

राजस्थान RAJASTHAN

FORM-B

BV 226286

[See rule 3(4)]

DECLARATION

14 JUN 2024  
जोधपुर (राजस्थान)

I, Raghav Rathi S/o Inder Mal Rathi, R/o 5, Ganpati Nagar Extn., Behind Hotel Siddharth International, Kaylana Road, Jodhpur, Rajasthan, 342001 duly authorized by Aashirwad Developers & Properties who is the promoter of the proposed project "AASHIRWAD NAGAR 2" situated at Khasra No. 118/1, 247/118, 249/118, 248/118, 118/2 of Village-Gangana and Khasra No. 5/1 (old Khasra 5) & 9/7 of Village- Pal, Tehsil- Jodhpur, District- Jodhpur, State-Rajasthan, do hereby solemnly declare, undertake and state as under;



1. That the land is owned by Aashirwad Developers & Properties, Hafi, Pappu Khan, Panchi, Sumitra Balara, Sukhi Devi, Bhagirath, Sumre Binjariya, Jagdish and Kushal Singh Urf Badri on which the development of the proposed project is to be carried out with a legally valid authentication of title of such land along with authenticated copy of the power of attorney (s) between landowners 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.

FOR AASHIRWAD DEVELOPERS & PROPERTIES

*[Signature]*

PARTNER

*[Signature]*  
NOTARY, JODHPUR  
12/7/2024

श्री-जगदीशराम राठी (जगदीश राठी) अनुज्ञा पत्र संख्या 34/जोधपुर (राध) 2011

क्र. सं 05048 दिनांक 11/07/24 सुरेन्द्र व का. सं. 50C

मुद्रांक क्रमांक का नाम आशीर्विद स्कूलर्स एंड प्रोपर्टीज

पिता/पति का नाम

पता जलजोग चौबहा जौदपुर

प्रयोजन अपतपत्र

(हस्ताक्षर की दशा में हस्ताक्षर का नाम) जोरवर

जोरवर


मुद्रांक निदेश के अनुसार  
40 की छटा है


राजस्थान स्टाम्प एक्ट 1998 के अन्तर्गत मुद्रांक पत्रों का अनिवार्य अधिभार	
1. आवागमन व्यवस्थापन शुल्क है	रु. 5
2. राज्य और उसके क्षेत्र के विकास और कल्याण हेतु	रु. 10
कुल योग	रु. 15
हस्ताक्षर स्टाम्प केन्द्र	

3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is ~~03.01.2025~~
4. That seventy percent 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 / 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 I / promoter shall take all the pending approvals on time, from the competent authorities.
9. That I / promoter have / 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 I / 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 AASHIRWAD DEVELOPERS & PROPERTIES


 PARTNER  
Raghav Rath  
(Deponent)

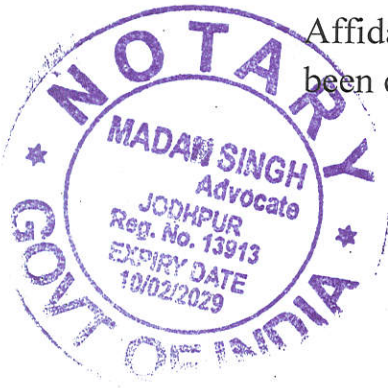
  
NOTARY, JODHPUR  
12/7/2024

### VERIFICATION

I, Raghav Rathi S/o Inder Mal Rathi, R/o 5, Ganpati Nagar Extn., Behind Hotel Siddharth International, Kaylana Road, Jodhpur, Rajasthan, 342001 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 there from.

FOR AASHIRWAD DEVELOPERS & PROPERTIES


  
 PARTNER  
 Raghav Rathi  
 (Deponent)



IDENTIFIED BY



Signature of 21/02/2024  
 Identified by 31/02/2024

**ATTESTED**  
  
 NOTARY JODHPUR  
 12/01/2024