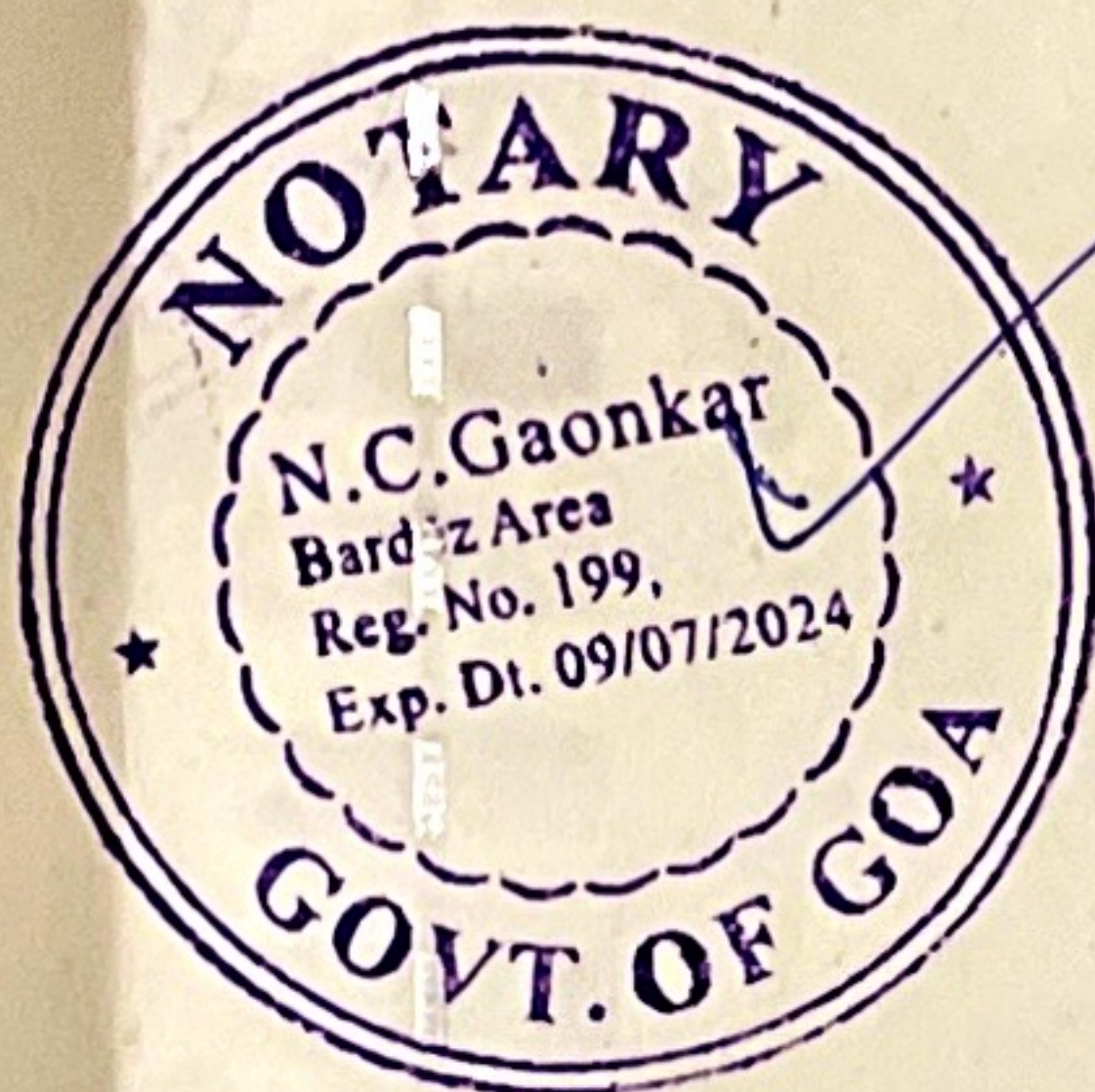




गोवा GOA

DATE 21/2/23 SR. No. 6878 VALUE 500/-  
NAME OF PURCHASER Action Metaliks (P) Ltd  
RESIDENT OF Marguza PURPOSE .....  
PLACE OF VENDOR, PANAJI



VENDOR SIGN.  
CHANDRAKANT PATIL  
Lic. No. AC/STP/VEN/LIC/23/2004

[Signature]  
PURCHASER SIGN.

### AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **MR. VIPRAV TIBREWAL**  
Director in **ACTION METALIKS PRIVATE LIMITED**, duly  
authorized by the promoter of the proposed project named  
"**RENAISSANCE**", vide its authorization dated NA;

[Signature]

[Signature]



I, Mr. VIPRAV TIBREWAL son of MR. PRABHAT KUMAR TIBREWAL, aged 30 years, Indian National, Director ACTION METALIKS PRIVATE LIMITED, the promoter of the proposed project do hereby solemnly declare, undertake and state as under :

1. That promoter have/has a legal title Report to the land on which the development of the project is proposed.
2. That the project land is free from encumbrances.
3. That the time period within which the project shall be completed by the promoter from the date of registration of project is 31/12/2025.
4. For ongoing project on the date of Commencement of the rules: That seventy per cent of the amounts realized by the promoter for the real estate project from time to time, shall be deposited in a separate account to be maintain in a schedule 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 That the amounts from the separate accounts shall be withdrawn in accordance with section 4 (2) (L) (D) read with Rule 5 of Goa real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rate of interest and disclosures on Website) Rules 2017.
6. That the promoters 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 a chartered accountant and it shall be verified during the audit that the amounts collected for a particular projects has been utilized for the projects and the withdrawal has been in compliance with the proportion to the percentage of completion of the projects.

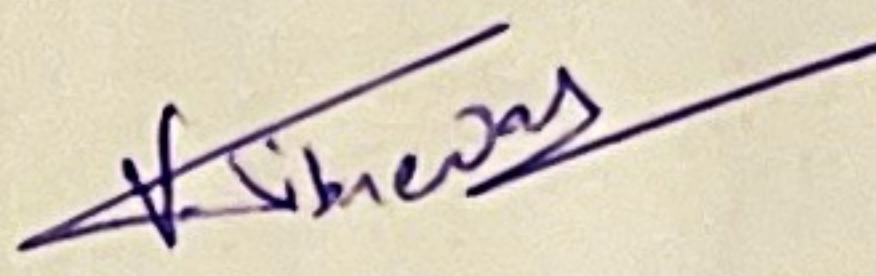


*V. Tibrewal*



7. That the promoters shall take all the pending approvals on time from the competent authorities.
8. That the promoters 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 7 days of the said changes occurring.
9. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under that.
10. That the promoters 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.

Solemnly affirmed on 23<sup>rd</sup> the day of February, 2023

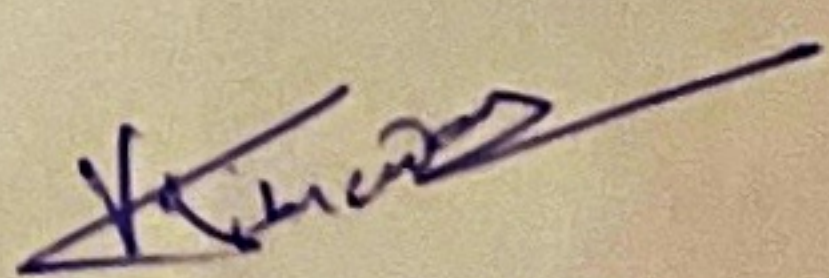
  
**MR. VIPRAV TIBREWAL**  
 Deponent

ADHAR NO.

### VERIFICATION

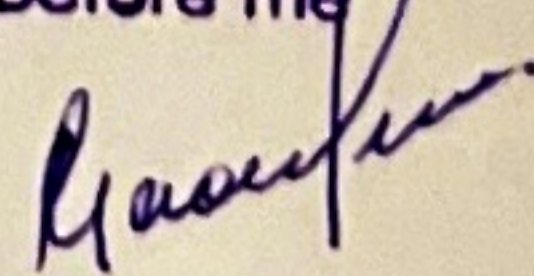
The contents of the above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Goa on this 23<sup>rd</sup> day of February, 2023

  
**MR. VIPRAV TIBREWAL**  
 Deponent

ADHAR No. [REDACTED]

Solemnly affirmed  
 Before me

  
 N. C. Gaonkar  
 Advocate & Notary  
 Mapusa Bardez - Goa  
 Dr. No. 6868/2023.

23 FEB 2023

