

Bond



Indian-Non Judicial Stamp Haryana Government



Date :09/08/2017

Certificate No. G0I2017H961

GRN No. 29474340



Stamp Duty Paid.: ₹ 101
(Rs. Only)

Penalty : ₹ 0
(Rs. Zero Only)

Deponent

Name: Vikas Sharma

H.No/Floor : Na

City/Village : Gurugram

Phone : 0

Sector/Ward :

District : Gurugram

Landmark : Na

State : Haryana



Purpose : OTHERS to be submitted at Concerned office

For Nirmai Developers Pvt. Ltd.

Authorised Signatory



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FORM-B

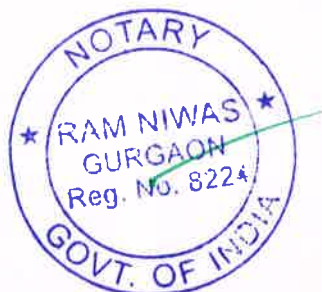
DECLARATION Affidavit cum Declaration of **Mr. Vikas Sharma** duly authorized by the promoter of the proposed project vits/his/their authorization dated _____

I, **Vikas Sharma**, Son of **Balraj Sharma** aged **40 Years** R/o **817/B Ward No. 6, Mehrauli, New Delhi- 110030**, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. The land is owned by **Chhattar Singh, Dashrath, Virajo Devi & Nimai Developers Pvt Ltd** who have 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 or phase thereof, as the case may be, is enclosed with application.
2. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is **DEC..2022** plus six months as 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawals in proportion to the percentage of completion of the project.
6. 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That I /promoter shall take all the pending approvals on time, from the competent authorities.
8. That I /promoter have / has furnished such other documents as have been specified by the rules and regulations made under the Real Estate (Regulation and Development) Act, 2016.

For Nimai Developers Pvt. Ltd.

Authorised Signatory



9. That I /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.

For Nimai Developers Pvt. Ltd.
Deponent
Authorized Signatory

Verification

I, **Vikas Sharma** Son of **Balraj Sharma** aged **40 Years** R/o **817/B Ward No. 6, Mehrauli, New Delhi 110030**, do hereby verify that the contents in para No. 1 to 10 of my above Affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at _____ on this _____ day of _____.

For Nimai Developers Pvt. Ltd.
Deponent
Authorized Signatory



ATTESTED

RAM NIWAS, ADVOCATE
NOTARY GURGAON HR. (INRI4)

09 AUG 2017