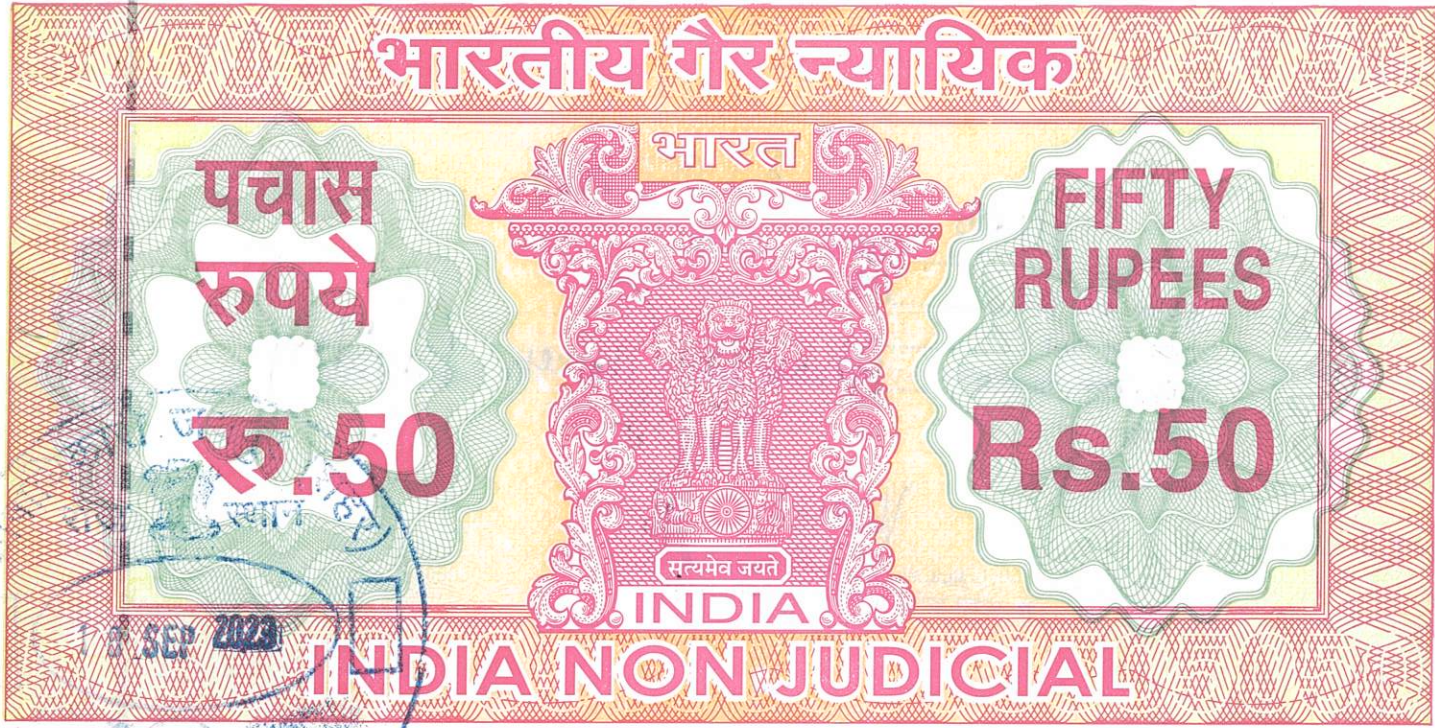




राजस्थान RAJASTHAN

DECLARATION

BS 576544

I, **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 Partner of Bhavyaa Green Builders promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That our project "BHAVYAA GREEN GRANDEUR" situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan is a new project.
2. That we have not accepted any advance payment and booking from the allottees towards the booking of the Flat/Apartment till date of signing this declaration and even will not take till the time we get our RERA Registration number.
3. That if any contradiction arises in the future Bhavyaa Green Builders will be responsible for it.

For Bhavyaa Green Builders

ANUJ ARORA
Partner Deponent

VERIFICATION

I, **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 do hereby verify the contents in para No. 1 to 3 of my above Affidavit cum Declaration are true verified by me there from.



