

INDIA NON JUDICIAL



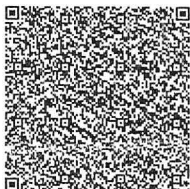
IN-UP08987601485928V

Government of Uttar Pradesh

e-Stamp

DALCHAND STAMP VENDOR
ACC No: UP14087504
Licence No.- 499
Civil Court, Ghaziabad
M: 9936627361, 9454815303

Certificate No. : IN-UP08987601485928V
Certificate Issued Date : 09-Sep-2023 11:56 AM
Account Reference : NEWIMPACC (SV)/ up14087504/ GHAZIABAD SADAR/ UP-GZB
Unique Doc. Reference : SUBIN-UPUP1408750413575387182924V
Purchased by : GALACTIC CITY PVT LTD
Description of Document : Article 4 Affidavit
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : GALACTIC CITY PVT LTD
Second Party : Not Applicable
Stamp Duty Paid By : GALACTIC CITY PVT LTD
Stamp Duty Amount(Rs.) : 10
(Ten only)



Please write or type below this line

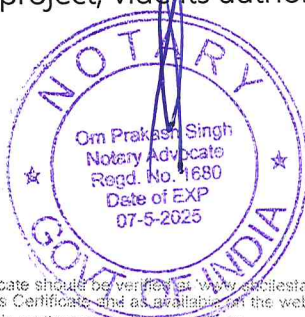
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FORM 'B'
[See rule3(4)]

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of Mr Akshit Poddar, duly authorized by the promoter of the proposed project, vide its authorization dated 14.07.2023



For Galactic City Pvt. Ltd.

Akshit Poddar
Authorised Signatory

11 OCT 2023

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.e-stampstamp.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.

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

1. That promoter has a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is 30 Nov 2024.
4. 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.
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 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.
8. That promoter shall take all the pending approvals on time, from the competent authorities.



For Galactic City Pvt. Ltd.

[Signature]
Authorised Signatory

11 OCT 2023

9. That promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That 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.

For Galactic City Pvt. Ltd.

dhshyedar
Deponent
Authorised Signatory

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at on this day of.

For Galactic City Pvt. Ltd.

dhshyedar
Deponent
Authorised Signatory



ATTESTED
dhshyedar
Om Prakash Singh
Advocate Reg. No. 1680

11 OCT 2023