



पंजाब PUNJAB

AG 326462

**FORM 'B'**

[See rule 3(3)]

**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. Balvinder Singh Kalra promoter of the project – **CANVAS** duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 20<sup>th</sup> Jan 2019.

I, Balvinder Singh Kalra promoter of the above proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake 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 OR have/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.

OR

2. That the said land is free from all encumbrances.
3. That the time period within which the project shall be completed by Canvas Promoters and Developers is 31<sup>st</sup> March 2024.

Canvas Promoters & Developers

*Balvinder Singh Kalra*  
Authorized Signatory





4. That seventy per cent of the amounts realized by Canvas Promoters and Developers 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. PUNJAB GOVT. GAZ. (EXTRA), JUNE 8, 2017 (JYST 18, 1939 SAKA) 116

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 Canvas Promoters and Developers 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.

8. That Canvas Promoters and Developers shall take all the pending approvals on time, from the competent authorities.

9. That Canvas Promoters and Developers have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That Canvas Promoters and Developers 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.

Read over & admitted correct

Canvas Promoters & Developers  
Deponent

Authorized Signatory

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 \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_, 2020

Deponent

Canvas Promoters & Developers

Authorized Signatory

Vasinder Pal  
S.co-12-Sec 66-A1 Mohali.

I identify the deponent/executor who has signed/thumb marked in my presence.

DECLARE BEFORE ME  
ATTENDED

HUKAM SINGH  
NOTARY  
S.A.S. Nagar (Pb.)-INDIA