For Bhavyaa Green Builders

ANUJ ARORA
Partner Deponent

23 OCT 2023

क्रमांक 9433 दिनांक 50

मुद्रांक का मूल्य

ब्रह्मा का नाम

पति/पिता का नाम Bhanu Gaur Naveen Builder

निवास स्थान

द्वय का मूल्य

Neeraj

Jaipal

At

ला.न. 80/2020 स्टाम्प अधिनियम
92 सत्कार मार्केट, मालवीय नगर जयपुर-302017

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत	
स्टाम्प गांभीर्य	
आ. पू. सवस्तुत्व सुविधा हेतु	10
मात्रा	
2 मण्डल	
(धोर. 3)	20
कुल योग	
हस्ताक्षर स्टाम्प लाइटर	

For Bhavya Green Builders

Partner

For Bhavya Green Builders

Partner

भारतीय गैर न्यायिक

पचास
रुपये

रु.50

भारत

सत्यमेव जयते

INDIA

FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

Affidavit

BS 576546

I, ANUJ ARORA S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 Partner of Bhavyaa Green Builders promoter of the proposed project do hereby solemnly declare, undertake and state as under;

1. That our project "BHAVYAA GREEN GRANDEUR" situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village-Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura, District-Jaipur, State-Rajasthan is a new project.
2. Our RERA Designated bank account for the project "BHAVYAA GREEN GRANDEUR" is:-

NAME	BHAVYAA GREEN BUILDERS RERA ACCOUNT
BANK	AU SMALL FINANCE BANK
BRANCH	JAGATPURA, JAIPUR
IFSC CODE	AUBL0002596
BANK A/C NUMBER	2302259653282363

3. Further, I declare that any amount withdrawn from the designated bank account shall be used only for our project "BHAVYAA GREEN GRANDEUR".
4. Further I declare that bank account shall not be shared for any other Real Estate project or any other purpose whatsoever.

ATTESTED

23 OCT 2023

NOTARY PUBLIC
JAIPUR (R)

For Bhavyaa Green Builders

Partner

ANUJ ARORA
Deponent

23 OCT 2023

क्रमांक 9435

प्लॉट नं.
50

भूदांक का मूल्य

क्रेता का नाम

पति/पिता का नाम

निवास स्थान

कार्य का शीर्षक

Bhavya Green Builders

Neeraj

ला.नं. 66/2020 स्टाम्प विक्रेता
92 सत्कार मार्केट, मालवीय नगर जयपुर-302011

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत	
स्टाम्प काफ़ी नं.	
आ	राजस्थान सुविधाओं हेतु
2 मंच आ	
धर	
कुल योग	
हस्ताक्षर स्टाम्प वण्डर	

for Bhavya Green Builders

Partner

Verification

I, **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 Partner of Bhavyaa Green Builders do hereby that the contents in Para 1 to 4 of my above affidavit are true & correct and nothing material has been concealed by me there from.

For Bhavyaa Green Builders



ANUJ ARORA
Partner
Deponent



BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

DECLARATION CUM UNDERTAKING

In reference to our project "**BHAVYAA GREEN GRANDEUR**" situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan.

I, **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 duly authorized by the promoter of the proposed project do hereby declares that;

1.	NOC for Environment	Not Available
2.	NOC for Fire	Not Available

We shall submit it with the RERA before completion of the project and by way of Quarterly return.

I/We hereby declare that whatever has been stated above is true to the best of my knowledge, correct and nothing material has been concealed there from

For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders

ANUJ ARORA
Partner


Partner

Date: 16.10.2023

BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

DECLARATION CUM UNDERTAKING

I/We hereby declare that the Water Permission for our project “**BHAVYAA GREEN GRANDEUR**” is not obtained yet, we shall intimate the RERA as and when the desired permission/connection is obtained from the appropriate authority.

For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders



Partner

ANUJ ARORA

Partner

BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

DECLARATION FOR NO ENCUMBRANCE

In reference to our project “**BHAVYAA GREEN GRANDEUR**” situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan .

I, **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 Partner of **BHAVYAA GREEN BUILDERS** do hereby solemnly declare that there is no Encumbrance and Dispute on said Project “**BHAVYAA GREEN GRANDEUR**” the project is free from all encumbrances and charge.

For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders

ANUJ ARORA

Partner


Partner

BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

DECLARATION OF NO CRIMINAL RECORD

In reference to our project “**BHAVYAA GREEN GRANDEUR**” situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan.

I, (1) **ANUJ ARORA** S/o Chander Mohan Arora aged about 44 years R/o A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan-302017 Partner of **BHAVYAA GREEN BUILDERS** do hereby solemnly declare that no criminal case is pending against me or any other Partners, neither have we been convicted in any criminal case in the past.

There is no litigation pending against the land and the Project in any court.

For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders



ANUJ ARORA

Partner

Partner

BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

DECLARATION CUM UNDERTAKING

In reference to our project “**BHAVYAA GREEN GRANDEUR**” situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura, District-Jaipur, State-Rajasthan.

