

Date: 04.06.2020

TO WHOMSOEVER IT MAY CONCERN**AFFIDAVIT CUM DECLARATION**

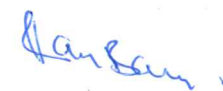
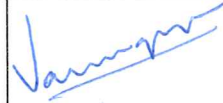
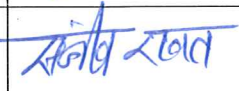
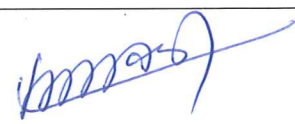
I, Narendra Singh son of Shri Pratap Singh, aged 42 years having office at 401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015, Rajasthan, duly authorised by the Promoter of the Project "Gulmohar Plaza Sarthi Shops" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan do hereby state that as the height of the building to be developed in the project is less than 15 metres, there is no requirement for obtaining an Airport NOC and Fire NOC, therefore these NOC's are not applicable for the said project.

For M/s Ashiana Manglam Builders**Authorised Signatory**

AUTHORISATION LETTER

We the partners of **M/s Ashiana Manglam Builders**, a partnership firm, having its principal place of business at Unit No. 4 & 5, 3rd Floor, Plot No. D-2, Southern Park, Saket District Centre, Saket, New Delhi – 110 017, and branch office at 3rd Floor, Apex Mall, Lal Kothi, Tonk Road, Jaipur-302015, Rajasthan, (hereinafter being referred to as “**Firm**”), do hereby, appoint, nominate and constitute the persons mentioned herein below, any one acting individually, as authorized signatories to sign and file application for registration of project under Real Estate (Regulation & Development) Act, 2016 (hereinafter being referred to as “**RERA**”) and are further authorized to obtain Login ID & password to create webpage on the website of the Real Estate Regulatory Authority (hereinafter being referred to as “**Authority**”) and to file the documents/ applications/ plaint/ suit/ cases/ replies etc. in any cases/ matter/ proceedings before the Authority/ Adjudicating Office/ Real Estate Appellate Tribunal etc. for all Phases of Niji Khatedari Scheme namely “**Gulmohar Gardens**” situated at Village Manpur Bhatawala, Tehsil Sanganer, District Jaipur, Rajasthan.

Specimen signatures of the persons authorized above are as follows:

<u>Sl. No.</u>	<u>Name of the Persons</u>	<u>Specimen Signatures</u>
1.	Mr. N.K Gupta son of Mr. Roodmal Gupta	
2.	Mr. Ram Babu Agrawal son of Mr. Brij Mohan Agrawal	
3.	Mr. Varun Gupta son of Late Om Prakash Gupta	
4.	Cdr. Sanjeev Rawat (Retd.) son of Late Nathi Singh Rawat	
5.	Mr. Bhagwan Kumar son of Late Shankar Poddar	
6.	Mr. Narender Singh son of Mr. Pratap Singh	

We further declare that all acts done by the persons authorized above, regarding aforesaid purpose, shall have expressed or implied intention to bind the firm.

IN WITNESS WHERE OF, we have signed this authorization letter on this 01st day of June, 2017.

Sl. No.	Name of the partner in full	Signatures
1.	M/s Manglam Build Developers Limited (Represented through its Director Mr. N.K. Gupta)	
2.	M/s Ashiana Housing Limited (Represented through its Managing Director Mr. Vishal Gupta)	
3.	Mr. Ram Babu Agrawal	



राजस्थान RAJASTHAN

DECLARATION

AX 975844

M/s Ashiana Manglam Builders (Promoter) through its authorised signatory Mr. Narendra Singh son of Shri Pratap Singh having its office at 401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015, Rajasthan do hereby solemnly declare, undertake and state as under:

1. That we have applied for registration of our Project "Gulmohar Plaza Sarthi Shops" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan under the provisions of the Real Estate Regulation and Development Act, 2016 read with the Rajasthan Real Estate (Regulation and Development) Rules, 2017.

2. The bank account details given by us is as under;

Name of Bank Account: GULMOHAR GDN SARTHI PLAZA MB RERA A/C

Bank Account Number: 50200051821260

Bank Name: HDFC Bank Ltd

Branch Name: Tonk Road - Jaipur

IFSC Code: HDFC0000644

Bank Address: A-1 Shree Plaza, Lal Kothi, District Shopping Center, Tonk Road, Jaipur-302015.

3. That the above bank account and any amount withdrawn from the designated bank account shall be used for the purpose of project "Gulmohar Plaza Sarthi Shops" in accordance with the provisions of Real Estate (Regulation and Development) Act, 2016 and the Real Estate (Regulation and Development) Rules, 2017.

4. Further, I declare that the bank account shall not be shared for any other Real Estate project or any other purpose whatsoever.

