

भारतीय गैर न्यायिक

पचास
रुपये
रु.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

FORM-B

BV 172274

[See rule 3(4)]

DECLARATION



I, **HEMANT ROCHWANI** Son of Gagandas Rochwani, aged about 47 years, R/o 71, Suraj Nagar, 18 E Chopasani Housing Board, Jodhpur, Nandanwan, Rajasthan – 342008 duly authorized by Shree Ramdev Infra And Land Developers who is the promoter of the proposed project “**HANS RAMDEV CITY**” situated at Khasra No. 166, 166/1, 166/3, 166/4, Village - Gangana, Tehsil- Luni, District- Jodhpur, State- Rajasthan do hereby solemnly declare, undertake and state as under:



1. That I / promoter have / has a legal title to the land on Which the development of the project is proposed.

That the said land is free from all encumbrances.

cont.....2

For Shree Ramdev Infra & Land Developers

Partner

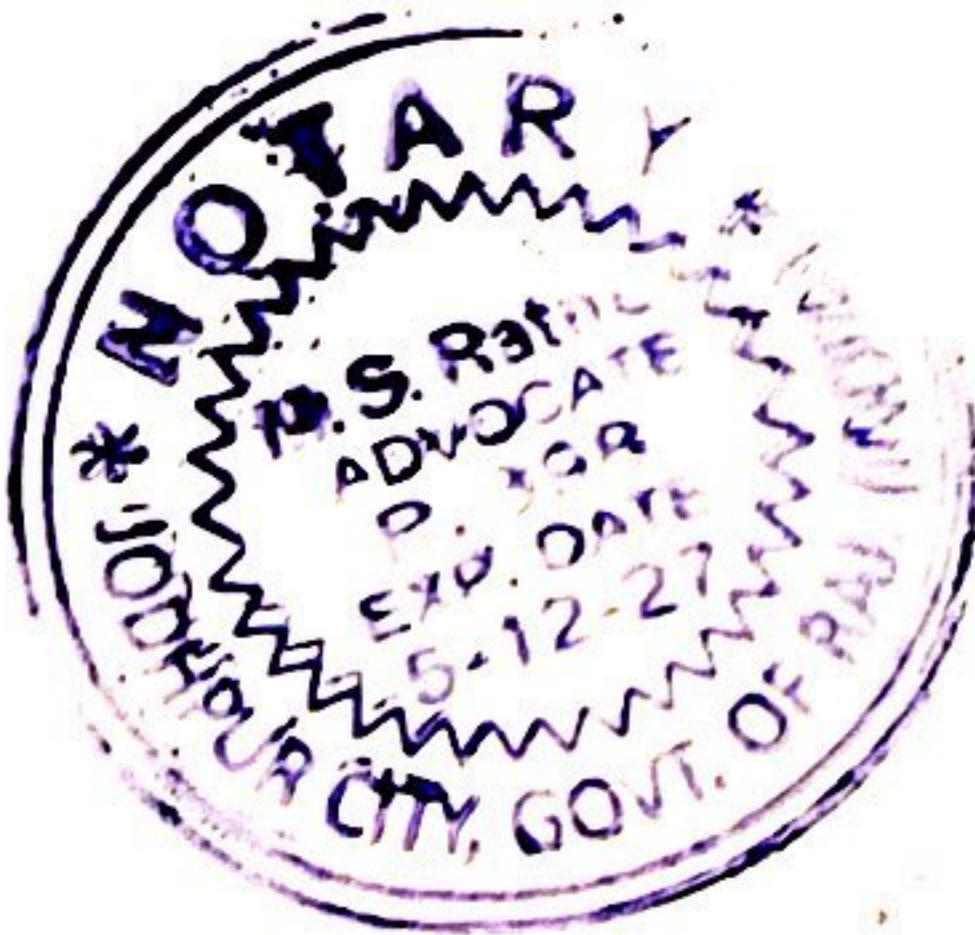
ATTESTED

NOTARY, JODHPUR
6/18/24

नाम गुणक विवेक: सुनील व्यास गुणक संख्या 65/2011/जोधपुर/राजस्थान
 रजिस्टर क्रम संख्या (315) 05-8-11 गुणक वेतु व क्रम संख्या 52
 गुणक जेता का नाम ईश्वर शर्मा 21/12/11
 पता दे-रा नौया
 प्रयोजन रातन
 (हस्ताक्षर की पता में हस्ताक्षर) मणिशर्मा
 जेता/हस्ताक्षर के हस्ताक्षर
 पिकप त्याक:-431, प्रथम 'सी' रोड, सादरपुर, जोधपुर

राजस्थान स्टांप अधिनियम, 1998 के अन्तर्गत स्टांप राशि पर प्रसारित अधिभार	
1. आगत भूत आसुरचना सुविधाओं हेतु (धारा 3-क) - 10 प्रतिशत रुपये	1
2. पाव और पट्टी सड़ के सरंक्षण और संवर्धन हेतु (धारा 3-ग) प्राकृतिक आपदाओं एवं मानव निर्मित आपदाओं के निवारण हेतु - 20 प्रतिशत रुपये	6
कुल योग	17
हस्ताक्षर स्टांप वेन्डर	

3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 01.11.2025.
4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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.



cont.....3

For Shree Ramdev Infra & Land Developers

Partner

ATTESTED

NOTARY, JODHPUR

8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter 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 grounds.

For Shree Ramdev Infra & Land Developers

Partner

HEMANT ROCHWANI

(Deponent)

VERIFICATION

I, **HEMANT ROCHWANI** Son of Gagandas Rochwani, aged about 47 years, R/o 71, Suraj Nagar, 18 E Chopasani Housing Board, Jodhpur, Nandanwan, Rajasthan – 342008 duly authorized by Shree Ramdev Infra And Land Developers 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 there from.

For Shree Ramdev Infra & Land Developers

Partner

HEMANT ROCHWANI

(Deponent)

ATTESTED

NOTARY, JODHPUR



IDENTIFIED BY