

भारतीय गैर न्यायिक

एक सौ रुपये

रु. 100



सत्यमेव जयते

Rs. 100

ONE  
HUNDRED RUPEES

INDIA NON JUDICIAL

NOTARY  
Smt. Poonam Sharma  
Reg. 11672  
Jaipur  
Exp. Date 26/10/2026  
FORM-B  
[see Rule 3(4)]  
GOVT. OF INDIA  
DECLARATION ON

NOTARY  
Smt. Poonam Sharma  
Reg. 11672  
Jaipur  
Exp. Date 26/10/2026  
GOVT. OF INDIA

**Affidavit cum Declaration**

I, Dana Ram S/o Narayan Ram, aged 61 years R/o Nehru Nagar, Tehsil Nawa, Nagaur, Rajasthan- 341509, the proprietor of "Shri Vinayak Real Estate" promoter of the proposed project "Vinayak Residency I" 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 a Dropline overdraft facility with interest payment period from **AU Small Finance Bank**.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is **31/07/2027**.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.

For Shri Vinayak Real Estate  
Proprietor

23 JAN 2025

ATTESTED

NOTARY PUBLIC  
GOVT OF INDIA JAIPUR



क्रमांक 6227 स्टाम्प विक्रेता दिनांक

स्टाम्प का मूल्य 100

7 JAN 2025

क्रेता का नाम : श्री विनायक रियल एस्टेट  
प्रोपराईटर दानाराम पता:- 29, श्री  
विनायक विहार, गोकुलपुरा, कालवाड़  
रोड़, जयपुर, राजस्थान

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प राशि पर प्रभारित अधिभार	
1. आधारभूत अवसंरचना सुविधाओं हेतु (धारा 3-क)- 10% रुपये 10/-	
2. गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु (धारा 3-ख)- 20% रुपये 20/-	
कुल योग 30/-	

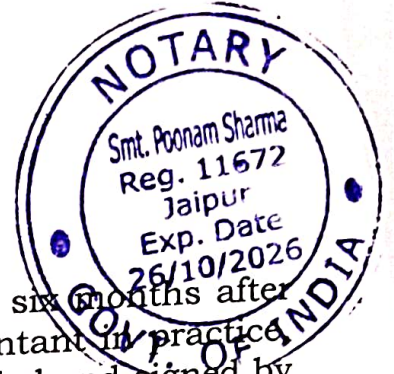
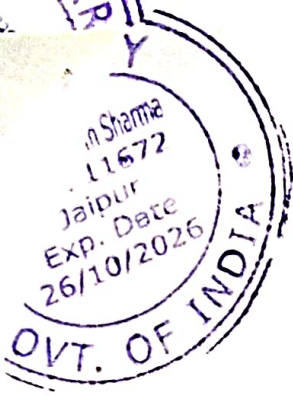
स्टाम्प खरीदने का उद्देश्य

शपथ-पत्र

7 JAN 2025

श्री २१३८८११  
शक्कर लाल कुमावत  
स्टाम्प विक्रेता ला.न. 13/2019  
गोविन्दपुरा, झोटवाड़ा जयपुर

स्टाम्प प्राप्तकर्ता हस्ताक्षर



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.
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 Shri Vinayak Real Estate**

For Shri Vinayak Real Estate

*[Signature]*  
Proprietor

Deponent

#### Verification

I Dana Ram S/o Narayan Ram, aged 61 years R/o Nehru Nagar, Tehsil Nawa, Nagaur, Rajasthan- 341509, 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.  
Verified by me at Jaipur on this 22<sup>th</sup> day of January, 2025.

**For Shri Vinayak Real Estate**

For Shri Vinayak Real Estate

*[Signature]*  
Proprietor

**ATTESTED**

*[Signature]*  
NOTARY PUBLIC  
GOVT. OF INDIA JAIPUR

23 JAN 2025