



## AFFIDAVIT - CUM - DECLARATION

Affidavit cum Declaration of Suksha Developers Private Limited, promoter of the proposed project "Sushma Belleza" through its Director Mr. Bharat Mittal, authorized by the promoter of the proposed project, vide its Board Resolution dated 01<sup>st</sup> December, 2020;

We, Suksha Developers Private Limited, through its Director Mr. Bharat Mittal, promoter of the proposed project "Sushma Belleza", do hereby solemnly declare, undertake and state as under:

1. That the promoter has purchased the land for the development of the real estate project, copy of which is enclosed herewith.
2. That the details of encumbrances, if any, including details of any rights, title, interest or name of any party in or over such land, along with details is enclosed herewith.
3. That the time period within which the project shall be completed by me/promoter is 31.12.2027.
4. That seventy per cent of the amounts realized by me/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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 I / 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 I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / 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.

Certified that the Affidavit SPA/GPA/ this document has been read over & explained to the Deponent/Executant who seemed/directly to understand the same at the time of making & signing the documents.

For Suksha Developers Pvt. Ltd.

Director  
DEPONENT

### VERIFICATION: -

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

For Suksha Developers Pvt. Ltd.

Verified by me at Chandigarh on this 02<sup>nd</sup> day of December, 2020.



Director  
DEPONENT

2 DEC 2020

**SUKSHA DEVELOPERS (P) LIMITED**  
Unit No. B-107, Business Complex,  
Elite Mall, 1st Floor, Industrial Area,  
Phase-1, Chandigarh.

44/54  
23/10/2020

**PAWAN KUMAR**  
Stamp Vendor  
Estate Office  
Sector 17, Chandigarh.