

राजस्थान / RAJASTHAN

AV 227129

DECLARATION

Affidavit cum declaration of Manoj Agarwal duly authorized by the promoter of the proposed project vide his/her authorization letter dated 22.03.2021.

I, Manoj Agarwal son of late Shri Madanlal Gupta aged 46 years R/o 6/405, Sector 6, Vidhyadhar Nagar, Jaipur duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and states as under:

1. That our project "Apeksha City" situated at Khasra no. 1691, 1691/2438, 1692, 1695/2342, 1696, 1697, 1951, 1956/2776, 2076, 2077, 2079, 2079/2441, 2080, 2080/2446, 2081, 2081/2544, 2082, 2141/2777 gram Chachiyawas, District Ajmer (Raj.) is a new project.
2. That we have not accepted any advance payment and booking from the allottees toward the booking of the plots till date of signing this declaration and even will not take till the time we get our RERA Registration.
3. That if any contradiction arises in the future Apeksha Housing Pvt. Ltd. will be responsible for it.

For Apeksha Housing Pvt. Ltd

*[Signature]*  
Deponent  
Authorised Signatory

Verification

I, Manoj Agarwal son of late Shri Madanlal Gupta aged 46 years R/o 6/405, Sector 6, Vidhyadhar Nagar, Jaipur ( Rajasthan) working as Director do hereby verify the content in para No. 1 to 3 of my above affidavit cum declaration are true and verified by me at Jaipur on this 1<sup>st</sup> day of April, 2021

For Apeksha Housing Pvt. Ltd

*[Signature]*  
Deponent  
Authorised Signatory

Place: Jaipur  
Date: 01.04.2021



क्र. सं. 18 दिनांक 01 APR 2021  
नाम मपेन्द्रा दाउ सिंग ज. नि  
पिता का निवासी निधाधर नारायण  
स्टाम्प कीमत 50/- वास्तु ग्राम-पञ्च

Rakhi Dushy

राखी दुसाद

स्टाम्प विक्रेता

ता. न. - 1/2020

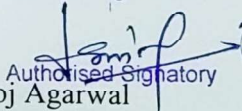
जी-7 ग्राउण्ड फ्लोर) भव्य टावर  
कवीर मार्ग, वनीपार्क, जयपुर

राखीदुसाद स्टाम्प अधिनियम, 1998 के अन्तर्गत  
स्टाम्प विक्रेता के द्वारा जारी किया गया  
1. खाना-पाना व्यवस्था सुविधाओं हेतु  
(पारा-2-क) 10% संपत्ति - 5/-  
2. गाय और चरवाहे वस्त्रों के खर्च और सफाई हेतु  
(पारा-2-ख) प्राकृतिक खनिजों का उपयोग हेतु  
आयदाओं के निवारण हेतु - 20% संपत्ति - 10/-  
राखीदुसाद  
इस्तेमाल स्टाम्प वेबदर कुल योग 15/-

**TO WHOMSEVER IT MAY CONCERN**

I, Manoj Agarwal son of late Shri Madanlal Gupta aged 46 years R/o 6/405, Sector 6, Vidhyadhar Nagar, Jaipur (Rajasthan) of Apeksha Housing Pvt. Ltd. and promoter of the Project-"Apeksha City" situated at Village Chachiyawas District-Ajmer, State-Rajasthan solemnly declare that no criminal case is pending against me nor I have been convicted in any criminal case in past.

For Apeksha Housing Pvt. Ltd

  
Authorised Signatory  
Manoj Agarwal

Date: 22.03.2021

Place: Jaipur

Director

Apeksha Housing Pvt. Ltd.

**APEKSHA HOUSING PVT LTD**

403, Alankar Plaza, Central Spine, Vidhyadhar Nagar, Jaipur  
Tel: 0141 2231787 / 2232587 | [www.apekshagroup.com](http://www.apekshagroup.com)

CIN: U45201RJ2011PTC036157




## DECLARATION CUM UNDERTAKING

In reference to Our Project “Apeksha City” situated at Khasra no. 1691, 1691/2438, 1692, 1695/2342, 1696, 1697, 1951, 1956/2776, 2076, 2077, 2079, 2079/2441, 2080, 2080/2446, 2081, 2081/2544, 2082, 2141/2777 gram Chachiyawas, District Ajmer (Raj.).

I, Manoj Agarwal son of late Shri Madanlal Gupta aged 46 years R/o 6/405, Sector 6, Vidhyadhar Nagar, Jaipur (Rajasthan) working as Director do hereby solemnly declare, undertake on behalf of Apeksha Housing Pvt. Ltd. that there is no litigation and encumbrances against the land of the project in any court for the aforesaid project i.e. “Apeksha City”

For Apeksha Housing Pvt. Ltd

  
Authorised Signatory

Manoj Agarwal

Director

Apeksha Housing Pvt. Ltd.

