



राजस्थान RAJASTHAN



FORM-B

[See rule 3(4)]

DECLARATION

BS 316149

Affidavit cum Declaration by Gajendra Mandot, Authorized Signatory of Nirvan Enterprises duly
Authorized by Promoter- Nirvan Enterprises for the proposed project- "Mandot Prime".

I, Gajendra Mandot, Authorized Signatory of Nirvan Enterprises having principal place of business-
Plot No.229(5), Sardarpura, Opp. Central Academy School, Udaipur, 313001 (Rajasthan), do hereby
solemnly declare, undertake and state as under: -

1. That Promoter Nirvan Enterprises has a legal title to the Land on which the development of the project is proposed...
2. That the said land is free from all encumbrances.
3. That the time period within which the project "Mandot Prime" thereof, as the case may be, shall be completed by promoter is **25-01-2028**
4. That seventy per cent of the amounts realized by promoter for the real estate project from the allottee, 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.



SIGN./MARKS/PHOTO/THUMB
ATTESTED

Bhanwar Singh Rao
BHANWAR SINGH RAO
NOTARY UDAIPUR (RAJASTHAN)

24/2/24

For NIRVAN ENTERPRISES

Gajendra Mandot
Partner

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125 स्टांप्प न.

पिता श्री

सम वर्ष निवासी

हस्त श्री

दिनांक

2-2-24

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को विरक्त गया

श्री निवर्ति 11/25/2024
म 10/11/2024 11/24

P. Manohar

बगतासर कत

मुद्रांक निवर्तित
नवंबर 2024
संलग्न कोर्त वरिष्ठ
ली. 11/24

अधिनियम, 1998 के अन्तर्गत
प्रमाण रशि पर प्रमाणित अभिमान

1. कृषि-सम्बन्धित व्यवसायों के लिए	
(धारा 3 के) - 10% राशि	10
2. गांव और उल्हास नगर के संयोजन के लिए	
(धारा 3-ए) - 10% राशि	20
कुल राशि -	30

अधीनस्थ प्रमाणित, गांव और नगर के लिए 10/24

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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 shop, as the case may be, on any grounds.

For NIRVAN ENTERPRISES

Gajendra Mandot
Partner

Deponent

Verification

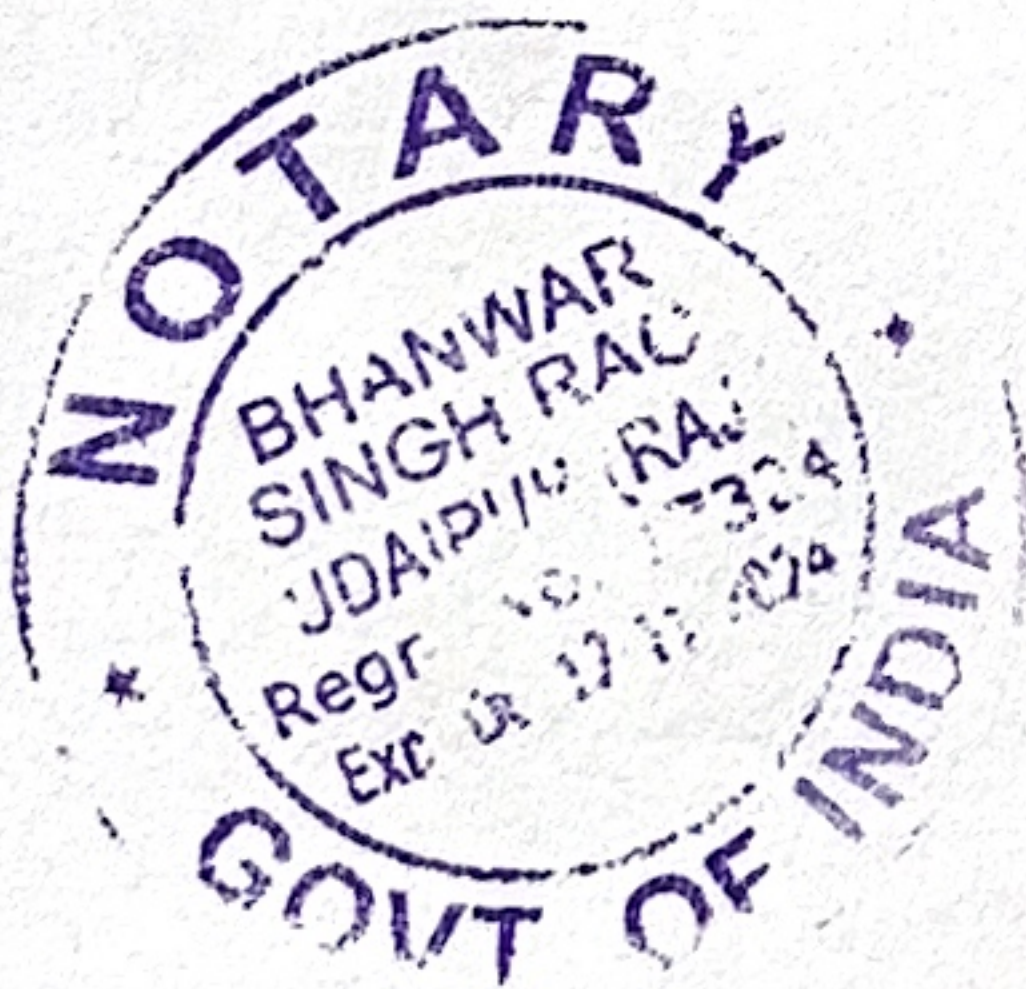
I, Gajendra Mandot, Authorized Signatory of Nirvan Enterprises having principal place of business-

Plot No.229(5), Sardarpura, Opp. Central Academy School, Udaipur, 313001 (Rajasthan), do hereby verify that the contents in para no. 1 to 10 of my above affidavits are true and correct and nothing material has been concealed by me there from.

For NIRVAN ENTERPRISES

Gajendra Mandot
Partner

Deponent



SIGN./MARKS/PHOTO/THUMB
ATTESTED

Bhanwar Singh Rao
BHANWAR SINGH RAO
NOTARY UDAIPUR (RAJ)

2/2/24