



राजस्थान RAJASTHAN

FORM-B
[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. Megharam duly authorized by the promoter of the proposed project vide their authorization dated 13-08-2025.

I, Megharam S/o Birda Ram aged about 60 years R/o 112, Govind Nagar Vistar, Kalwar Road, Gokulpura, Jhotwara, Jaipur – 302012 duly authorized by the promoter M/s Parth Sarthi Buildstate Private Limited of the proposed project "Parth Aangan" do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title to the land on which the development of the project is proposed.
2. That the promoter has **taken** project construction loan of ₹ 8,00,00,000.00 (Rupees Eight Crore Only) for this project from **Aadarsh Co-operative Bank Ltd.** (Loan Sanction Letter is enclosed in Online Application)
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is **30-09-2027** (Project Completion Date).
4. That seventy per cent of the amounts realised by 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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

ATTESTED

NOTARY
District Jaipur Rajasthan (Ind)
13 SEP 2025

For Parth Sarthi Build Estate (P) Ltd.

Director

13 SEP 2025

03563

मूल्य 100/-

मि. एस. दास सारणी मिला. उद्देश्य ज. ली. डा. मेधा राव

तब स स्थान 2/1, Road. Floor गौरीपुर विवरण

संक लरीदने क आशय जय सम्बन्धि

पि का मूल्यांकन रु. हेतु

रामदेव बोरहा
ला. स्टाम्प पेकेट
13 SEP 2025 02-03
विशेषीय परिसर अग्र



संयोजन स्टाम्प अधिनियम, 1998 के अन्तर्गत
स्टाम्प पत्र पर प्रसारित अधिनियम

1. आधारभूत अन्तर्गत सुविधा हेतु
(धारा 2-क)-10% रुपये 100/-

2. गाय और लम्बी नस्ल, सं संरक्षण और प्रोत्साहन हेतु
(धारा 3-ब)/प्रादेशिक आयदायी एवं प्रायः निमित्त

आयदायी के निमित्त हेतु - 20% 20/-

3. गाय और लम्बी नस्ल, सं संरक्षण और प्रोत्साहन हेतु
(धारा 3-ब)/प्रादेशिक आयदायी एवं प्रायः निमित्त

आयदायी के निमित्त हेतु - 20% 20/-

Director

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 promoter shall take all the pending approvals on time, from the competent authorities.

9. That promoter have / has furnished such other documents as have been specified by the rules and regulations made under the Real Estate (Regulation and Development) Act, 2016.

10. That promoter shall not discriminate on the basis of caste, religion, region, language, sex or marital status against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any ground.

Deponent

For Parth Sarthi Buildestate Private Limited

For Parth Sarthi Build Estate (P) Ltd.

Megharam

(Director / Authorized Signatory)
Director

VERIFICATION

I, **Megharam S/o Birda Ram** aged about **60 years** R/o **112, Govind Nagar Vistar, Kalwar Road, Gokulpura, Jhotwara, Jaipur – 302012** do hereby verify that the contents in para No. 1 to 10 of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Deponent

For Parth Sarthi Buildestate Private Limited

For Parth Sarthi Build Estate (P) Ltd.

Megharam

(Director / Authorized Signatory)
Director

ATTESTED

NOTARY
District Jaipur Rajasthan (India)

13 SEP 2025