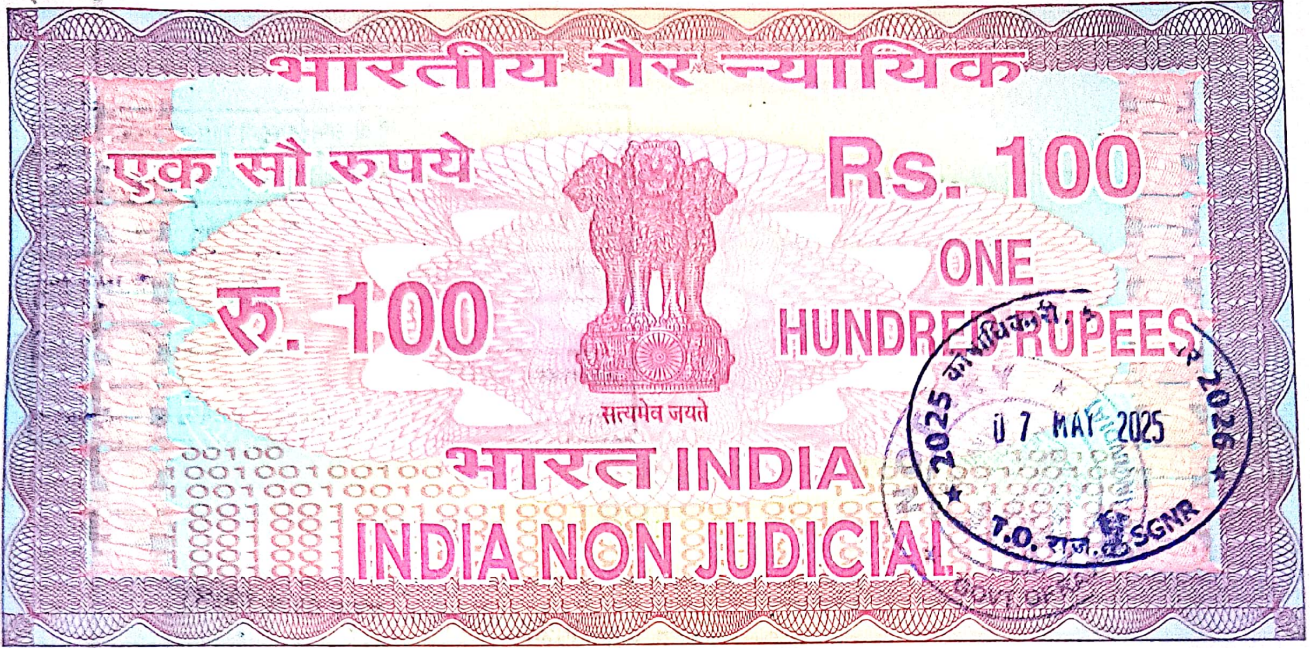




राजस्थान RAJASTHAN

BN 253783



FORM-B
[See rule 3(4)]
DECLARATION

Affidavit cum declaration of Ashish Kanda the promoter of the proposed project:

I, Ashish Kanda S/o Kanhya Lal aged 48 years R/o Flat No. G-1 ,D-101, Sapphire Anand Appartment, Meena Marg, Bani Marg, Jaipur-332016 Rajasthan regarding the project "Gokulam Palm Sector-4" Situated at Chak 4 A Chhoti, Tehsil & District Sri Ganganagar PIN 335001 – Muraba No. 29 Killa No. 3/5 (0.0726 hectare), Killa No. 3/6 (0.0577 hectare), Killa No. 4 (0.253 hectare), Killa No. 5 (0.253 hectare), Killa No. 6/1 (0.1171 hectare), Killa No. 7/2 (0.0767 hectare), Killa No. 8/4 (0.0395 Hectare) total 0.8696 hectare; and Muraba No. 30 Killa No. 1 (0.253 hectare), Killa No. 2/1 (0.025 hectare), Killa No. 2/3 (0.1590 hectare), Killa No. 9/1 (0.0725 hectare), Killa No. 10/1 (0.1227 hectare) total 0.6322 hectare – thus, the total area is 1.5018 hectare ,hereby solemnly declare, undertake and state as under:

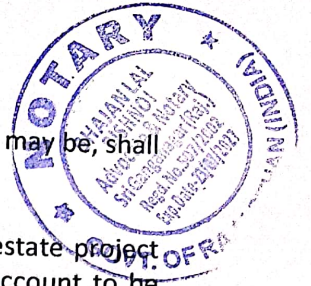
1. That promoter has a legal title to the land on which the development of the project is proposed.
2. That the said land is free from all encumbrances.

ATTESTED
17/5/2025
BHAJAN LAL BISHNOI
NOTARY
SRI GANGANAGAR (RAJ)

समस्यायन स्टाम्प जर्जियन 1998 के अन्तर्गत स्टाम्प राशि पर प्रभासित अधिभार	
1. आधारभूत अवसराना सुविधाओं हेतु (धारा 3-क)-10%	रुपये.....
2. गाय और उसकी नाल के संरक्षण और संवर्धन हेतु (धारा 3-ख)-10%	रुपये.....
3. प्राकृतिक एवं सांस्कृतिक आम्दाओं में वृद्धि हेतु अधिभार-10%	रुपये.....
	कुल योग.....
हस्ताक्षर स्टाम्प सैक्टर	
स्टाम्प सैक्टर कार्यालय सं. - 100/83 जाम.गोविन्द पन्देवा	

गोविन्द सजदेवा, मुद्रांक विक्रेता, श्रीगंगानगर, अनुज्ञा पत्र सं. 100/83

मुद्रांक बेल्ट.....
 रजिस्टर क्रम संख्या 2858 दिनांक 17/5/2025
 मुद्रांक क्रोता का नाम.....
 पिता/पति का नाम.....
 पता.....
 प्रयोगकर्ता.....
 हस्तोक्त की दशा में हस्ते का नाम पता.....
 क्रोता हस्ते के हस्ताक्षर..... मुद्रांक विक्रेता के हस्ताक्षर.....



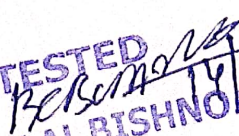
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 22/11/2026.
4. That seventy per cent of the amounts realised by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account 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 utilised 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, 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.


Deponent

Verification

I, Ashish Kanda S/o Kanhya Lal aged 48 years R/o Flat No. G-1 ,D-101, Sapphire Anand Appartment, Meena Marg, Bani Marg, Jaipur-332016 Rajasthan, 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 Sri Ganganagar on this ____ day of June 2025.

ATTESTED

BHAJAN LAL BISHNOI
NOTARY
SRI GANGANAGAR (RAJ)


Deponent