Date: 22.03.2021

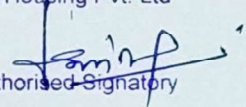
Place: Jaipur

## **NON-ENCUMBRANCE CERTIFICATE**

Apeksha Housing Pvt. Ltd. became the absolute Khatedar of Khasra No. 1691,1691/2438,1692,1695/2342,1696,1697,1951,1956/2776,2076,2077,2079,2079/2441,2080,2080/2446,2081,2081/2544,2082,2141/2777 gram Chachiyawas, District Ajmer (Raj.)

On the basis of document & inspection, Manoj Agarwal, Director, Apeksha Housing Pvt. Ltd. reached the conclusion that Apeksha Housing Pvt. Ltd. has clear and marketable title over the said land. In my Opinion the above said mentioned land is marketable, clear, mortgage able and free from all encumbrance

For Apeksha Housing Pvt. Ltd

  
Authorised Signatory

Manoj Agarwal

Director

Apeksha Housing Pvt. Ltd.

Date: 22.03.2021

Place: Jaipur



**Declaration Cum Undertaking**

I/ We hereby declare that the Maps for our project "Apeksha City" which are as follows:

1. Water Supply Plan
2. Sanitation(Storm Water Drainage, Sewerage, etc)
3. Electrification(Transformer, Solar Energy etc)
4. Road and development Plan.

Are under process and yet to be finalized. We shall submit the said drawing before completion of the project and by way of Quarterly Update.

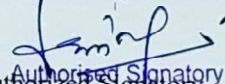
Further, it is declared that Rain Water Harvesting/ Recharging and Fire Fighting Provision are not applicable for the project.

It is also declared that the details of contractor, architect, CA, and other consultant shall be updated as and when they are appointed.

Place: Jaipur

Date:01.04.2021

For Apeksha housing Pvt Ltd  
For Apeksha Housing Pvt. Ltd



Authorized Signatory

**APEKSHA HOUSING PVT LTD**

403, Alankar Plaza, Central Spine, Vidhyadhar Nagar, Jaipur  
Tel: 0141 2231787 / 2232587 | [www.apekshagroup.com](http://www.apekshagroup.com)

CIN: U45201RJ2011PTC036157

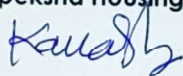
**CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE BOARD MEETING OF APEKSHA HOUSING PRIVATE LIMITED HELD AT ITS REGISTERED OFFICE AT 901, 9<sup>TH</sup> FLOOR, FESTIVA APARTMENT, MURLIPURA, JAIPUR ON MONDAY, 22ND DAY OF MARCH, 2021 AT 11:00 A.M.**

**Resolved that** the consent of the board be and is hereby accorded to authorize **Mr. Manoj Agarwal**, authorized signatory of the company for registration of the Project **Apeksha City, Ajmer** on the Rajasthan Real Estate Regulatory Authority (RERA) Portal and to sign and submit various document electronically and/or physically and to make applications, communications, representations, modifications or alterations on behalf of the Company before the Real Estate Regulatory Authority, Rajasthan as and when required.

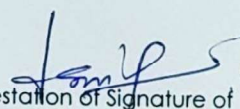
**Resolved further that Mr. Manoj Agarwal**, authorized signatory of the company be and is hereby authorized to represent the Company and to take necessary actions on all related issues including but not limited to presenting documents/records etc., on behalf of the Company representing for registration of the Company and also to make any alterations, additions, corrections, to the documents, papers, forms, etc., filed with Real Estate Regulatory Authorities as and when required.

**Resolved further that Mr. Manoj Agarwal**, authorized signatory of the company be and is hereby authorized on behalf of the Company to sign all documents, letters, affidavits, correspondences etc. and to represent on behalf of the Company, before Real Estate Regulatory Authorities as and when required for the registration of the company under the Real Estate (Regulation and Development) Act, 2016.

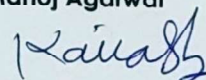
**Certified True Copy  
For Apeksha Housing Private Limited**



