



सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

₹500

e-Stamp

Certificate No. : IN-DL65130404862454X
 Certificate Issued Date : 07-Apr-2025 05:19 PM
 Account Reference : IMPACC (IV)/ dl983903/ DELHI/ DL-DLH
 Unique Doc. Reference : SUBIN-DL65130404862454X
 Purchased by : BUILDHIGH INFRA LLP
 Description of Document : Article 4 Affidavit
 Property Description : Not Applicable
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : BUILDHIGH INFRA LLP
 Second Party : Not Applicable
 Stamp Duty Paid By : BUILDHIGH INFRA LLP
 Stamp Duty Amount(Rs.) : 500
 (Five Hundred only)

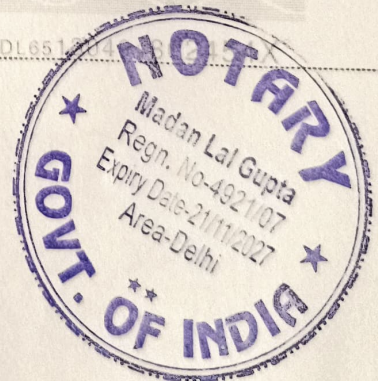
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₹500

Please write or type below this line

IN-DL65130404862454X



[Signature]

07 APR 2025

Statutory Alert:

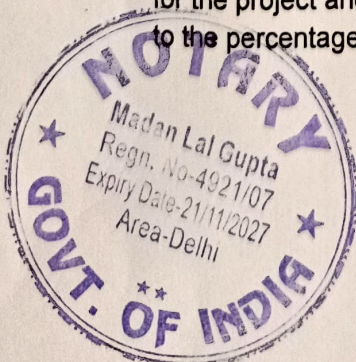
1. The authenticity of this Stamp certificate should be verified at www.sholestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

Affidavit Cum Declaration

Affidavit cum Declaration of **M/s Buildhigh Infra LLP**, Limited Liability partnership, registered under LLP Identification No. AAY-6559 Dated 18-09-2021 at Delhi under the Companies Act 2013, having its office at Shop No. 2, Plot No. 23, Block – 7, Kirti Nagar Industrial Area, New Delhi, 110 015, promoter of the project named **Casa Paraiso** represented herein by the Authorised Person, Mr. Gautam Sethi son of Mr. Harish Sethi aged 42 years, Married, businessman, resident of J-118, Ramesh Nagar, Kirti Nagar, New Delhi – 110 015.

I do hereby solemnly declares, undertake and state as under.

- (1) That **M/s Buildhigh Infra LLP** has a legal title to the plot bearing survey 5432 on the land on which the development of the project namely Casa Paraiso is proposed.
- (2) That the project land is free from all encumbrances.
- (3) That the time period within which the project shall be completed by **M/s Buildhigh Infra LLP** is 15-03-2028;
- (4) That seventy per cent of the amounts realised by **M/s Buildhigh Infra LLP** 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 shall be withdrawn in accordance with section 4 (2) (1) (D) read with rule 5 of the Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on website) Rules, 2017.
- (6) That **M/s Buildhigh Infra LLP** shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing 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 compliances with the proportion to the percentage of completion of the project.

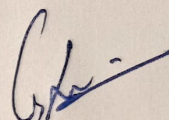


A handwritten signature in blue ink, appearing to be "Gautam Sethi".

07 APR 2025

- (7) That **M/s Buildhigh Infra LLP** shall take all the pending approvals on time, from the competent authorities.
- (8) That **M/s Buildhigh Infra LLP** shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of the said Rules, within seven days of the said changes occurring.
- (9) That **M/s Buildhigh Infra LLP** has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
- (10) That **M/s Buildhigh Infra LLP** promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

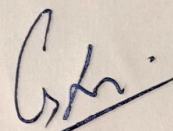
Solemnly affirmed on 07th day of April 2025 at Anjuna, Goa


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 Anjuna, Goa on this 07th day of April 2025.


Deponent



ATTESTED

NOTARY PUBLIC
DELHI (INDIA)
07 APR 2025