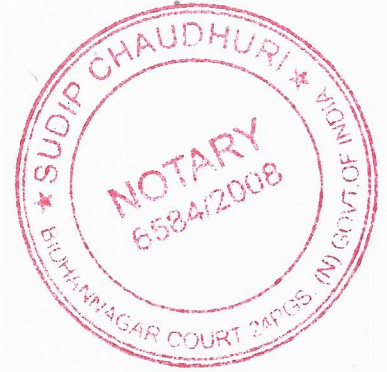


पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

AA 943894

BEFORE THE NOTARY PUBLIC  
AT BIDHANNAGAR  
DIST.-NORTH 24 PARGANAS



FORM-A  
[see rule 3(2)]

**Affidavit cum Declaration**

Affidavit cum Declaration of Mr. Sharad Jain, duly authorized by the Promoter of the proposed project, vide its authorization dated 23.11.2017;

I, Sharad Jain, son of Hem Kumar Jain, aged about 40 years, residing at Hazaribagh Road, P.O.- Bariatu, P.S.- Sadar, Ranchi- 834009, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

*Sharad Jain*

22 DEC 2018

*Sudip Chaudhuri*  
S. CHAUDHURI  
★NOTARY★  
GOVT. OF INDIA  
Regd. No.-6584/08  
Bidhannagar Court  
Dist.-North 24 Pgs.

ক্রমিক নং ১৪১১

মুদ্রা হাট এ.ডি. এস.আর. অফিস  
জেলা-দা. ২০পরণা

সন ২০১৬

Mobias Infrastructure Pvt. Ltd.  
Chinarpak,  
Kot-136

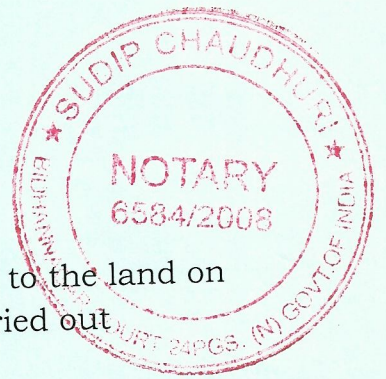
ক্রেতার নাম

সাক্ষর


স্বাক্ষর

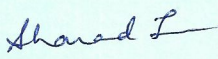
তারিখ ২০/১১/১৬

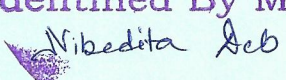
Handwritten signature and initials



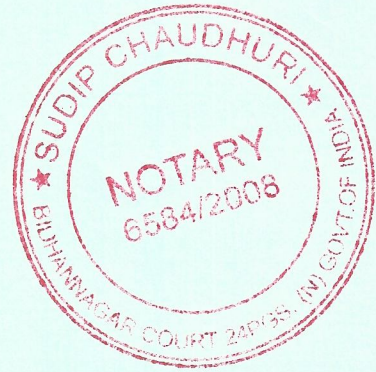
1. That, Morias Infrastructure Private Limited has a legal title to the land on which the development of the proposed project is to be carried out  
AND  
a legally valid authentication of title of such land alongwith an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me is 08.07.2021.
4. That seventy percent 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.
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 form 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/ 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 prescribed by the rules and regulations made under the Act.
9. 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.

  
**S. CHAUDHURI**  
\*NOTARY\*  
GOVT. OF INDIA  
Regd. No.-6584/08  
Bidhannagar Court  
Dist.-North 24 Pgs.

  
Deponent

**Identified By Me**  
  
**ADVOCATE**

**22 DEC 2018**



**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 Kolkata on this 22nd day of December, 2018.

*Ashraf C.*  
Deponent

**Identified By Me.**

*Nibedita Deb*  
ADVOCATE

*S. Chaudhuri*  
**S. CHAUDHURI**  
**\*NOTARY\***  
GOVT. OF INDIA  
Regd. No.-6584/08  
Bidhannagar Court  
Dist.-North 24 Pgs.

**22 DEC 2018**