I/We hereby declare that we have appointed Er. Sunil Goyal as Structural/Civil Engineer, Er. Suresh Kumar Verma as Engineer, Ar. Shri Krishan as Architect, CA Mahesh K Goyal as Chartered Accountant for our project and we have not yet appointed any Real Estate Agent, HVAC Consultants or any other Consultants as on date. If we appoint any Consultant before the completion of the project, we will inform RERA authority accordingly.

I/We hereby declare that whatever has been stated above is true to the best of my/our knowledge, correct and nothing material has been concealed there from.

For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders



ANUJ ARORA **Partner**

Partner

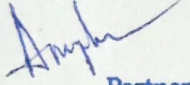
BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

AUTHORIZATION LETTER

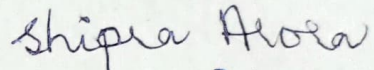
We, **ANUJ ARORA** and **SHIPRA ARORA** Partners of **BHAVYAA GREEN BUILDERS** who is the promoter of the project "**BHAVYAA GREEN GRANDEUR**" situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil- Sanganer, Mahal Road, Jagatpura, District-Jaipur, State-Rajasthan do hereby decided that Anuj Arora shall act as authorized signatory to sign all the documents related to our Project with RERA and by any other government authority relating to it on behalf of our firm.

For Bhavyaa Green Builders


Partner

ANUJ ARORA
(Partner)

For Bhavyaa Green Builders


Partner

SHIPRA ARORA
(Partner)

Date: 16.10.2023

FORM-A
[See rule 3(2)]
APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Rajasthan, JAIPUR

Sir,

I/We hereby apply for the grant of registration of my/our project "**BHAVYAA GREEN GRANDEUR**" situated at Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District- Jaipur, State-Rajasthan .

1. The requisite particulars are as under:-

- (i) Status of the applicant, whether individual / company / proprietorship firm / society/trust/ limited liability partnership / competent authority: Partnership Firm
- (ii) *(In case of firm / society / trust / company / limited liability partnership / competent authority etc):* Partnership Firm
- (a) Name: **BHAVYAA GREEN BUILDERS**
- (b) Address –A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017
- (c) Copy of-registration certificate ~~/society/trust/company/~~ limited liability partnership ~~/competent authority etc:-~~ **Registration certificate**
- (d) Main objects: **Real Estate**
- (e) Name, photograph and address of chairman/partner/director and authorised person etc.: **Attached**
- (iii) PAN Number of the promoter: **AANFB3506B**

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (l) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained:

Bank Name- AU SMALL FINANCE BANK

Branch Name- JAGATPURA, JAIPUR

IFSC code- AUBL0002596

Bank A/c Number-2302259653282363

Bank Address- No CP3/235, Ground Floor, Mahal Road, Industrial Area, Jagatpura,
Near Jeevan Rekha Hospital

For Bhavyaa Green Builders


Partner

(v) Details of project land: Khasra No. 626/3, 627/1, 627/2, 627/3, Revenue Village-Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan.

Total Area- 4080.00 square meters

(vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc. N.A.

(vii) Agency to take up external development works _____ Local Authority / Self Development: Self Development

(viii) Registration fee by way of a ~~demand draft/bankers cheque~~ dated _____ drawn on _____ bearing number _____ for an amount of Rs. _____ /- calculated as per sub-rule (3) of rule 3 of the ~~Rajasthan Real Estate (Regulation and Development) Rules, 2017~~ or through online payment as the case may be **Payment ID 44826620231101151241 Transaction No. RERA-TRANS-193 of Rs. 173550...../- on 01.11.2023**

(ix) Any other information the applicant may like to furnish. N.A.

2. I/we enclose the following documents in triplicate, namely:-

(i) Authenticated copy of the PAN card of the promoter: **Attached**

(ii) Audited balance sheet of the promoter for the preceding financial year: **Attached**

(iii) Copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: **Attached**

(iv) The details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: N.A.

(v) Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed: N.A.

(vi) An authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases: **Attached**

For Bhavyaa Green Builders


Partner

- (vii) The Sanctioned Plan, Layout plan and Specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: **Attached**
- (viii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: **N.A.**
- (ix) The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: **Attached**
- (x) Performa of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: **Attached**
- (xi) The number, type and the carpet area of apartments for sale in the project along with the area of the exclusive Balcony or Verandah areas and the exclusive open terrace areas with the apartment, if any: **Attached**
- (xii) The number and areas of garage for sale in the project: **N.A.**
- (xiii) The number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project: **Attached**
- (xiv) The names and addresses of his real estate agents, if any, for the proposed project: **N.A.**
- (xv) The names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project: **Attached**
- (xvi) A declaration in Form-B. **Attached**
(Note: If any of the above items is not applicable write "N.A." against the appropriate items)

3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made there under, namely:-

- (i)
- (ii)
- (iii)

.....

4. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

For Bhavyaa Green Builders


Partner

Yours faithfully

Signature and seal of the applicant(s)

BHAVYAA GREEN BUILDERS

Registered Address: A-405, Ground Floor, Rear Portion, Malviya Nagar, Jaipur, Rajasthan-302017

Name of Project: **"BHAVYAA GREEN GRANDEUR"**

Name of Promoter: **BHAVYAA GREEN BUILDERS**

Address: Khasra No. 626/3, 627/1, 627/2, 627/3 at Revenue Village- Tilawala, Tehsil-Sanganer, Mahal Road, Jagatpura District-Jaipur, State-Rajasthan is a new project.

1.	Name	ANUJ ARORA
	Address	A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan- 302017
	Contact Details and Mail Id	9829288113 Aradhanabuildtech@gmail.com
2.	Name	SHIPRA ARORA
	Address	A-405, Maharaja Agarsen Marg, Malviya Nagar, Jaipur, Rajasthan- 302017
	Contact Details and Mail Id	9829208831 Aradhanabuildtech@gmail.com



For **BHAVYAA GREEN BUILDERS**

For Bhavyaa Green Builders

Partner

ANUJ ARORA
Partner

Bhavyaa Green Builders
A-405, Rear Portion, Ground Floor
Malviya Nagar
Jaipur
Contact : 9829073498/9829288113
Reg.No: 13/1742/2013

Balance Sheet
1-Apr-2022 to 31-Mar-2023

Liabilities		Assets	
	as at 31-Mar-2023		as at 31-Mar-2023
Capital Account	9,36,53,188.91	Fixed Assets	64,89,780.58
Anuj Arora(Partner)	6,59,14,712.83	AC	1,706.00
Shipra Arora(Partner)	2,77,38,476.08	AC(Site Office)	58,551.00
		Car(BMW)	26,53,088.00
Loans (Liability)	3,83,73,854.89	Car(Mercedes)	35,62,796.00
Secured Loans	98,77,569.89	Cycle	9,910.00
Unsecured Loans	2,84,96,285.00	Furniture and Fittings	1,00,986.00
		LCD 1	45,604.00
Current Liabilities	2,30,02,983.00	Microwave Samsung	4,842.00
Sundry Creditors	1,88,82,243.00	Mobile II	1,269.00
C M Arora(Ex-Partner)	27,500.00	Mobile Instrument	315.00
Provisions for Income Tax	40,93,240.00	Mobile Instrument I	4,031.00
		Mobile(Samsung- A32)	15,286.42
Profit & Loss A/c		Printer(HP)	2,367.00
Opening Balance		Printer (HP- 126NW)	16,461.62
Current Period	1,97,33,897.32	Printer(RICOH)	2,608.00
Less: Transferred	1,97,33,897.32	Refrigerator	939.00
		Water Dispenser	9,020.54
		Current Assets	14,85,40,246.22
		Closing Stock	5,58,49,940.00
		Sundry Debtors	2,34,66,179.80
		Cash-in-hand	3,24,171.00
		Bank Accounts	5,56,92,532.45
		Advance(Plot Near DMART)	90,00,000.00
		BMW I Financial Ser. (TDS)	4,433.00
		Creditors Having Dr Bal	31,87,599.97
		Jitendra Goyal	10,00,000.00
		Security Deposit (JVVNL)(Temp Connection)	15,390.00
Total	15,50,30,026.80	Total	15,50,30,026.80

Auditors' Report

In terms of our attached Report of even date.

For Mahesh K Goyal & Co.

Chartered Accountants;

(Firm Registration No. 012242C)

Mahesh K Goyal

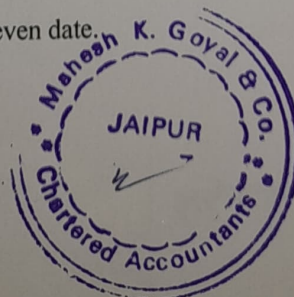
(M.K.Goyal)

Proprietor

M.No. 071782

Jaipur, Dated : 25/09/2023

UDIN : 23071782 BGYSWK 3587



For Bhavyaa Green Builders,

For Bhavyaa Green Builders

Partner

[Signature]

Partner