



सत्यमेव जयते

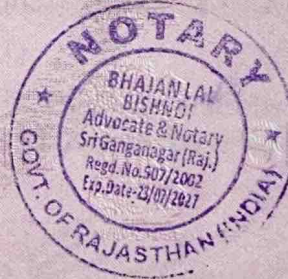


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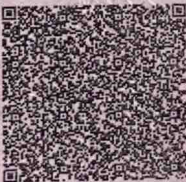
INDIA NON JUDICIAL
Government of Rajasthan

e-Stamp

Certificate No. : IN-RJ69413193840633W
Certificate Issued Date : 09-Oct-2024 03:00 PM
Account Reference : NONACC (SV)/ rj3193504/ SRIGANGANAGAR/ RJ-SG
Unique Doc. Reference : SUBIN-RJRJ319350424178076658652W
Purchased by : DINESH RAWAL UID 3218 5975 3109
Description of Document : Article 4 Affidavit
Property Description : NA
Consideration Price (Rs.) : 0
(Zero)
First Party : SHRI ANAND DEVELOPERS
Second Party : RERA RAJASTHAN
Stamp Duty Paid By : SHRI ANAND DEVELOPERS
Stamp Duty Payable (Rs.) : 100
(One Hundred only)
Surcharge for Infrastructure Development (Rs.) : 10
(Ten only)
Surcharge for Propagation and Conservation of Cow (Rs.) : 10
(Ten only)
Surcharge for Relief from Natural and Man-made Calamities (Rs.) : 10
(Ten only)
Stamp Duty Amount(Rs.) : 130
(One Hundred And Thirty only)



[Signature]



QE 0013540249

Statutory Alert:

- The authenticity of this Stamp certificate should be verified at www.shcilestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
- The onus of checking the legitimacy is on the users of the certificate.
- In case of any discrepancy please inform the Competent Authority.

CERTIFICATE NO. : IN-RJ69413193840633W

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



**AFFIDAVIT CUM DECLARATION SIGNED BY THE PROMOTER OR ANY
OTHER PERSON DULY AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration of Sh. Dinesh Rawal S/o Chander Bhan R/o 605 Vinoba Basti, Near Gurudwara Sahib, Sri Ganganagar being Authorised Partner of M/s Shri Anand Developers for the proposed project "M/s SHRI ANAND DEVELOPERS" situated at Chak 16 A Square No. 25 Stone No. 297/450 Killa No. 4/1(Part), 5, 6, 7/1(Part), 14/2(Part), 15, 16, 17/1(Part), 24/2(Part), 25 Tehsil Anupgarh District Sri Ganganagar (Raj.) 335001 duly authorized by its partners vide Resolution dated 28.10.2024.

I Dinesh Rawal S/o Chander Bhan R/o 605 Vinoba Basti, Near Gurudwara Sahib, Sri Ganganagar duly authorized by the promoter M/s Shri Anand Developers do hereby solemnly declare, undertake and state as under: -

1. Promoter firm have 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 shall be completed by the firm is on or before 28.02.2026
4. That seventy per cent of the amounts realised 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.
7. That Promoter Firm 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

ATTESTED
18/11/2024
BHAJAN LAL BISHNOI
NOTARY
SRI GANGANAGAR (RAJ.)

For Shri Anand Developers

Partner

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 Firm shall take all the pending approvals on time, from the competent authorities.

9. That Promoter Firm have 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 Firm 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.

Deponent

For M/s Shri Anand Developers

For Shri Anand Developers

Partner

Dinesh Rawal

Authorised Signatory

ATTESTED
BHAJAN LAL BISHNOI
NOTARY
SRI GANGANAGAR (RAJ)

VERIFICATION

The contents of my above affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Deponent

For M/s Shri Anand Developers
For Shri Anand Developers

Partner

Dinesh Rawal

Authorised Signatory

ATTESTED
BHAJAN LAL BISHNOI
NOTARY
SRI GANGANAGAR (RAJ)

