



गोवा GOA



Date 14/01/18 Serial No. 6848
Discrp. of Stamps NJ Value 500/-
Name of Purchaser L.P.D.L.
Residence Panaji
Sign. of Purchaser [Signature]
Vendor; Casa Naik, Panaji - Goa [Signature]
LIC. No. 1/88 dtd. 26/2/1988

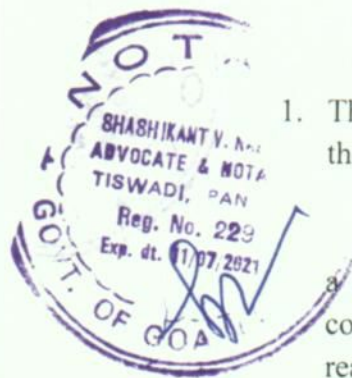
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AFFIDAVIT

Affidavit cum Declaration of Mr. Prakash Jalan, Managing Director of *M/s. Linc Property Developers Limited*, Promoter of the proposed project named LINC CAMELLIA, vide authorized by the Promoter of the proposed project vide its authorization dated 07/02/2018.

I, Mr. Prakash Jalan, son of Mr. Surajmal Jalan, 52 years, married, Indian National, resident of B-33, F1/S1, Milroc Ribandar Retreat, Ribandar, Goa, authorized by Promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

[Signature]



1. That the Promoter has a legal title report to the land on which the development of the project is proposed

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.
2. That, the said project land is free from all encumbrances.
3. That the time period within which the project shall be completed by Promoter is 31.03.2019.
4. That, seventy per cent of the amounts realized by the Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate bank 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 the 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 the Promoter shall take all the pending approvals on time from the competent authorities.
9. That the Promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That the 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.
11. That the said project is self-financed by the promoter.

Solemnly affirmed on this 30th day of July of the year 2018.

Shri. Prakash Jalan
Deponent



VERIFICATION

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified on this 30th day of July 2018.

Shri. Prakash Jalan
Deponent



Solemnly affirmed before me by

Shri/Smt. Prakash Jalan

who has been identified by

PN

Whom I personally know

Reg. No. 2476 Dated 30/07/2018

SHASHIKANT V. NABAR
Advocate & Notary
Tiswadi Taluka
Panaji-Goa.403 001
Reg. No. 129