



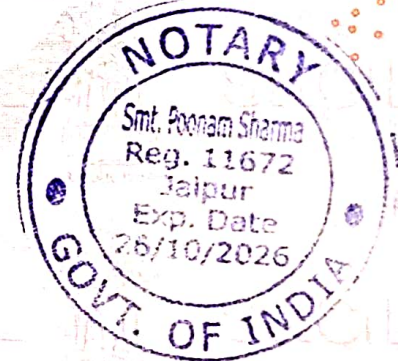
सत्यमेव जयते

INDIA NON JUDICIAL

Government of Rajasthan

e-Stamp

Certificate No. : IN-RJ26596754345661X
Certificate Issued Date : 05-Sep-2025 04:01 PM
Account Reference : NONACC (SV)/ rj3362804/ KALWAR ROAD/ RJ-JP
Unique Doc. Reference : SUBIN-RJRJ336280434922682955225X
Purchased by : VINAYAK ENTERPRISES PROP BHANWAR LAL
Description of Document : Article 4 Affidavit
Property Description : ADD -PLOT NO. 29,SHRI VINAYAK VIHAR,GOKULPURA ,KALWAR ROAD ,JAIPUR
Consideration Price (Rs.) : 0
 (Zero)
First Party : VINAYAK ENTERPRISES PROP BHANWAR LAL
Second Party : VINAYAK ENTERPRISES PROP BHANWAR LAL
Stamp Duty Paid By : VINAYAK ENTERPRISES PROP BHANWAR LAL
Stamp Duty Payable (Rs.) : 50
 (Fifty only)
Surcharge for Infrastructure Development (Rs.) : 5
 (Five only)
Surcharge for Propagation and Conservation of Cow (Rs.) : 5
 (Five only)
Surcharge for Relief from Natural and Man-made Calamities (Rs.) : 5
 (Five only)
Stamp Duty Amount(Rs.) : 65
 (Sixty Five only)



Ms Vinayak Enterprises

Proprietor



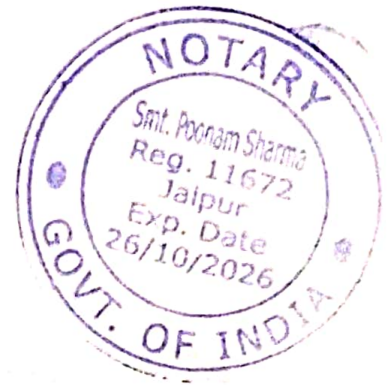
ATTESTED

Poonam Sharma
 NOTARY PUBLIC
 GOVT OF INDIA JAIPUR

05 SEP 2025 0009589306

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at www.shiftestamp.com or using e-Stamp Mobile App or Stock Holding.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy please inform the Competent Authority.



FORM-B

[see rule 3(4)]

DECLARATION

Affidavit cum Declaration

I, Bhanwar Lal, S/o Dana Ram, aged 38 years R/o Village Post Hudeel, Tehsil Nawa, Nagour, Hudeel, Nagaur, Rajasthan - 341509, the proprietor of **"Vinayak Enterprises"** promoter of the proposed project **"VINAYAK RESIDENCY II"** do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title to the land on which the development of the project is proposed.
2. That the Promoter has taken a Dropline overdraft facility with interest payment period of Rs. **10,00,00,000** from **AU Small Finance Bank**.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is **31/08/2027**.
4. That seventy per cent of the amounts realized 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.

ATTESTED

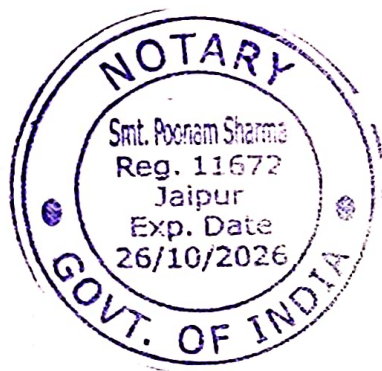
Poonam Sharma
NOTARY PUBLIC
GOVT OF INDIA JAIPUR

05 SEP 2025

Ms Vinayak Enterprises
[Signature]
Proprietor



9. That promoter 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.



For Vinayak Enterprises

Ms Vinayak Enterprises

Proprietor
Deponent

Verification

I, Bhanwar Lal, S/o Dana Ram, aged 38 years R/o Village Post Hudeel, Tehsil Nawa, Nagour, Hudeel, Nagaur, Rajasthan - 341509, 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.

Verified by me at Jaipur on this 25th day of August, 2025.

For Vinayak Enterprises

Ms Vinayak Enterprises

Proprietor
Deponent

ATTESTED

NOTARY PUBLIC
GOVT OF INDIA JAIPUR

05 SEP 2025