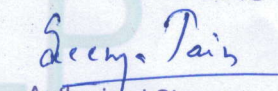


AUTHORISATION LETTER

"RESOLVED THAT **SEEMA JAIN (Partner-PAN NO-ALFPP9219A)**, of the "Sankalp Developers" is hereby authorized to sign and execute all agreements, undertakings, applications, returns, papers, receipts, documents relating to registration of the Project ("**SUPARSHWA AANGAN PHASE-II**") consisting Plot No 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32, 33, 34, 35, 36, 37, 38, 39, 41, 42, 43, 44, 45, 46, 47, 48, 49 situated at Township name as Suparshwa Vatika Khasra No. 393, 396, 397, 398, 400, , 348 ,349 , 345, 325/1,322,321,312,314,318 At Village Thikariya (Bar Ke Balaji, Ajmer Road), Tehsil -Sanganer, Ajmer Road, Jaipur State Rajasthan, in Rajasthan Real Estate Regulatory Authority (RERA) and all other document(s) which require authentication in the name and on behalf of the Firm and to do all or any of the acts, deeds, Letters, Lease Deed and other documents as may be considered expedient and necessary in the same regard, on behalf of the firm.

Certified True Copy

For Sankalp Developers
For SANKALP DEVELOPERS
Authorised Signatory**Vikas Jain****Partner****Date : 27th January, 2020****Accepted****For SANKALP DEVELOPERS**
Authorised Signatory**Seema Jain****Partner**



Declaration

No action, suit or proceeding, litigation before any arbitrator or any governmental authority shall have been commenced, and no action, suit or proceeding, litigation and investigation by any governmental authority shall have been pending against the Promoter (Sankalp Developers) or any of the partners (Mr. Vikas Jain and Mrs. Seema Jain), and Project named "Suparshwa Aangan" of the firm.

For Sankalp Developers

For SANKALP DEVELOPERS

Ms. Seema Jain Authorised Signatory

Partner

SANKALP
BUILDING TOMORROW



राजस्थान RAJASTHAN

AFFIDAVIT

AX 395069

I Seema Jain W/o Shri Vikas Jain R/o 3 KA 10, Jawahar Nagar, Jaipur, Rajasthan-302004 Partner of M/s Sankalp Developers registered address of the Firm E-123-124-Sehkar Marg, LalKothi Scheme Behind IOC Petrol Pump Jaipur, Rajasthan-302001 do hereby declare, undertake and state as under:-

1. For the purpose of registration of the project, ("SUPARSHWA AANGAN PHASE-II") situated at Township name as Suparshwa Vatika Khasra No. 393, 396, 397, 398, 400, 405, 348, 349, 345, 325/1,322,321,312,314,318 At Village Thikariya (Bar Ke Balaji, Ajmer Road), Tehsil -Sanganer, Ajmer Road, Jaipur State Rajasthan under Rajasthan Real Estate Regulatory Authority (RERA), The bank Account details for the same are as follows:-

- Bank Name: ICICI Bank
- Branch: Sahkar Marg, Jaipur
- Account Name: Sankalp Developers
- Account Number: 679005500136
- IFSC Code: ICIC0006790



For SANKALP DEVELOPERS

Seema Jain
Authorised Signatory

ATTESTED

Notary Public
Jaipur (Rajasthan)

19 FEB 2020

ગાંધી ની વાર્ષિક રીત

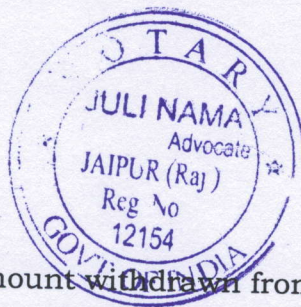
राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत स्टाम्प राशि पर प्रसारित अधिभार	
1. आधारभूत आवश्यकता सुविधाओं एवं धारा 3 के (1)(ग) के अन्तर्गत	10/-
2. गाय और एलकी तथा अन्य स्तनपायी और सर्वधन हेतु (धारा 3- डा.) 10% का	10/-
कुल योग	20/-
हस्ताक्षर स्टाम्प जेनरल	

ला. सार्वजनिक विक्रेता 55-97

कलेक्ट्रेट परिसर, जबपुर

Notary Public
Jaipur (Rajasthan)

19 FEB 1956



2. Further I declare that any amount withdrawn from the designated bank account shall be used only for our project "Suparshwa Aangan Phase-II".
3. Further, I declare that bank account shall not be shared for any other Real Estate project or any other purpose whatsoever.

