



राजस्थान RAJASTHAN

BY 615498



FORM-B

[see rule 3(4)].

DECLARATION

AFFIDAVIT CUM DECLARATION SIGNED BY THE PROMOTER OR ANY OTHER PERSON DULY AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration of Sh. Anjani Kumar Aggarwal S/o Mahaveer Prasad aged about 50 years R/o House No 6, Tilak Nagar, Sri Ganganagar being Director of M/s Anandam Heights Developers Private Limited for the proposed project "SHREENATH VIHAR" situated at Killa No. 1 TO 4, Square No. 70, Chak 1 A Chhoti Tehsil & District Sri Ganganagar (Raj.) duly authorized by board vide Board Resolution dated 09.09.2025.

Anjani Kumar Aggarwal S/o Mahaveer Prasad aged about 50 years R/o House No 6, Tilak Nagar, Sri Ganganagar duly authorized by the promoter M/s Anandam Heights Developers Private Limited do hereby solemnly declare, undertake and state as under: -

1. The Promoter Company 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.

ATTESTED
HUKMA RAM NAYAK
Advocate & Notary
Distt Sri Ganganagar (Raj.)

Anandam Heights Developers Private Limited
Director

बजरंग लाल मुद्रांक विक्रेता (हिन्दुमलकोट) श्रीगंगानगर अनुज्ञा पत्र 55/2023

मुद्रांक वैल्यू व क्र.सं..... 1002

रजिस्टार क्र.सं..... 11 दिनांक 12/05/2023

मुद्रांक क्रेता का नाम.....

पिता/पति का नाम..... Bhanu Singh Dahiya

पता.....

प्रयोजन.....

हस्ते क्रय की दशा में हस्ते का नाम व पता.....

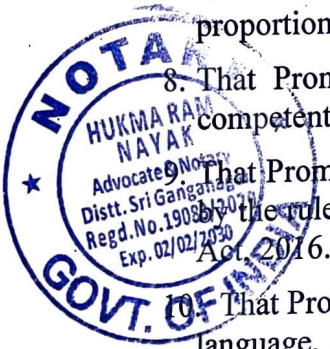
क्रेता/हस्ते के हस्ताक्षर..... मुद्रांक विक्रेता के हस्ताक्षर.....

क्रेता/हस्ते के हस्ताक्षर.....

अनुज्ञापन पत्रमा अंशविक्रय 1998- अंतर्गत स्टाम्प राशि पर प्रभारित अधिभार	
नकद/संवर्धन/सुविधाओं हेतु (धारा 3-क) 1-10 प्रतिशत	रुपये..... 10
अन्य कार्य/संरचना/संरक्षण और संवर्धन हेतु (धारा 3-ख) 1-10 प्रतिशत	रुपये..... 10
3 प्राकृतिक एवं मानव निर्मित आपदाओं से राहत हेतु अधिभार -10 प्रतिशत	रुपये..... 10
	कुल योग 30
हस्ताक्षर स्टाम्प वैण्डर	Bजरंग
स्टाम्प वैण्डर लाइसेन्स नं-55/2023 नाम- बजरंग लाल	



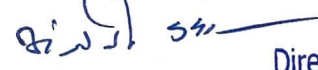
3. That the time period within which the project shall be completed by the company is on or before 02.03.2027.
4. That seventy per cent of the amounts realized by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a 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 Company 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That Promoter Company shall take all the pending approvals on time, from the competent authorities.
9. That Promoter Company have 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 Company 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.



Deponent

For M/s Anandam Heights Developers Private Limited

Anandam Heights Developers Private Limited


Director

Anjani Kumar Aggarwal

Director

ATTESTED
50414125
1909-25
HUKMA RAM NAYAK
Advocate & Notary
Distt Sri Ganganagar (Raj)



The contents of my above affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Deponent

For M/s Anandam Heights Developers Private Limited

Date :- 09.09.2025

Place :- Sri Ganganagar

ATTESTED
5/9/25
19-09-25
HUKMA RAM NAYAK
Advocate & Notary
Distt. Sri Ganganagar (Raj.)

Anandam Heights Developers Private Limited
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Director

Anjani Kumar Aggarwal
Director