



राजस्थान RAJASTHAN

AFFIDAVIT

BU 757997

I, Dinesh Kumar Biyani, S/o Sh. Shyam Sunder Biyani, aged 54 years, R/o 202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan – 332001 duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That we have applied for registration of our project "Parwati Nagar" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.) under the provisions of the Real Estate Regulation and Development Act, 2016 read with Rajasthan Real Estate (Regulation and Development) Rules, 2017.
2. That we have given the details of RERA Designated Account as per Section 4(2)(1) (d) of the Act which are as under-

Name	FAIRMOUNT ENTERPRISES
Bank	AU SMALL FINANCE BANK
Branch	NEAR TAPARIA BAGICHEE , STATION ROAD NEXT TO JANANA HOSPITAL, SIKAR (RAJ.)
IFSC	AUBL0002177
Bank A/c Number	2121217735404041

3. That the above-mentioned Bank Account shall be used for the transactions related to this project as specified under the Real Estate Regulation and Development Act, 2016.

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

For: FAIRMOUNT ENTERPRISES

[Signature]

PARTNER

14 MAR 2024

ATTESTED

NOTARY

Jaipur District
Rajasthan

15 MAR 2024

क्र.स. 24638 विक्रय का दिनांक

मुद्राक का मूल्यांकन का मूल्यांकन

देता का नाम

पिता एवं पति

निवासी

Haimann Enterprises

मुद्राक खरीदने एवं सम्बन्धित कार्य का मूल्यांकन

Sika

15 MAR 2024

हितेश रंगट

व्य. नं. 69/2020

नॉन ज्यूडिशियल स्टाम्प विक्रेता

सम्बन्धित भवन पंचवती जयपुर

संयुक्त न्यायालय, जयपुर, 1998 के अन्तर्गत	
प्रमाणित अधिभार	
1. मुद्राक खरीदने एवं सम्बन्धित कार्य हेतु	10% रुपये 5
2. मुद्राक खरीदने एवं सम्बन्धित कार्य हेतु	10% रुपये 10
(धारा 3-ए - 10% रुपये)	
लगाया गया है	
हस्ताक्षर स्टाम्प वेण्डर	

5. That if any contradiction arises in the future the promoter will be responsible for it.

For: FAIRMOUNT ENTERPRISES

Deponent PARTNER

Verification

I, Dinesh Kumar Biyani, S/o Sh. Shyam Sunder Biyani, aged 54 years, R/o 202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan – 332001, do hereby verify that the contents in para-No. 1 to 5 of my above Affidavit are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Sikar on 05th March, 2024.



ATTESTED

NOTARY
Jaipur District
Rajasthan

For: FAIRMOUNT ENTERPRISES

Deponent PARTNER

14 MAR 2024



राजस्थान RAJASTHAN

BU 757996

AFFIDAVIT CUM DECLARATION

I, Dinesh Kumar Biyani, S/o Sh. Shyam Sunder Biyani, aged 54 years, R/o 202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan – 332001, duly authorized by M/s Fairmount Enterprises promoter of the proposed project do hereby solemnly declare, undertake and state as under: -

1. That Our Project "Parwati Nagar" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.) is a new project.
2. That we have not accepted any booking till date and advance payment from allottees towards the booking of plot/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, the deponent will be responsible for the same.

ATTESTED

NOTARY
Jaipur District
Rajasthan

For: FAIRMOUNT ENTERPRISES

Deponent **PARTNER**

14 MAR 2024

15 MAR 2024

24639

पिक्रय का दिनांक

मुद्राक का मूल्यांकन का मूल्यांकन

क्रेता का नाम

पिता एवं पति

निवासी

मुद्राक खरीदने एवं सम्बन्धित कार्य का मूल्यांकन

Fairmount Center Indry

Sikar

हितेश रंगट

ला न 69/2020

नौन ज्यूडिशियल स्टाम्प विक्रेता

महबडा भवन पॉचवती जयपुर

15 MAR 2024

संविधान 1998 के अन्तर्गत
पर प्रसारित अधिभार
अनुसूचित जाति/जनजाति सुविधाओं हेतु
(भाग 3-अ) - 10% रुपये
2 भाग 3-अ अनुसूचित जाति व संरक्षण और सुवर्धन हेतु
(भाग 3-अ) - 10% रुपये
गुप्त भाग
हस्ताक्षर स्टाम्प वेपडर

FAIRMOUNT ENTERPRISES

ATTESTED

NOTARY

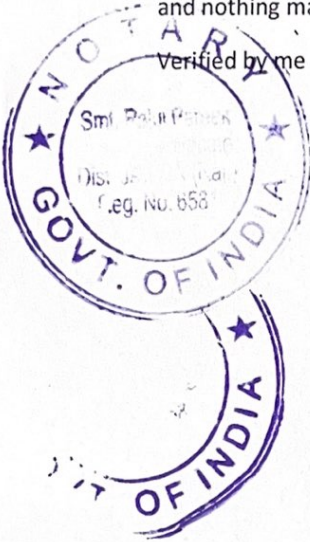
Jaypur District

Registration

Verification

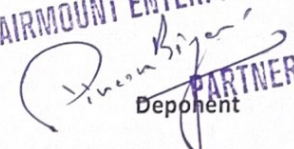
I, Dinesh Kumar Biyani, S/o Sh. Shyam Sunder Biyani, aged 54 years, R/o 202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan – 332001, do hereby verify that the contents in para-No. 1 to 5 of my above Affidavit are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Sikar on 05th March, 2024.