Verification

I Seema Jain W/o Shri Vikas Jain R/o 3 KA 10, Jawahar Nagar, Jaipur, Rajasthan-302004 do hereby verify that the contents in para no. 1 of my above affidavit are true and correct and nothing material has been concealed by me there from

For SANKALP DEVELOPERS

Seema Jain

Authorised Signatory
Deponent

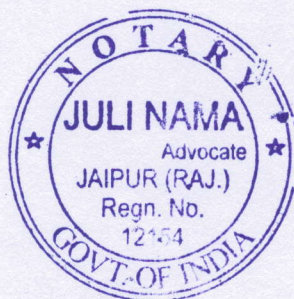
For Sankalp Developers
For SANKALP DEVELOPERS

Seema Jain

Authorised Signatory

Seema Jain

Authorized Signatory



ATTESTED

Notary Public
Jaipur (Rajasthan)

19 FEB 2020



राजस्थान RAJASTHAN

AX 395071

DECLARATION

Affidavit cum Declaration of Ms. Seema Jain duly authorized by the promoter of the proposed project vide its/his/their authorization dated 27/01/2020

I, Seema Jain Wife of Shri Vikas Jain aged 40 years R/o 3 KA 10, Jawahar Nagar, Jaipur, Rajasthan-302004, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That our project named "**Suparshwa Aangan Phase-II**" situated at Township name as Suparshwa Vatika Khasra No. 393, 396, 397, 398, 400, 348, 349, 345, 325/1, 322, 321, 312, 314, 318 At Village Thikariya (Bar Ke Balaji, Ajmer Road, Tehsil -Sanganer, Ajmer Road, Jaipur State Rajasthan is new project (Phase-2)
2. That we have not accepted any advance Payment from the allottees towards the booking of the apartment till date of signing this declaration and even will not take till the time we get our RERA registration.
3. That if any contradiction arises in the future **M/s Sankalp Developers** will be responsible for the same.

For Phase II Plot No: 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32, 33, 34, 35, 36, 37, 38, 39, 41, 42, 43, 44, 45, 46, 47, 48, 49

Verification

I, Seema Jain Wife of Shri Vikas Jain aged 40 years R/o 3 KA 10, Jawahar Nagar, Jaipur, Rajasthan-302004, Partner of M/s **Sankalp Developers** do hereby verify that the contents in para no. 1 to 3 of my above affidavit are true and correct and nothing material has been concealed by me there from.



For SANKALP DEVELOPERS

Authorized Signatory

Deponent

Seema Jain
Deponent
Authorized Signatory

ATTESTED

Notary Public
Jaipur (Rajasthan) 19 FEB 2020

क्र.सं. 27982 दिनांक 17 FEB 2020

मुद्रांक का रूप 100/ 55-97

नाम सिकन्दर सेलपति

पिता/पति का नाम

पता 2452

मुद्रांक का परिचय

Handwritten signature and mark



राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत स्टाम्प संहिता पर प्रसारित अधिभार		
1 आधारभूत आवश्यकता सुविधाओं हेतु	10/-	
धारा 3 के 10% रुपये		
2 गाय और उसकी माल के सहाय और स्वर्धन हेतु	10/-	
(धारा 3- के 10% रुपये)		
कुल योग	20/-	
हस्ताक्षर स्टाम्प बन्डर		



ATTESTED

Notary Public, Jaipur (Rajasthan), 17 FEB 2020



Declaration

It is hereby declared that M/s Sankalp Developers. having its Project Namely **"Suparshwa Aangan Phase-II"** situated at Township name as Suparshwa Vatika Khasra No. 393, 396, 397, 398, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000. At Village Thikariya (Bar Ke Balaji, Ajmer Road), Tehsil -Sanganer, Ajmer Road, Jaipur State Rajasthan.

NOC not require from the concern Authority :

1 Airport NOC : Not Applicable

2. Fire Fighting NOC : Not Applicable due to individual villas with GF+1

3. Permission of Water supply: Not applicable, there is provision of water supply in township with three boring. If further require in future will apply for the same to PHED and when its obtained form PHED, we shall intimate to RERA Authority.

4. Environment NOC : Not applicable due to area of the project is less than as require in policy for Environment .

For and behalf of M/s Sankalp Developers.

