

उत्तर प्रदेश UTTAR PRADESH

CZ 083835

AFFIDAVIT CUM DECLARATION

I, Achal Raina, S/o Shri Anand Narayan Raina, aged 52 years, Director of **M/s Brick Rise Developers Pvt. Ltd.**, a company incorporated under the Companies Act, 2013, having its registered office at 7th Floor, Regd. Office: 7th Floor, Tower B, Plot No. 8, Sector-127, Noida-201301, (hereinafter referred to as "**Promoter**"), do hereby solemnly swear, declare, undertake and state as under:

1. That I am the Director of the Promoter Company and am duly competent and authorised to depose the present affidavit vide Board Resolution dated 04th September, 2017 passed by the Board of Directors of the Promoter Company.
2. That the Promoter is proposing to develop a group housing complex on plot no. SC-02/H and SC-02/I, Sector 150, Noida measuring 72,000 square meters (approximately 18 acres) [Total Land] in phase wise manner and presently Phase -2 Project for which registration is sought by the Promoter is being developed on **9503.00 Sq. mtrs.** of land comprising of 160 units along with amenities, facilities, services etc. and such other developments as may be permitted (the "**Project/ Phase- 2 Project**").



3. That the Promoter has a legal title over the land on which the development of the Project is proposed.
4. The receivables of Phase- 2 Project is proposed to be hypothecated in favour of IndusInd Bank Ltd., Barakhamba Road Branch, New Delhi-110001 by way of first charge including sold and unsold units on the land admeasuring 9503.00 sq. mtrs. situated at Plot No.SC - 02/H & I, Sector 150, Noida excluding development management fee.
5. That the time period within which the Project shall be completed by the Promoter is **30th September 2024**.
6. That 70% (seventy per cent) of the amounts realized by the 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 the said amount shall be used only for that purpose.
7. That the amounts from the separate account, to cover the cost of the Project, shall be withdrawn in proportion to the percentage of completion of the Project.
8. That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a practicing chartered accountant and that the withdrawal will be in proportion to the percentage of completion of the Project.
9. 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.

10. That the Promoter shall take all the pending approvals on time, from the competent authorities.



11. That the Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
12. 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 any grounds.



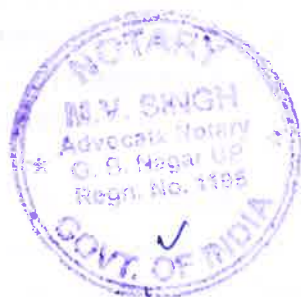
(DEPONENT)

VERIFICATION

Verified at Noida that on this 11th day of October, 2017, that the contents of the present Affidavit cum Declaration are true and correct to the best of our knowledge and the records maintained by the Promoter Company and nothing material has been concealed therefrom.



(DEPONENT)



ATTESTED

M.V. SINGH
ADVOCATE, NOTARY
NOIDA, G.S. NAGAR

11 OCT 2017