

e-Challan

Registration and Stamps department
Government of Rajasthan

GRN: 0097499314



Payment Date: 29/11/2024 13:27:00

Office Name: SUB REGISTRAR-VI REGISTRATION & STAMPS, JAIPUR

Location: JAIPUR (CITY)

Period: 01/04/2024-To-31/03/2025

S.No	Purpose/Budget Head Name	Amount (₹)
1	0030-02-800-02-00-स्टाम्प शुल्क पर अधिभार	10.00
2	0030-02-800-03-00-स्टाम्प शुल्क पर गो संवर्धन/ संरक्षण हेतु अधिभार	10.00
3	0030-02-800-04-00-प्राकृतिक एवं मानव निर्मित आपदाओं से राहत हेतु अधिभार	10.00
4	0030-02-102-02-00-अन्य गैर अदालती स्टाम्प की बिक्री से आय	100.00

Commision(-):

0.00

Total/NetAmount:

130.00

One Hundred Thirty Rupees and Zero Paise Only

Payee Details:

Full Name: Jaina India Infraedge LLP

Tin/Actt.No./VehicleNo./Taxid :

Pan No.(If Applicable):

City(Pincode): New Delhi(110020)

Address:D-170, Okhla Industrial Area, Phase-1, Okhla Industrial Area Phase-i, South Delhi, New Delhi, Delhi,

Remarks:Stamp Paper for RERA Registration for project Palmere Garden Phase-1

Payment Details:

Bank: UPI

Challan No. - 0

Date: 29/11/2024 13:27:00

Bank CIN No: CNRB9749931429112024

Refrence No: IK20241129093338

Computer generated copy on : 29/11/2024

Courtsy : <https://Egras.rajasthan.gov.in>



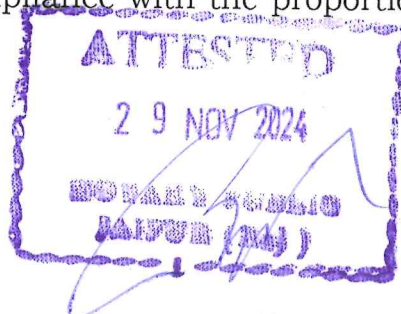


FORM-B
[see rule 3(4)]
DECLARATION

Affidavit cum Declaration of Naman Jain duly authorized by Jaina India Infraedge LLP for the proposed project vide his authorization:

I, Naman Jain, Son of Shri Rajeev Jain aged 27 Years R/o 1017 B, The Magnolias, DLF City Phase-5, Golf Course Road, Sector-42, Chakarpur(74), Gurgaon-122002 duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the land is owned by Esma Construction Pvt Ltd who has 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 **17.05.2026**
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.



For Jaina India Infraedge LLP

Naman
Designated Partner

8. That Promoter shall take all the pending approvals on time, from the competent authorities.

9. That Promoter 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 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 plot, as the case may be, on any grounds.



Verification

I, Naman Jain, Son of Shri Rajeev Jain aged 27 Years R/o 1017 B, The Magnolias, DLF City Phase-5, Golf Course Road, Sector-42, Chakrapur(74), Gurgaon-122002 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.

Verified by me at Jaipur on this 29 day of November 2024.



For Jaina India Infraedge LLP

Naman
Deponent
Designated Partner

For Jaina India Infraedge LLP

Naman
Deponent
Designated Partner