

INDIA NON JUDICIAL

Government of Uttar Pradesh

e-Stamp

Prasad Kumar
प्रमोद कुमार (ACC)
ना0न0 281, 20 नवलुन नार्किट
मो0 : 9211681000, नाजियाबाद

Certificate No.	: IN-UP19591349399861V
Certificate Issued Date	: 27-May-2023 04:43 PM
Account Reference	: NEWIMPACC (SV)/ up14071204/ GHAZIABAD SADAR/ UP-GZB
Unique Doc. Reference	: SUBIN-UPUP1407120433909503484696V
Purchased by	: AIG BUILDCON PRIVATE LIMITED
Description of Document	: Article 4 Affidavit
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: AIG BUILDCON PRIVATE LIMITED
Second Party	: Not Applicable
Stamp Duty Paid By	: AIG BUILDCON PRIVATE LIMITED
Stamp Duty Amount(Rs.)	: 100 (One Hundred only)



Please write or type below this line



FDI AIG BUILDCON PRIVATE LIMITED
Rajeshwari
Dire

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shoilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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 rule3(4)]
Affidavit cum Declaration

Affidavit cum Declaration of Mr. Rajeev Aggarwal promoter of the proposed project, vide his authorization dated 21-01-2020.

I, promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I Rajeev Aggarwal have a legal title to the land on which the development of the project is proposed 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 mortgaged with Kautilya real estate fund & project funding of Rs. 44,00,00,000/- (Forty Four crore only) out of which 8,50,00,000/- (Eight crore fifty lakh only) has been availed.
3. That the time period within which the project shall be completed by me is 14-05-2029.
4. 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.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 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.
7. That I, Rajeev Aggarwal 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 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.
8. That I, Rajeev Aggarwal shall take all the pending approvals on time, from the competent authorities.
9. That I, Rajeev Aggarwal have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I, Rajeev Aggarwal 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.



for AIG BUILDCON PRIVATE LTD.
Rajeev
Director
Deponent

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 Ghaziabad on this 27 day of May 2023.

for AIG BUILDCON PRIVATE LTD.
Rajeev
Director
Deponent

ATTESTED
27 MAY 2023
Mehar Chand Paul
Notary Advocate
Regn. No. 13416