



राजस्थान RAJASTHAN

BP 840448

FORM-B

[See rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. KARAN SINGH promoter of the proposed project "ASHAPURNA NRI PHASE- V" situated at Khasra No. 99/6, 99/7, 99/9, 99/10, 101/1, 101/3, 101/4, 101/5, 104, 292/99 of Village Bhakrasni Tehsil- Luni, District- Jodhpur, State Rajasthan duly authorized by the promoter of the proposed project vide its/his/their authorization dated

I, Karan Singh Son of Sh. Mohan Singh aged 55 Years R/o Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. The land is owned by M/s Ashapurna Buildcon Limited, Smt. Supriya Kanwar, Shri Peera Ram, Smt. Teena Singh, Shri Narayan Singh, Smt. Payal Gupta & Shri Dola Ram and who have a legal title to the land on which the development of the proposed project is to be carried out 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 or phase thereof, as the case may be, is enclosed with application.
2. That the said land is free from all encumbrances.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 10-11-2027.

For Ashapurna Buildcon Ltd.

Authorised Signatory

NOTARY, JODHPUR

4/9/2023

नाम मुद्रांक विक्रेता श्रीमती पूर्णिमा सुराजा गुजरात राज 17/जोधपुर राहस्य/2020

रजि. क्रम संख्या 4159 दि. 4/9/23 मुद्रांक पैलु या क्रम संख्या 50/-

मुद्रांक क्रेता का नाम करण सिंह पिता/पति का नाम एच. मोहन सिंह

पता इन्डियारा, जोधपुर

प्रयोजन श्रमदायक

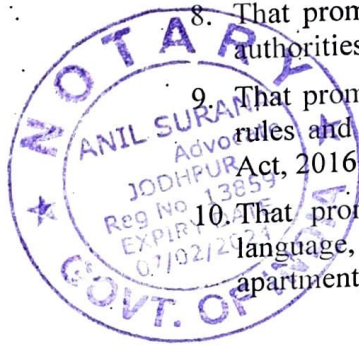
(हस्तो क्रय की वशा में हस्तों का नाम पता देवे - 5 रु)

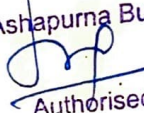
क्रेता/हस्तों के हस्ताक्षर Dingle मुद्रांक विक्रेता के हस्ताक्षर

वैकल्प स्थान:- जसवंत कॉलेज, रैन हॉस्टल के पास, सतनाड़ा रोड, जोधपुर

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प राशि पर प्रभाविता अधिभार	
1. आधारभूत अवसंरचना सुविधाओं हेतु (धारा 3-क) - 10% रुपये	5
2. गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु (धारा 3-ख) प्रसूतिका लाभदायक एवं मानव निर्मित आपदाओं के निवारण हेतु - 20% रुपये	10
कुल योग	15
हस्ताक्षर स्टाम्प वेण्डर	

4. That seventy per cent of the amounts realized 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 utilized 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 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 Ashapurna Buildcon Ltd.

 Authorised Signatory
 Deponent

Verification

I, Karan Singh Son of Sh. Mohan Singh aged 55 Years R/o Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. 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.

For Ashapurna Buildcon Ltd.

 Authorised Signatory
 Deponent

ATTESTED

 NOTARY, JODHPUR
 4/9/2023