Seema Jain
Authorised Signatory

Ms. Seema Jain
Partner

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE
HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

AX 848374

Declaration for Phase of ProjectAffidavit cum Declaration of M/s Sankalp Developers promoter of the proposed project namely"Suparshwa Aangan Phase-II"**Brief about Project**

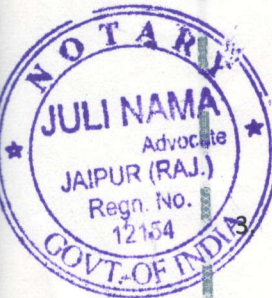
1. The project "Suparshwa Aangan Phase-II" which is to be registered with RERA situated at township named "Suparshwa Vatika Residential Scheme" at Khasra No. 393, 396, 397, 398, 400, 348, 349, 345, 325/1, 322, 321, 312, 314, 318 At Village Thikariya (Bar Ke Balaji, Ajmer Road), Tehsil -Sanganer, Ajmer Road, Jaipur State Rajasthan, which had approved by JDA through Letter No: JDA/Zone-12/14/D-249 dated 20.01.2015.

2. In 2014 Promoter has purchased the 90 Plots which are part of the above khasra no area admeasuring 10913.49 Sqmtr through Registered Sale Deed dated 8th Dec, 2014 from owner of land . (Enclosed Registered Sale Deed with Legal Title report)

Plot No of Phase I : 10, 20, 30, 40, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90

Plot No of Phase II : 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32, 33, 34, 35, 36, 37, 38, 39, 41, 42, 43, 44, 45, 46, 47, 48, 49

Thereafter promoter has obtained lease deed of above mentioned plots from JDA in July, 2015.



ATTESTED

Notary Public
Jaipur (Rajasthan)

19 FEB 2020

For SANKALP DEVELOPERS

Sankalp Tais
Authorised Signatory

19 FEB 2020

100
GARY SAMP
100

गणेश साहानी
ला. स्वा.पि. 35-97
कलाभट्ट मरीचक, पंचक



19 FEB 2020

4. After that the promoters has developed 45 villas on the said plots as Project Name "Suparshwa Aangan Phase-I" out of 90 plots and also get completion certificate before enactment of The Real Estate (Regulation and Development) Act, 2016 (RERA 2016) and Rajasthan Real Estate (Regulation and Development) Rules, 2017.

As per below mentioned provision, the Phase-I, shall not required to be registered

Relevant Provision of the Act and Rules on above fact : As per Section 3(2)(b) of Real Estate (Regulation & Development) Act ,2016, that where the promoter has received completion certificate prior to the commencement of the act, then project /Phase not require to be registered under this act.

Further it has noted to the authority u/s 35(1) through reply dated 26.9.2018 against the Notice No F-5(482)/RJ/RERA/Comp./2018/1284 dated 14.9.2018 and also justified the same with presence by the promoters before authority, that the "Suparshwa Aangan Phase-I" is out of preview from RERA Registration.

It has further get order through Notice No F-5(482)/RJ/RERA/Comp./2018/7101 dated 10.12.2019 which we got next hearing dated 21.4.2020 with order to registered Phase II after payment of registration fees as per law.

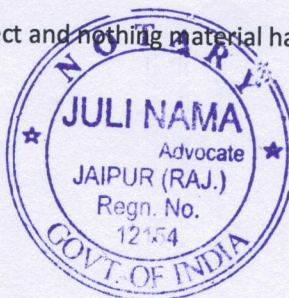
5. Now we have applied for registration before RERA for Phase II as Project name "Suparshwa Aangan Phase-II" which is to be develop as a villas on the plots which are part of above the township **Suparshwa Vatika Residential Scheme**. (Plot No No. 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32, 33, 34, 35, 36, 37, 38, 39, 41, 42, 43, 44, 45, 46, 47, 48, 49).
6. Further there is no requirement of type design of the said villas to be registered in RERA for the project Suparshwa Aangan Phase-II as plot size of all the proposed villas are less than 250 Sq mtr and as per applicable byelaws as on date, plot size having area more than 250 Sq mtr is to be required to get it approve from JDA, therefore in our case do not require to get type design form JDA and same has been signed and sealed by approved architect.

For SANKALP DEVELOPERS
For SANKALP DEVELOPERS
Deponent

Authorised Signatory
Authorised Signatory

Verification

I, Seema Jain Wife of Shri Vikas Jain aged 40 years R/o 3 KA 10, Jawahar Nagar, Jaipur, Rajasthan-302004, Partner of M/s **Sankalp Developers** do hereby verify that the contents in para no. 1 to 5 of my above affidavit are true and correct and nothing material has been concealed by me there from.



For SANKALP DEVELOPERS
Seema Jain
Deponent
Authorised Signatory

ATTESTED

Notary Public
Jaipur (Rajasthan) 19 FEB 2020