For Ashiana Manglam Builders

ATTESTED

Authorised Signatory
Deponent

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

04 JUN 2020

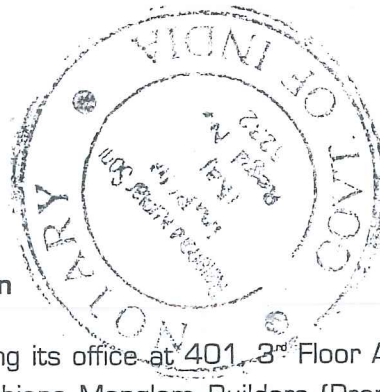
14952 28-2-2020

क्र. सं. दिनांक
मुद्रांक का मूल्य (१०९)
क्रेता का नाम
पिता पति का नाम
निवास स्थान
वास्ते

संजीव मल्होत्रा
स्टाम्प विक्रेता ला.नं. 55/2010-12
ज.वि.प्रा. परिसर जयपुर

राजस्थान	पत्तर्गत
1. गांव/पंचायत/तहसील/जिला/राज्य	(सारा 3-क)
2. गांव का नाम	(सारा 3-क)
...	

Verification

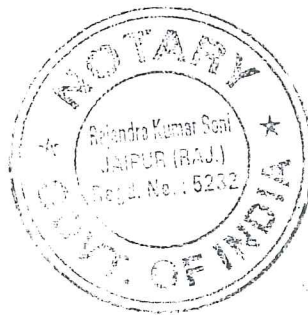


I, Narendra Singh son of Shri Pratap Singh, having its office at 401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015 on behalf of M/s Ashiana Manglam Builders (Promoter) do hereby verify that the contents in Para No. 1 to 4 of my above affidavit are true and correct and nothing material has been concealed by me there from.

Verified by me at **Jaipur** on this **04th** day of **June, 2020**.

For Ashiana Manglam Builders
Narendra Singh
Authorised Signator

Deponent



ATTESTED

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

04 JUN 2020

Dated: 04.06.2020

To

The Registrar
Real Estate Regulatory Authority
2nd & 3rd Floor, RSIC Building
Udyog Bhavan, Tilak Marg
C-Scheme, Jaipur-302005, (Rajasthan).

Sub: Submission of Local/ Correspondence address in respect of our project namely "Gulmohar Plaza Sarthi Shops".

Dear Sir,

With reference to the subject captioned above, the above said project namely "**Gulmohar Plaza Sarthi Shops**" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan is being developed by M/s Ashiana Manglam Builders".

The local/ corresponding address of the said project is situated at **401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015.**

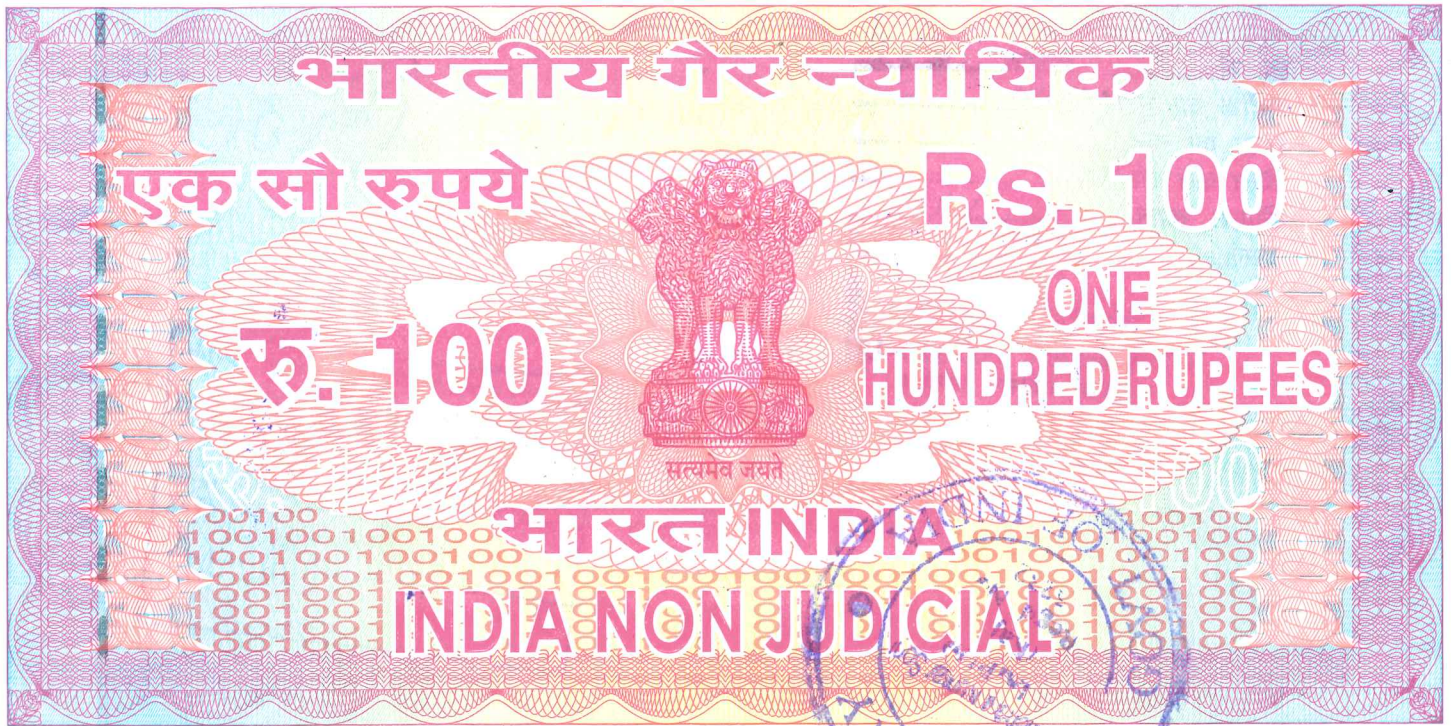
The above information is for your information and record.

