



FORM-B

[see rule 3(4)]

DECLARATION

AFFIDAVIT CUM DECLARATION OF Mr. JAYESH KUMAR BANSAL PROPOSED PROJECT "DESIGN CORE PRIME" DULY AUTHORIZED BY THE PROMOTER OF THE PROPOSED PROJECT VIDE HIS AUTHORIZATION DATE 01 DECEMBER 2022.

I JAYESH KUMAR BANSAL S/O RAJ NARAYAN BANSAL R/O 160 NEMI NAGAR, VAISHALI NAGAR, GANDHI PATH, JAIPUR 302021 (RAJ) DULY AUTHORIZED BY THE PROMOTER OF THE PROPOSED PROJECT DO HEREBY SOLEMNLY DECLARE, UNDERTAKE AND STATE AS UNDER:-

1. THAT I PROMOTER HAVE LEGAL TITLE OF 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 IN WHICH THE PROJECT WILL BE COMPLETED IS TWO AND HALF YEARS I.e, THE PROJECT WILL BE COMPLETED BY 12 DECEMBER 2024
4. THAT SEVENTY PERCENT OF THE AMOUNT REALISED BY THE PROMOTER FOR THE REAL ESTATE PROJECT FROM THE ALLOTTEES, FROM TIME TO TIME, SHALL BE DEPOSITED IN A SEPARATE BANK ACCOUNT TO BE MAINTAINED IN AU SMALL FINANCE BANK, JAIPUR TO COVER THE COST OF CONSTRUCTION AND LAND COST AND SHALL BE USED ONLY FOR THAT PURPOSE.
5. THAT THE AMOUNTS FROM THE SEPARATE BANK, TO COVER THE COST OF PROJECT, SHALL BE WITHDRAWN IN PROPORTION TO THE COMPLETION OF THE PROJECT.

ATTESTED
RAJENDRA KUMAR SONI
NOTARY (GOVT. OF INDIA)
JAIPUR (RAJ)

For DESIGN CORE PRIME

[Signature]
Authorized Signatory

1 AUG 2023

31 JUL 2023

3423

मृदाक का मूल्यांकन 10 प्राप्त

कृषि का नाम हिराजी का 2

मृदा का नाम सामुद्र 21

31 JUL 2023

मृदाक खरीदने संबंधित मामूला

ल.ज. नम्रवाली
आदेश नं. 45/2023
जयपाल फाई कौपीक
खिखे मार्ग सी.बी.एम. जयपुर

मजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत	
स्टाम्प राशि पर प्रभाविता अधिभार	
1. आधारभूत आवश्यकता सुविधाओं हेतु (धारा 3-क) - 10% रुपये	10
2. गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु (धारा 3-ख)/प्रकृतिक आपदाओं एवं <u>क्षेत्र</u> में आपदाओं के निवारण हेतु-20% रुपये	20
कुल <u>30</u>	
हस्ताक्षर <u>ह</u>	

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 THAT THE AMOUNTS FROM THE SEPARATE ACCOUNT SHALL BE WITHDRAWN ONLY AFTER IT IS CERTIFIED BY AN ENGINEER, AN ARCHITECT AND A CHARTERED ACCOUNTANT IN PRACTICE THAT THE WITHDRAWAL IS IN PROPORTION TO THE COMPLETION OF THE PROJECT.
7. THAT I/PROMOTER SHALL GET ACCOUNTS AUDITED WITHIN SIX MONTHS AFTER COMPLETION 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 TO THE COMPLETION OF THE PROJECT.
8. THAT I/PROMOTER WILL GET ALL THE PENDING APPROVALS ON TIME, FROM THE COMPETENT AUTHORITIES, IF APPLICABLE.
9. THAT I/PROMOTER HAVE FURNISHED SUCH OTHER DOCUMENTS AS HAVE BEEN SPECIFIED BY 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, SEX, LANGUAGE AND MARITAL STATUS AGAINST ALLOTTEE AT THE TIME OF ALLOTMENT OF ANY APARTMENT, PLOT OR BUILDING, AS THE CASE MAY BE, ON ANY GROUNDS.

For DESIGN CORE PRIME

Authorised Signatory
DEPONENT

VERIFICATION

I JAYESH KUMAR BANSAL S/O RAJ NARAYAN BANSAL R/O 160 NEMI NAGAR, VAISHALI NAGAR, GANDHI PATH, JAIPUR 302021 (RAJ) THAT THE CONTENTS IN PARA 1 TO 10 OF MY ABOVE AFFIDAVIT CUM DECLARATION ARE TRUE AND CORRECT AND NOTHING MATERIAL HAS BEEN CONCEALED BY ME THEREFROM.

VERIFIED DATE:



For DESIGN CORE PRIME

Authorised Signatory
DEPONENT

E 1 AUG 2023