



FORM-B

[See rule 3(4)]

DECLARATION

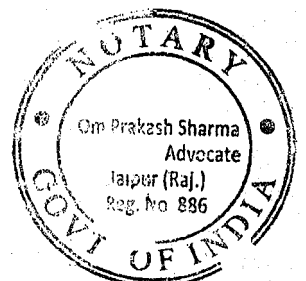
Affidavit cum Declaration of Mr. Abhimanyu Singh promoter of the proposed project "CITY HOME GOLDEN VALLEY" situated at Khasra No. 128, 129 & 130 MIN, At Village-Manpur Tilawala Tehsil-Sanganer, Jaipur, State Rajasthan duly authorized by the promoter of the proposed project vide its/his/their authorization dated.....

I, Abhimanyu Singh Son of Sh. Arjun Singh aged 31 Years R/o 120, Central School Scheme, Air Force Road, Jodhpur Rajasthan-342011. 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 Shyamhari Buildhomes Pvt. Ltd. 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 12-06-2026
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.

AI INFRATECH PVT. LTD.

Auth. Signatory



ATTESTED

NOTARY PUBLIC JAIPUR

14 NOV 2024

क्रम सं. 5749/4 दिनांक

14 NOV 2024

मुद्रांक का प्रमाणिक 50

क्रेता का नाम

पिता का नाम

पिता का पता

मुद्रांक का प्रमाणिक

अनुराधा क

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निर्देश अंगण
लाईसेंस नं. 23/2022
जी-5, ग्रेटरीट अपार्टमेंट
सहदेव मार्ग सी-स्कीम

14 NOV 2024

राजस्थान स्टाम्प अधिनियम 1993 के अन्तर्गत स्टाम्प राशि प्रयोजित अधिनार	
1. आधारभूत आवश्यकता सुविधाओं हेतु (धारा 3-क) - 10% रूपय	5
गाय और उसकी हस्त के संरक्षण और संवर्धन हेतु (धारा 3-ख)/सांस्कृतिक आपदाओं एवं मानव निर्मित आपदाओं के निवारण हेतु - 20% रूपय	10
कुल योग	15
हस्ताक्षर स्टाम्प वैण्डर	

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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.

JAI INFRA TECH PVT. LTD.

Deponent

Auth. Signatory

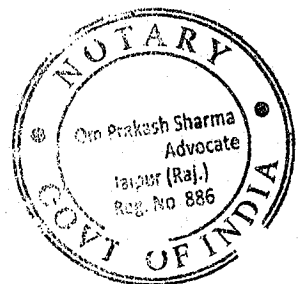
Verification

I, Abhimanyu Singh Son of Sh. Arjun Singh aged 31 Years R/o 120, Central School Scheme, Air Force Road, Jodhpur Rajasthan-342011. 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.

JAI INFRA TECH PVT. LTD.

Deponent

Auth. Signatory



ATTESTED

NOTARY PUBLIC JAIPUR

14 NOV 2024