Thanking you

For M/s Ashiana Manglam Builders



(Authorised Signatory)



राजस्थान RAJASTHAN

DECLARATION

AX 975845

Affidavit cum Declaration of Mr. Narender Singh duly authorized by M/s Ashiana Manglam Builders (Promoter) for the proposed Project vide its authorization dated 01.06.2017.

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 M/s Ashiana Manglam Builders (Promoter) for the proposed project, do hereby solemnly declare, undertake and state as under:

1. That our project "**Gulmohar Plaza Sarthi Shops**" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan is a new project.
2. That we have not accepted any advance payment and booking from the allottees towards the booking of the 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 M/s Ashiana Manglam Builders will be responsible for it.

For Ashiana Manglam Builders

Authorised Signatory
(Deponent)

VERIFICATION

I, **Narender Singh** son of Shri Pratap Singh, having its office at 401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015, Rajasthan, on behalf of M/s Ashiana Manglam Builders (Promoter) do hereby verify that the contents in Para No. 1 to 3 of my above affidavit are true.

Verified by me at Jaipur on this **04th** day of **June, 2020**.

For Ashiana Manglam Builders

Authorised Signatory
(Deponent)

ATTESTED

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

04 JUN 2020

14953 28-2-2020

क्र. सं. दिनांक
मुद्रांक का मूल्य (००)
क्रेता का नाम
पिता पति का नाम
निवास स्थान
वास्ते

संजीव खड्कड
स्टाम्प विक्रेता ला.नं. 55/2010-12
ज.वि.प्रा. परिषद मकपूर

राजस्थान स्टाम्प अधिनियम 1998 में अन्तर्गत	
स्टाम्प राशि पर 1% से अधिक अतिरिक्त	
1. स्टाम्प का अंश	10
2. प्राप्ति तिथि	28-2-2020
3. प्राप्ति का कारण	...
4. प्राप्ति का स्थान	...
5. प्राप्ति का मूल्य	...
6. प्राप्ति का प्रकार	...
7. प्राप्ति का उद्देश्य	...
8. प्राप्ति का विवरण	...
9. प्राप्ति का प्रमाण	...
10. प्राप्ति का अंश	...

Date: 04.06.2020

TO WHOMSOEVER IT MAY CONCERN**DECLARATION FOR NO CRIMINAL RECORD AND NO PROJECT LITIGATION**

I, **Narender Singh** son of Shri Pratap Singh aged about 42 years authorised signatory of M/s Ashiana Manglam Builders, a Partnership Firm incorporated under the provisions of Indian Partnership Act, 1932 having its Principal Place of Business at 304-305, Southern Park, Saket District Centre, Saket, Delhi and Local Office at 401, 3rd Floor Apex Mall, Tonk Road, Jaipur-302015 do hereby declare and state as under-

That the promoters of the project "Gulmohar Plaza Sarthi Shops" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan have not been convicted criminal before any court of India in any case.

That, there is no pending litigation on the said project "Gulmohar Plaza Sarthi Shops" in any court.

For M/s. Ashiana Manglam Builders



Authorised Signatory

Date: 04.06.2020

TO WHOMSOEVER IT MAY CONCERN

NON- ENCUMBRANCE CERTIFICATE

This is to confirm that there is no encumbrance on our project "Gulmohar Plaza Sarthi Shops" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan.

For M/s. Ashiana Manglam Builders



Authorised Signatory

Date: 04.06.2020

TO WHOMSOEVER IT MAY CONCERN

This is to inform that we are developing project namely "Gulmohar Plaza Sarthi Shops" situated in niji khaterdari scheme Gulmohar Gardens at Village Manpur, Tehsil Sanganer, District Jaipur, Rajasthan and for the same we have applied to PHED for supply of drinking water to the project. We shall source the drinking water through tankers on chargeable basis from the owners/residents till the supply of the drinking water is not provided by PHED.

For M/s Ashiana Manglam Builders



[Authorised Signatory]