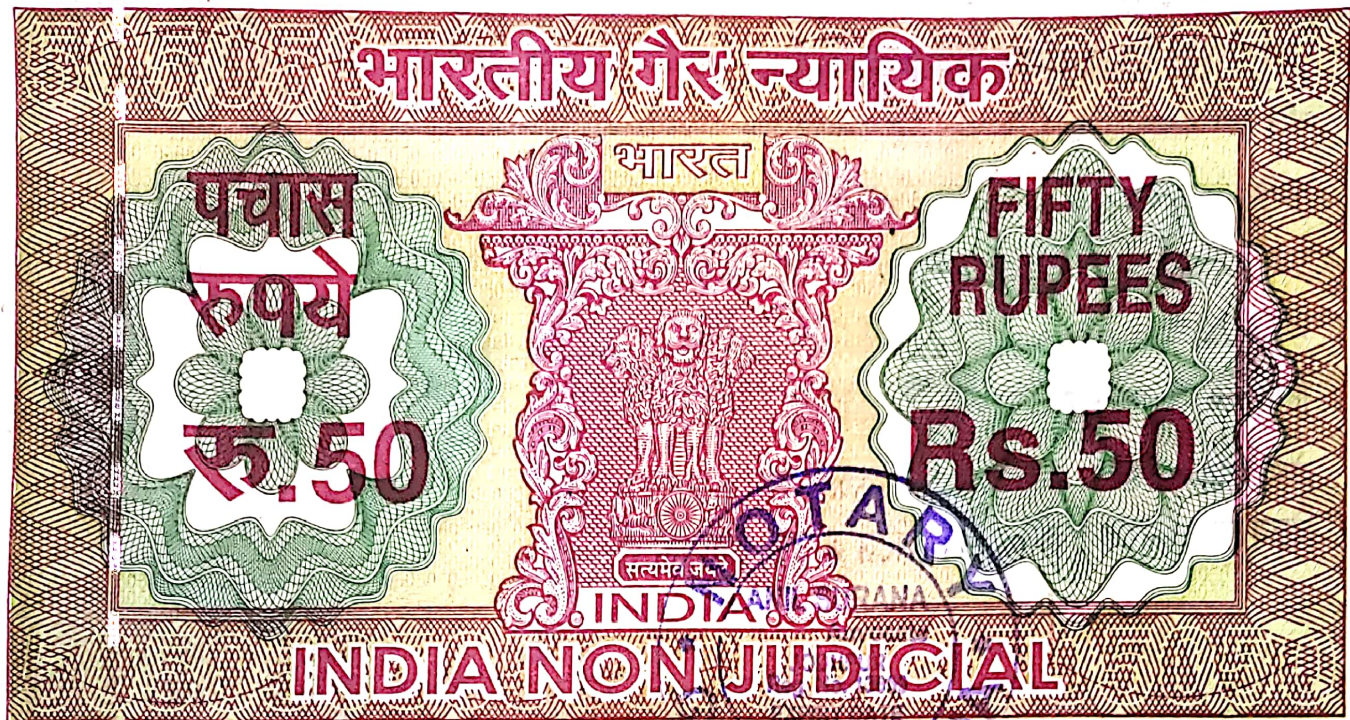




राजस्थान RAJASTHAN

FORM-B

[See rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. HARSHVARDHAN SINGH promoter of the proposed project "ASHAPURNA NRI PHASE- II" situated at Khasra No. 171/7, 174/8, 176/2, 180/1, 179, 180, 180/2, 180/3, 180/4, 181, 181/1 of Village Bhakrasni at Jodhpur, State Rajasthan duly authorized by the promoter of the proposed project vide its/his/their authorization dated 07/09/2021.

I, Harshvardhan Singh Son of Sh. Karan Singh aged 28 Years R/o 239, Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. Promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state asunder:

1. The land is owned by M/s Ashapurna Buildcon Limited, Shri Ratna Ram, Shri Ganesha Ram, Shri Bijla Ram, Shri Madan Lal & Shri Beeja and who have a 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 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 31-03-2032.

For Ashapurna Buildcon Ltd.

Authorised Signatory

July 12.5.2021
NOTARY, JODHPUR

नाम मुद्रांक विक्रेता श्रीमती पूर्णिमा सुरापा अड्डा का संख्या 17/जेम्सपुर राह/2020

रजि. क्रम संख्या 524 दि. 12/5/2020 मुद्रांक वेल्ड न क्रम संख्या 50

मुद्रांक क्रेता का नाम हर्षवर्धन सिद्धा/पति का नाम कल्याण सिद्धा

पता राजपूतों का बास राघीयाड़ा जौधडा

प्रयोजन शापथ पत्र

(हस्ते क्रय की दशा में हस्ते का नाम) श्रीमती राखी

क्रेता/हस्ते के हस्ताक्षर मुद्रांक विक्रेता के हस्ताक्षर

विक्रय स्थान:-जसवन्त कॉलेज, मेन हॉस्टल के पास, रातानाड़ा रोड, जौधडा

राजस्थान स्टाम्प अधिनियम, 1999 के अन्तर्गत स्टाम्प राशि एवं प्रयोजित अधिभार	
1. आधारभूत अवसरचना सुविधाओं हेतु (धारा 3-क) - 10% रुपये	5
2. गाय और उसाती करों के संरक्षण और संवर्धन हेतु (धारा 3-ख) प्राकृतिक आपदाओं एवं मानव निर्मित आपदाओं के निवारण हेतु - 20% रुपये	10
कुल योग	15
हस्ताक्षर स्टाम्प वेण्डर	

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 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 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 Ashapurna Buildcon Ltd.

Deponent
Authorised Signatory

Verification

I, Harshvardhan Singh Son of Sh. Karan Singh aged 28 Years R/o 239, Rajputo Ka Bas, Uchiyara, Banar, Jodhpur, Rajasthan-342027. 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.

For Ashapurna Buildcon Ltd.

Deponent
Authorised Signatory

12.5.2022
NOTARY, JODHPUR