

भारतीय गैर न्यायिक

दस
रुपये

₹.10

TEN
RUPEES

Rs.10



INDIA NON JUDICIAL

N. MOHANTY
NOTARY
Regd. No. ON 20/94
382, Bhoi Nagar,
Bhubaneswar-751022

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57AA 873337

FORM-A

AFFIDAVIT -CUM – DECLARATION

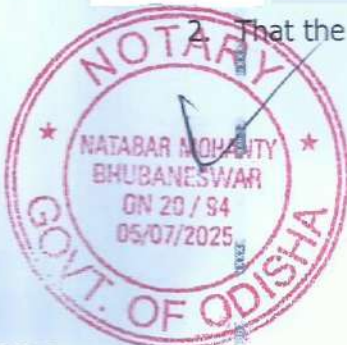
Project Name- HP Square

Affidavit cum Declaration of Sri Chetan Kumar Tekariwal promoter of the proposed project;
"HP Square" situated at Mz-Baramunda, Bhubaneswar Sahar, Bhubaneswar, Dist- Khurda.

I, **Sri Chetan Kumar Tekariwal** Director of M/s **Harshpriya Constructions Pvt Ltd** a
and authorized signatory of the project do hereby solemnly declare, undertake and state as
under: -

1. That I/Promoter have a legal title to the land on which the development of the 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 land owner and promoter for
development of the real estate project name as "HP Square" over Plot No-
1140,1141,1142,1142/2350,1143,1146,1147,1138 & 1148 at Mouza- Baramunda
(Bhubaneswar Sahar) , Bhubaneswar, Dist- Khurda. is enclosed herewith.

2. That the said land is free from all encumbrances.



For Harshpriya Constructions Pvt. Ltd.

ex. Per. account

Director

3. That the time period within which the project shall be completed by me/promoter is **31.12.2026**.
4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the projects, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn by me/the promoter after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I/the 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 Act and rules and regulations made under thereunder.
10. That I/promoter shall not discriminate against any allottee at the time of allotment any apartment, plot or building as the case may be.

For Harshpriya Constructions Pvt. Ltd.

C.K. Tripathi

Deponent

Director

Verifications

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 Bhubaneswar on this 18th day of April 2022.

For Harshpriya Constructions Pvt. Ltd.

C.K. Tripathi

Deponent

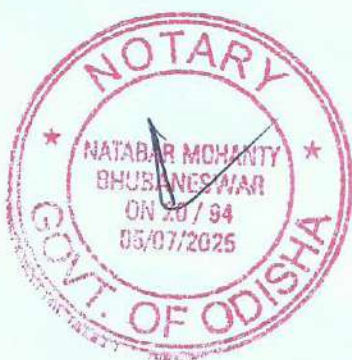
Director

SWORN BEFORE ME

N. Mohanty

N. MOHANTY
NOTARY
 Regd. No. ON 20/94
 382, Bhoi Nagar,
 Bhubaneswar-751022

18.04.2022



Identified by me.
N. Mohanty
 Advr.
 Enrl. No-D/2984/2011