



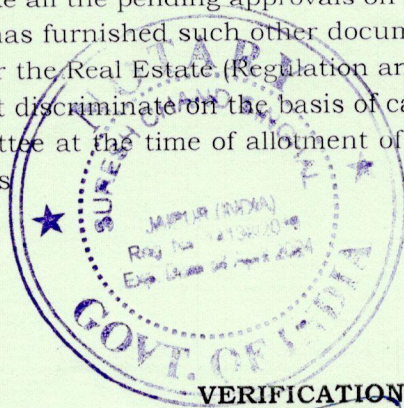
FORM-B
[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of Nirmal Kumar Kedia duly authorized by the promoter of the proposed project vide authorization dated 01-10-2022 (Authorization Letter Date).

I, **Nirmal Kumar Kedia S/o Shiv Kumar Kedia** aged **43 years** R/o **Kedia House, Near Nadi Ka Phatak, Murlipura, Jaipur-302039** duly authorized by the promoter of the proposed project "**Keshvam Homeland**" do hereby solemnly declare, undertake and state as under:

1. That promoters [**M/s Kedia Landmark Limited Liability Partnership, Mr. Mohan Lal Verma, & Mr. Indra Chaudhary (Authorized Representative of 27 Khatedar via POA dated 30-06-2022)**] 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.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is **20th October, 2027** (Project Completion Date).
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 / 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



VERIFICATION

For KEDIA LANDMARK LLP

[Signature]
Deponent
Designated Partner

I, **Nirmal Kumar Kedia S/o Shiv Kumar Kedia** aged **43 years** R/o **Kedia House, Near Nadi Ka Phatak, Murlipura, Jaipur-302039** 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.

NOTARY PUBLIC
(GOVT. OF INDIA)
JAIPUR (INDIA)

03 NOV 2022

For KEDIA LANDMARK LLP

[Signature]
Deponent
Designated Partner