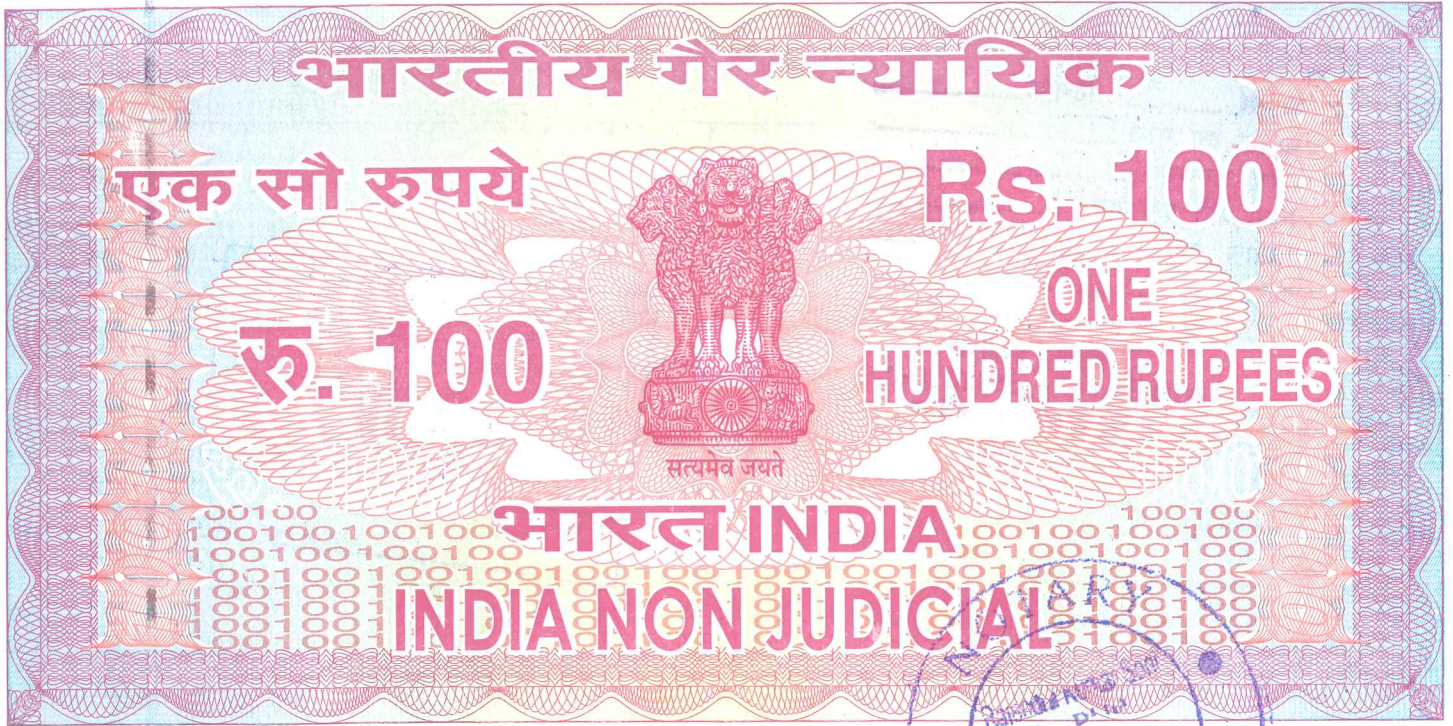




राजस्थान RAJASTHAN

FORM 'B'

[See rule 3(4)]

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Narender Singh duly authorized by the Promoter and POA Holder of Narvik Nirman & Financiers Pvt Ltd and M/s Spytech Buildcon of the proposed Project vide its authorization dated 02.12.2019.

I, **Narender Singh** s/o Shri Pratap Singh aged 42 years having office at 401, 3rd Floor, Apex Mall, Lalkothi, Tonk Road, Jaipur-302015, Rajasthan duly authorised by the Promoter and POA Holder of Narvik Nirman & Financiers Pvt Ltd and M/s Spytech Buildcon for the proposed project, do hereby solemnly declare, undertake and state as under:

1. That the land is owned by M/s Narvik Nirman & Financiers Pvt Ltd and M/s Spytech Buildcon who have legal title to the land on which the development of the proposed project is to be carried out and a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project or phase thereof, as the case may be, is enclosed with the application.
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 **31 December 2023**.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.

ATTESTED

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

For Ashiana Housing Limited

Authorised Signatory

23 DEC 2019

12728 10-12-19

क्र. सं. दिनांक
मुद्रांक का मूल्य (२२)
क्रेता का नाम
पिता/पति का नाम
निवास स्थान
वास्ते

रांजीव हंसकड
स्टाम्प विक्री ला. नं. 55/2010-1
ज. वि. प्रा. परिसर जयपुर

राजस्थान स्टाम्प अधिनियम 1998 में अन्तर्गत	
सामान्य शर्तों पर प्रचलित अधिनियम	
1	आयकर एवं आयकर (समाप्त) सुविधाओं के (विभा 3-क)-10% रु. २०
2	आय और आयकर नग्न के संग्रहण और शोधन हेतु (विभा 3-ख)-10% रु. २०
कुल राशि २०	
प्रतिपक्षीय स्टाम्प नंबर २	

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 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 shall take all the pending approvals on time, from the competent authorities.
9. That promoter has furnished such other documents as have been prescribed 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 Ashiana Housing Limited

Narender Singh

Deponent's Authorised Signatory

Verification

I, **Narender Singh** s/o Shri Pratap Singh aged 42 years having office at 401, 3rd Floor, Apex Mall, Lalkothi, Tonk Road, Jaipur-302015, Rajasthan Ashiana Housing Limited (Promoter) POA Holder of Narvik Nirman & Financiers Pvt Ltd and M/s Spytech Buildcon 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.

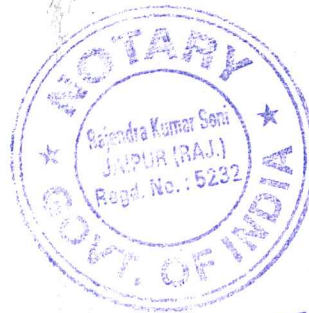
Verified by me at **Jaipur** on this 21st day of **December, 2019**.

For Ashiana Housing Limited

Narender Singh

Authorised Signatory

Deponent



ATTESTED

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

23 DEC 2019