



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 Vali Mohammed S/o Sh. Munir Khan aged about 52 years R/o Ward Number 17, Old Dhan Mandi, Suratgarh, Ganganagar, Rajasthan- 335804 being promoter and duly authorized through authorization letter dated 08.04.25 for the said proposed project **"GRAND BAZAR COLONY"** situated at Khasra No. 325 Min 1 Kasba Suratgarh, Tehsil Suratgarh, District Sri Ganganagar (Raj.).

I Vali Mohammed S/o Sh. Munir Khan aged about 52 years R/o Ward Number 17, Old Dhan Mandi, Suratgarh, Ganganagar, Rajasthan- 335804 promoter of the said proposed project **"GRAND BAZAR COLONY"**, undertake and state as under: -

1. I Vali Mohammed along with Other Promoter Mrs. Sanju Bano 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.

ATTESTED

ADV. RAJESH KUMAR
Notary (Govt. of India)
SURATGARH (Raj.)

नॉन मुद्रांक प्रक्रिया द्वारा जारी किया गया, जगुजा पत्र सं. 51/13
रजिस्टर क्रम संख्या..... 287 दिनांक **4 APR 2025**
मुद्रांक पैलू व क्रमांक. 145 मुद्रांक क्रेता का

रही मोहम्मद 510 मन्सूरपिंडी बिक्री नं. **Sanyas Bero** w/o रही मोहम्मद
पता..... **Ward on 11, Bero**
प्रयोजन..... **Official**

हस्ते क्रय की दशा में हस्ते का नाम/पता.....
क्रेता/हस्ते के हस्ताक्षर..... मद्रांक विक्रेता के हस्ताक्षर **A**

Signature

3. That the time period within which the project or the phase thereof shall be completed by the promoter is on or before 11.09.2026
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 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 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 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 apartment, plot or building, as the case may be, on any grounds.

Deponent



Vali Mohammed
(Promoter)


VERIFICATION

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

Deponent

ATTESTED


ADV. RAJESH KUMAR
Notary (Govt. of India)
SURATGARH (Raj.)


Vali Mohammed
(Promoter)