



ਪੰਜਾਬ ਪੰਜਾਬ PUNJAB

K 729788

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. Ajay Kumar, S/o Sh. Mohinder Kumar R/o Ward No.8, Dardi Colony Samana, Tehsil - Samana, Distt.-Patiala, Shambhu Ram Mohan Lal Patiala, By Pass Road Samana, Punjab-147101, Partner of "GBP Real Assets" Address- Cabin No. 14, First Floor, GBP Business Square, Barwala Road, Derabassi, Punjab - 140507 for the project "Smart City Banur" Village: Ward No. 1, H.B No. 280, MC - Banur, Banur to Landran Road, SAS Nagar & duly authorized by the registered Partnership Deed of the proposed project, duly registered with Registrar of Firms & Societies, Punjab, Vide Sr. No. 0443, dated: 16-July-2020. Mr. Ajay Kumar Partner of registered partnership firm "GBP Real Assets" is authorized signatory to sign the "Form-B" through the resolution passed on 10-Aug-2020.

1. That promoter has a legal title to the land on which the development of the project is proposed
2. That the said land has no charge of the loan on the Project.
3. That the time period within which the project shall be completed by promoter is 31-Mar-2025.
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.

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has accepted this correct

For GBP REAL ASSETS  
Ajay Kumar

Partner  
04 SEP 2020

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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



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the Deponent/Executant He/She  
has accepted this correct

For GBP REAL ASSETS

Ajay Kumar

Partner

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 \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_

For GBP REAL ASSETS

Ajay Kumar

Deponent

Partner

04 SEP 2020

ON DAY..... OF 20.....  
K.P. SINGH NOTARY APPOINTED UNDER  
THE NOTARY ACT 1952 AUTHENTICATE  
ATTESTED / EXECUTE OF ABOVE INSTRUMENT.

NOTARY ZIRAKPUR