

Certificate No.

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Property Description

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- 05-Feb-2019 04:30 PM
- : IMPACC (IV)/ dl917203/ DELHI/ DL-DLH
- SUBIN-DLDL91720384778075261518R
- NBCC INDIA LIMITED
- Article 4 Affidavit
- Not Applicable

(Zero)

- NBCC INDIA LIMITED
- SADITYA
- NBCC INDIA LIMITED

(One Hundred only)





.Please write or type below this line_____





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FORM 'A' [See rule 3(2)]

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. S. Aditya duly authorized by the promoter of the proposed project vide its/his/their authorization dated 20th Feb 2019

| , S. inde | Aditya duly authorized by the promoter of the proposed project do hereby solemnly declare, entake and state as under: |
|---------------------|---|
| 1. | That I / promoter have / has a legal title to the land on which the development of the project is proposed. |
| | ORhave/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 is enclosed herewith. |
| 2. | That the said land is free from all encumbrances. OR That details of encumbrances N.A including details of any rights, title, interest or name of any party in or over such land, along with details. |

- 3. That the time period within which the project shall be completed by [me/promoter] is April 2021.
- 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.
- That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 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.
- 7. That I/ the promoter shall take all the pending approvals on time, from the competent authorities.
- That I/ the promoter have/ has furnished such other documents as have been prescribed by the rules and regulations made under the act.
- 9. That I / 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 any grounds.

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<u>Verification</u>

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 21st day of February 2019.

Deponent



NOTAR PUBLICATION ATTESTED





An IS/ISO 9001:2015 Company (For Providing Project Management Consultancy and Execution of the Projects)

NO: NBCC/36(BS)/2019/1193

Dated: 20th February, 2019

TO WHOM SO EVER IT MAY CONCERN

Sub: Authority Letter.

I, Rajendra R Chaudhari, Director (Commercial) of 'NBCC (India) Limited' (NBCC) do hereby authorise Sh.S Aditya, General Manager(Engg.) to sign, execute, file or submit papers/information/ documents etc and to do all such acts, deeds and things as may be required with respect to registration of Real Estate & Redevelopment Projects of NBCC under the Real Estate (Regulation and Development) Act, 2016 with the concerned regulatory authorities as may be required from time to time.

For and behalf of NBCC (India) Limited

Rajendra R Chaudhari Director (Commercial)

राजेन्द्र चौघरी / RAJENDRA CHAUDHAKI निदेशक (वाणिज्य) / Director (Commercial) एनबीसीसी (इंडिया) लिगिटेड/NBCC (INDIA) LIMITED (शारत सरकार का उद्यम/A Govt. of India Enterprise) एनबीसीसी मवन, लोधी रोड/NBCC Bhawan, Lodhi Road नई दिल्ली—110003/New Delhi-110003