



राजस्थान RAJASTHAN
जोधपुर (राजस्थान)
12 6 NOV 2024

FORM-B
[See rule 3(4)]
DECLARATION

Affidavit cum Declaration of Mr. Dinesh Boob for the proposed project dated 14 day of 01, 2025

I, Dinesh Boob S/o Shri Ramjeewan Boob, Promoter and authorised person, aged about 50 Years R/o 11-C, Shantinath Nagar, Royalty Naka Soorsagar Road, Jodhpur 342001, do hereby solemnly declare, undertake and state as under:-

1. That, the land situated at Khasra No. 620/3, Village Banar, Jodhpur 303105 admeasuring 28518.19 Sq. Mtrs. is under the Lawful possession of Mr. Dinesh Boob and Mrs. Anubala Boob. Out of the total land admeasuring 18 Bigah 1 Biswa, 3 Bigah is owned by Ms. Anubala Boob and for the remaining land admeasuring 15 Bigah 1 Biswa, the landowner i.e Shrimati Kavita D/o

NOTARY
DYOTSNA SHITOLEY
Advocate
JHANA, Teh. LUNI
JODHPUR
Reg. No. 212b
Exp. Dt. 23-03-2027
GOVT. OF RAJASTHAN

Dinesh

Dinesh
NOTARY, JODHPUR
14/01/25

जगदीशराम राठी (जगदीश राठी) जन्म पत्र संख्या 34/लेखपुर (राठर) 2013
क्र. सं. 12731 दिनांक 2/1/25 मुंबई न्यू य क्र.स. 1001

मुद्रांक क्रेता का नाम रवि 185
पिता/पति का नाम जगदीशराम राठी
पता 110 शाहीनाम नगर पोस्ट 2
प्रयोग रवि 185
(हस्तो क्रय की दशा में उसी का नाम पता रवि 185)


हस्ताक्षर

मुद्रांक  का मूल्य
40 की 90 इ चर संख्या

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प राशी पर उपरिष्ठ अधिनियम	
1. आधारभूत आवश्यक सुविधाओं हेतु (भाग 3-क)-1094 रुपये	60
2. भाग और संपत्ति करों की संरक्षण और संचालन हेतु (भाग 3-क)-1094 रुपये	20
कुल राशि	80

Mangal Singh has executed Assignee Deed in favour of Mr. Dinesh Boob which is registered at sub registrar-III, Jodhpura on 01/02/2024 at Book No.-1, Vol No. 1285 at Page no. 169 at Serial No. 202403053101002 and Shrimati Kavita D/o Mangal Singh has nominated Mr. Dinesh Boob to get the lease deed from competent authority in his favour, hence Mr. Dinesh Boob and Mrs. Anubala Boob are under the lawful possession of the project land.

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 13/02/2026

4. That, seventy per cent of the amounts realized by directors 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 That, the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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.



Dinesh
NOTARY, JODHPUR

14/01/25

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.

Dinesh
Deponent

Verification

I, Dinesh Boob S/o Shri Ramjeewan Boob, Promoter and authorised person, aged about 50 Years R/o 11-C, Shantinath Nagar, Royalty Naka Soorsagar Road, Jodhpur 342001, do hereby verify that the contents in para No.1 to 10 of my above Affidavit are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Jodhpur on this 14 day of January, 2025.

Dinesh
Deponent



ATTESTED
Jyotsna
NOTARY. JODHPUR
14/01/25