



राजस्थान RAJASTHAN

For KANISHKA BUILDCON

FORM-B

[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of Shanti LalChoubisa Son of Shri MadanLalChoubisa, duly authorized by the promoter M/s KanishkaBuildcon, Promoter of the proposed project: "The Kanishka City"

I, Shanti LalChoubisa Son of Shri MadanLalChoubisa aged 31 R/o Loharo Ki gali, pinzaroki masjid ke pass, Ward no. 12, Bhinder, Udaipur, Rajasthan-313603 duly authorized by the promoter M/s KanishkaBuildcon hereby solemnly declare, undertake and state as under:

1. The land is owned by M/s KanishkaBuildcon through its Partner Mr. Shanti LalChoubisa who have a legal title to the land on which the development of the proposed project is to be carried out.
2. The Land is Free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is **31st day of December, 2025.**
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 I 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.

[Signature]
01/11/2024

स्टाम्प न. 1191 मुद्रांक 501

श्री M/S KANISHA BUILDCON THROU

जाती SHANTILAL CHOURISA

हस्ते SBR वास्ते AFFIDAVIT

के लिए दिनांक 30/12/23 को दिया गया।

हस्ताक्षर क्रेता

हस्ताक्षर विक्रेता

गोविन्द सिंह सारंगदेवोत
बिजली विभाग के सामने, भिंडर
लाइसेंस न. - 47/20
मोबाइल नंबर 9079196602

राजस्थान स्टाम्प अधिनियम, 1998 के अंतर्गत
स्टाम्प राशी पर प्रभारित अधिभार

1 आधारभूत अवसरचना सुविधाओं हेतु
(धारा 3 क) - 10 % रुपये 51

2 गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु
(धारा 3 ख) - 20 % रुपये 101

हस्ताक्षर स्टाम्प वेंडर

कुल योग 151/-

8. That I shall take all the pending approvals on time, from the competent authorities.
9. That I 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 I shall not discriminate on the basis of caste, religion, 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 KANISHKA BUILDCON

Authorised Signatory
Deponent

Verification

ISHanti LalChoubisa Son of Shri MadanLalChoubisa aged 31 R/o Loharo Ki gali, pinzaroki masjid ke pass, Ward no. 12, Bhinder, Udaipur, Rajasthan-313603 duly authorized by the promoter M/s KanishkaBuildcon, 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 Udaipur on this 1st day of January, 2024.

For KANISHKA BUILDCON

Authorised Signatory
Deponent



Solemnly affirmed before me
& admitted the contents to be
true & correct.

SAJJAN SINGH NALWARYA
ADVOCATE & NOTARY PUBLIC
KANORE, DISTT.-UDAIPUR (RAJ.)

1-1-2024