सत्यमेव जयते

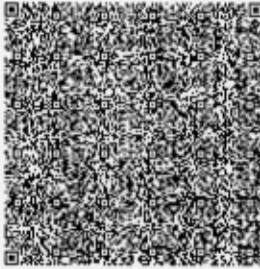
INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp



Certificate No.	: IN-DL13015873228453P
Certificate Issued Date	: 31-Jul-2017 04:37 PM
Account Reference	: IMPACC (IV)/ dl960003/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL96000327293688863342P
Purchased by	: ANSAL HOUSING AND CONSTRUCTION LIMITED
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ANSAL HOUSING AND CONSTRUCTION LIMITED
Second Party	: Not Applicable
Stamp Duty Paid By	: ANSAL HOUSING AND CONSTRUCTION LIMITED
Stamp Duty Amount(Rs.)	: 10 (Ten only)



.....Please write or type below this line.....

AFFIDAVIT CUM DECLARATION



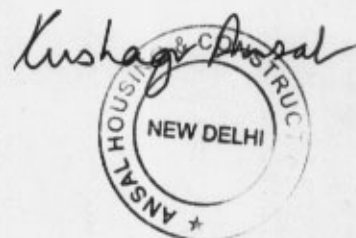
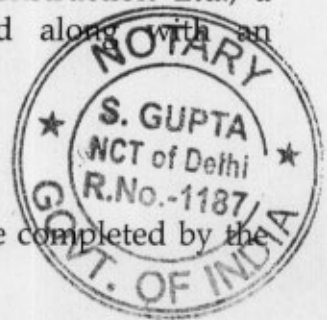
Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shoilestamp.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.

I, Mr. Kushagr Ansal S/o Shri Deepak Ansal, 82, Jor Bagh, New Delhi, Wholetime Director and CEO of M/s Ansal Housing & Construction Ltd. having its registered office at 110, Indraprakash Building, 21 barakhamba Road, New Delhi, promoter of the ongoing residential project "**ANSAL TOWN ALWAR PHASE - II**" duly authorized by the promoter of the proposed project, vide its authorization dated 29.05.2017;

I, the above named deponent do hereby solemnly declare as under and also undertake and state as under:

1. That the company M/s Cross Bridge Developers Pvt. Ltd. is promoting and M/s Ansal Housing & construction Ltd. is developing the project at Khasra No. 1427 and 1428 village Tuleda Distt. & Tehsil Alwar.
2. That the land title is in favour of M/s Cross Bridge Developer Pvt. Ltd and being developed by M/s Ansal Housing & Construction Ltd., a legally valid authentication of title of such land along with an authenticated copy is enclosed herewith.
3. That the said land is free from encumbrances.
4. That the time period within which the project shall be completed by the promoter is 31.12.2019.
5. That seventy per cent of the amounts realized by me 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.
6. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by the promoter in proportion to the percentage of completion of the project.
7. That the amounts from the separate account shall be withdrawn by the promoter 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.



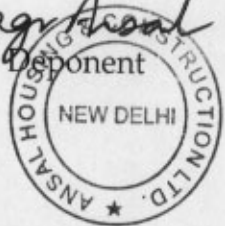
8. That the promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts 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.
9. That the promoter shall take all the pending approvals on time, from the competent authorities.
10. That the promoter have furnished such other documents as have been prescribed by the Act and the rules and regulations made thereunder and shall furnish any other further documents as and when directed by the authority.
11. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on the grounds of sex, cast, creed, religion etc.

Kushagra Ansal
Deponent
NEW DELHI


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 Delhi on this 07th day of September 2017.

Kushagra Ansal
Deponent
NEW DELHI


ATTESTED

NOTARY PUBLIC
NCT DELHI



14 SEP 2017