31 OCT 2017

भारत INDIA
100 रुपये
RUPEES ONE HUNDRED
SPECIAL ADHESIVE

FORM-B

[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of M/s. STAR VALLEY HEIGHTS LLP promoter of the proposed project /duly authorized by the promoter of the proposed project vide its/his/their authorization dated 01.11.2017:

M/s. STAR VALLEY HEIGHTS LLP, through its Partner Mr. Satyanarayan Gupta Son of Mr. Radheyshyam Gupta aged 51 years R/o 1-E-19, Shiv Shakti Colony, Shastri Nagar, Jaipur, promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter have legal title to the land on which the development of the project is proposed.
2. The 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 30/11/2023.
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 I / 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 I /promoter shall take all the pending approvals on time, from the competent authorities.
9. That I /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.

Identified by

G. K. Upadhyay

ATTESTED

NOTARY PUBLIC
JAIPUR (RAJ.)

02 NOV 2017

10. That I /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 Star Valley Heights LLP
Partner/Auth. Signatory
Deponent

VERIFICATION

I, Mr. Satyanarayan Gupta Son of Mr. Radheyshyam Gupta aged 51 years R/o 1-E-19, Shiv Shakti Colony, Shastri Nagar, Jaipur 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.

Verified by me at Jaipur on this 02nd day of November 2017.

For Star Valley Heights LLP
Partner/Auth. Signatory
Deponent

2 NOV 2017

क्र.सं. 99562 दिनांक

मुद्रांक का मूल्य 100 लाईसें. 55/97

क्रेता का नाम प्यार वेली हाइटस एलएलपी

पिता/पति का नाम

पता जय

मुद्रांक का प्रायोजन [illegible] हस्ता.

महेश झालानी
ला. स्टाम्प विक्रेता 65/97
कलेक्ट्रेट परिसर, जयपुर

... अधिनियम 1998 के अन्तर्गत
... का प्रभारित अधिभार

1. ... संरक्षण ... हेतु
(धारा-3-क-10% रुपये 10

2. गाय और उसकी नस्ल का संरक्षण और संवर्धन हेतु
(धारा-3 ख)- 10% रुपये 10

कुल योग 20

हस्ताक्षर स्टाम्प विक्रेता