



राजस्थान RAJASTHAN

FORM-B

[See rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. HARSHVARDHAN SINGH promoter of the proposed project "ASHAPURNA MOHANBAGH-II" situated at Khasra No. 1264.264/2.264/6 Of Village Nandra Kallan at Jodhpur. State Rajasthan duly authorized by the promoter of the proposed project vide its/his/their authorization dated.....

1. Harshvardhan Singh Son of Sh. Karan Singh aged 30 Years R/o 239, Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. 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 Kamal Kishore S/o Shri Dhanraj Ji Nagora, Chena Ram S/o Shri Dhanna Ram Ji 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 01-05-2029.

For ASHAPURNA MOHANBAGH-II BUILD CON LTD.

Auth. Signatory

ATTESTED

NOTARY, JODHPUR
06/05/2024

नाम मुद्रांक क्रेता श्रीमती पूर्णिमा सुराणा कृष्ण नं 17/नोवम्बर 1998

रजि. क्रम संख्या 585 दि 6/5/24 मुद्रांक देय व क्रम संख्या 50/

मुद्रांक क्रेता का नाम एडिथरनि सिंह २७ करण सिंह जी

पता इचिचरडा, जोधपुर

प्रयोजन रूपान्तर

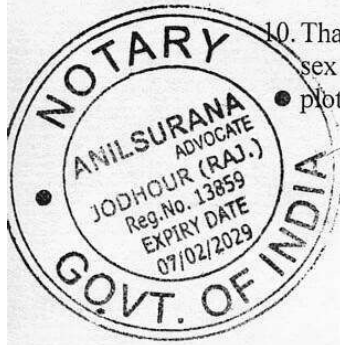
(हस्त क्रय का) 23

क्रेता/हस्ता की हस्ताक्षर ४३ मुद्रांक दिनांक के उपरांत

क्रेता स्थान: जयपुर जिला, जयपुर के पास, चतानाड़ा रोड, जयपुर

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प राशि पर प्रसारित अधिभार	
1. आधारभूत अवसंरचना सुविधाओं हेतु (धारा 3-क) - 10% अथवा	5/
2. गाय और घसकी नस्ल के संरक्षण और संवर्धन हेतु (धारा 3-ख) प्रादुर्भावक अवसंरचना एवं भवन निर्माण आपदाओं के निवारण हेतु - 20% अथवा	10/
कुल प्रांग	15/
हस्ताक्षर स्टाम्प वेण्डर	

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.
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.



For ASHAPURNA BUILDCON LTD.

[Signature]
Auth. Signatory

Deponent

Verification

I, Harshvardhan Singh Son of Sh. Karan Singh aged 30 Years R/o 239, Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. 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.

For ASHAPURNA BUILDCON LTD.

[Signature]
Auth. Signatory

Deponent

ATTESTED
[Signature]
NOTARY, JODHPUR
06/05/2024