**Kailash Chand Meena**  
Director  
DIN: 08612796



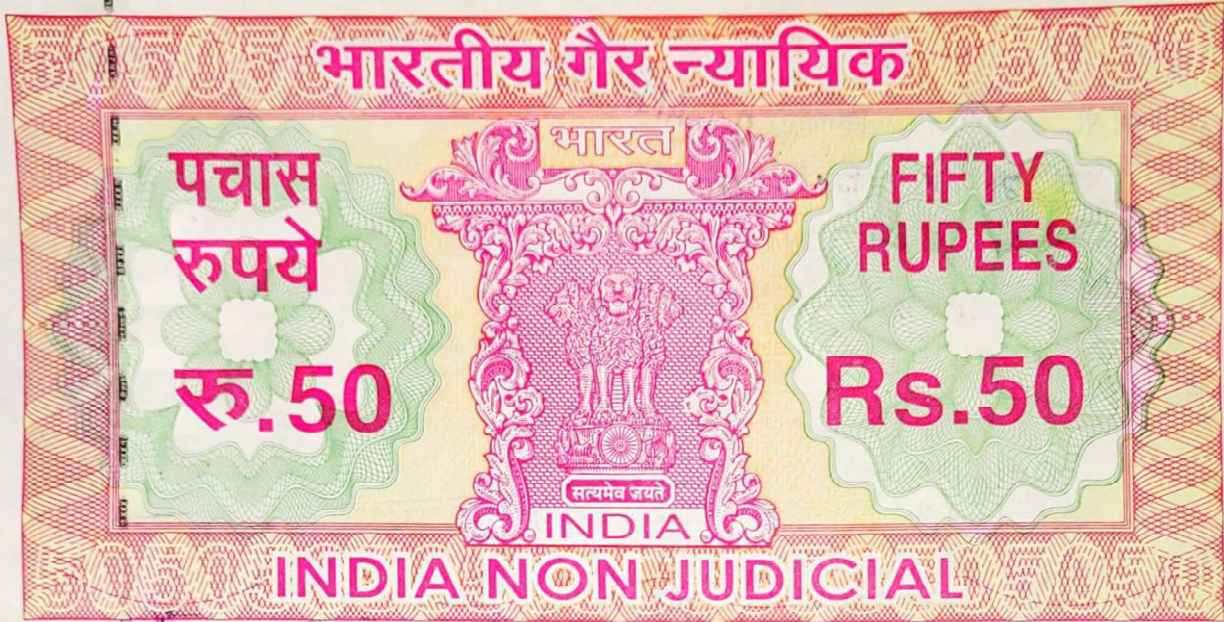
Attestation of Signature of  
**Mr. Manoj Agarwal**



**For Apeksha Housing (P) Ltd.**

**Kailash Chand Meena**  
Director  
DIN: 08612796





राजस्थान RAJASTHAN

AV 227131

AFFIDAVIT

I Manoj Agarwal S/o Late Sh. M.L. Gupta, 6/405, Sector 6, Vidyadhar Nagar, Jaipur duly authorized by Apeksha Housing Pvt Ltd, Registered Office 901, 9th Floor, Apeksha Festiva Apartment, Murlipura, Jaipur for the proposed project do hereby solemnly declare, undertake the same as under:-

1. That our project "Apeksha City" situated at "Village Chachiyawas, Ajmer"
2. Our RERA Designated Bank Account for the project "Apeksha City" is :-

Name	Apeksha Housing Private Limited Apeksha City Ajmer Rera Account
Bank	Yes Bank
Branch	Vidyadhar Nagar, Jaipur
IFSC Code	YESB0000712
Bank A/c No.	071272400000086

3. Further, I declare that any amount withdrawn from the designated bank account shall be used only for our project "Apeksha City".
4. Further, I declare that bank account shall not be shared for any other real estate project or any other purpose whatsoever.

Date: 31.05.2021

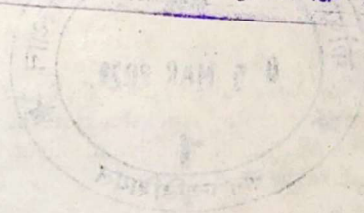
Authorised Signatory  
Deponent



क्र. स. 20 दिनांक 10 APR 2021  
नाम अर्पेना दत्त अंगिरा. लि.  
पिता का विधाघर नगर जयपुर  
निवासी  
स्टाम्प कीमत 50/- वास्तु शपथ-पत्र

Rakhi Dwy  
राखी दुसाद  
स्टाम्प विक्रेता  
ता. न. - 1/2020 10 APR 2021  
जी-7 ग्राउण्ड फ्लोर) भव्य टावर  
कबीर मार्ग, इंदीपार्क, जयपुर

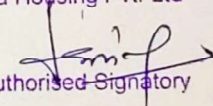
राजस्थान स्टाम्प एक्टिंग 1999 के अन्तर्गत  
स्टाम्प सॉलर पर प्रमाणित है।  
1. आकार 10 x 10 सेमी. के।  
(घास-3-क) 10/- रुपये - 5/-  
2. गाय और उसकी माता के, 3. गाय और उसकी माता के  
(घास-3-ख) आकार 10 x 10 सेमी. के।  
आपदाओं के निवारण 10/- रुपये - 4/- 10/-  
Rakhi Dwy  
हस्ताक्षर स्टाम्प वेण्डर कुल योग 15/-



## TO WHOMSEVER IT MAY CONCERN

Apeksha Housing Pvt. Ltd. through its authorised signatory Mr. Manoj Agarwal son of late Shri Madanlal Gupta aged 46 years R/o 6/405, Sector 6, Vidhyadhar Nagar, Jaipur (Rajasthan) is hereby declare regarding Project "Apeksha City" situated at Khasra no. 1691, 1691/2438, 1692, 1695/2342, 1696, 1697, 1951, 1956/2776, 2076, 2077, 2079, 2079/2441, 2080, 2080/2446, 2081, 2081/2544, 2082, 2141/2777 gram Chachiyawas, District Ajmer (Raj.), declares that Water Supply Permission, NOC for Environment, NOC for Fire and NOC from Airport Authority of India is not applicable being a commercial plotted development project only.

For Apeksha Housing Pvt. Ltd

  
Authorised Signatory

Manoj Agarwal

Director

Apeksha Housing Pvt. Ltd.

Date: 22.03.2021

Place: Jaipur

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