ATTESTED


NOTARY
Jaipur District
Rajasthan

For: FAIRMOUNT ENTERPRISES

Depoent
14 MAR 2024

FAIRMOUNT ENTERPRISES

F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

DECLARATION CUM UNDERTAKING

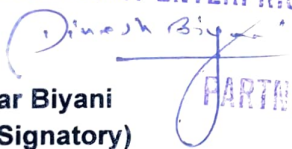
In refence to our Project “Parwati Nagar” Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.).

I/We hereby declare that there we have appointed Er. Vipul Agarwal as Civil Engineer, Ar. DESIGN SPACE CONSULTANTS as Architect and CA Gangadhar Badaya as our Chartered Accountants and we have not yet appointed Structural Engineer, HVAC Consultant or any other Consultant as on date. If we appointed any Consultant before completion of the project, we will inform RERA authority accordingly.

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

Thanking You,

FOR FAIRMOUNT ENTERPRISES


Dinesh Kumar Biyani
(Authorized Signatory)

PARTNER

Date: - 02-03-2024

Place: - Sikar

FAIRMOUNT ENTERPRISES

F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

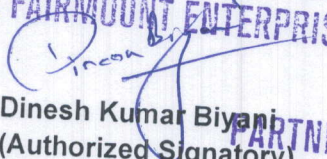
DECLARATION CUM UNDERTAKING

I/We hereby declare that we will be providing water from the existing tube well/boring plant for our project "**Parwati Nagar**" Residential Scheme. Meanwhile we are in process of applying the application to PHED office for the water supply arrangement/pipelines for our said project.

I/We further declare that as soon as the said permission has been obtained from PHED. We will file/submit it with concerned RERA Authorities.

Thanking You,

FOR FAIRMOUNT ENTERPRISES
For: FAIRMOUNT ENTERPRISES


Dinesh Kumar Biyani
(Authorized Signatory) PARTNER

Date: - 02-03-2024

Place: - Sikar

FAIRMOUNT ENTERPRISES

F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

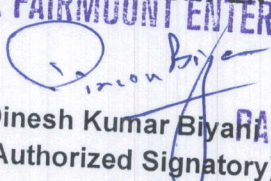
DECLARATION CUM UNDERTAKING

We hereby declare that there is no statutory liability on us to obtain Airport NOC, Fire NOC and Environment NOC for our project "**Parwati Nagar**" Residential Scheme.

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

Thanking You,

FOR FAIRMOUNT ENTERPRISES
For: FAIRMOUNT ENTERPRISES


Dinesh Kumar Bihari **PARTNER**
(Authorized Signatory)

Date: - 02-03-2024

Place: - Sikar

FAIRMOUNT ENTERPRISES

F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

AUTHORIZATION LETTER

Certified true copy of the resolution passed in partner's meeting of M/s. Fairmount Enterprises at their registered office situated at F-10-Bhaskar Heights, Silver Jublee Road, Sikar (Raj.) 332001 on 02-03-2024 at 06.00 PM.

Resolved that Mr. Dinesh Kumar Biyani, partner of the firm be and is hereby authorized as signing authority to sign, execute, the documents as and when required for the purpose of Registration of Project under RERA and any other related purpose and or present on behalf of firm before the concerned Registrar, Authority, department for execution and registration in connection with the project named as "**Parwati Nagar**" Residential Scheme.

And to do all acts, deed, matters and things as the authorized signatory deem fit, proper and necessary in respect of the said project and/ or incidental for the power mentioned herein above or connected herewith.

FOR FAIRMOUNT ENTERPRISES

For: FAIRMOUNT ENTERPRISES

Dinesh Kumar Biyani
PARTNER

For: FAIRMOUNT ENTERPRISES

Suresh Kumar Sharma
PARTNER

For: FAIRMOUNT ENTERPRISES

Avaneesh Mor
PARTNER

Acceptance of the Authorized Signatory

I, Dinesh Kumar Biyani hereby solemnly accord my acceptance to act as authorized signatory for the above referred business and all my acts shall be binding on the business.

For: FAIRMOUNT ENTERPRISES

Signature of Authorized Signatory
PARTNER

Date:- 02-03-2024

Place:- Sikar

FAIRMOUNT ENTERPRISES

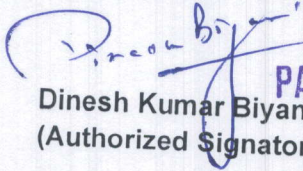
F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

DECLARATION FOR NO ENCUMBRANCE

Fairmount Enterprises through its authorized signatory Dinesh Kumar Biyani, regarding their project "Parwati Nagar" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.) declares that there are no encumbrances on the project/ project land.

Thanking You,

For: FAIRMOUNT ENTERPRISES


Dinesh Kumar Biyani
(Authorized Signatory) PARTNER

Date: - 02-03-2024

Place: - Sikar

FAIRMOUNT ENTERPRISES

F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.) 332001

DECLARATION OF NO CRIMINAL RECORD

Fairmount Enterprises through its authorized signatory Dinesh Kumar Biyani, regarding their project "Parwati Nagar" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.) declares that the Promoter of the said project and its partners do not have any Criminal Record in the past. Further there is no litigation pending on the land on which the project is proposed to be developed.

Thanking You,

FOR FAIRMOUNT ENTERPRISES

For: FAIRMOUNT ENTERPRISES

Dinesh Kumar Biyani
(Authorized Signatory) PARTNER

Date: - 02-03-2024

Place: - Sikar

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

To
The Real Estate Regulatory Authority
Rajasthan, Jaipur.

Sir,

I, Dinesh Kumar Biyani, S/o Sh. Shyam Sunder Biyani, aged 54 years, R/o 202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan - 332001 duly authorized by the promoter of the proposed project apply for the grant of registration of "**Parwati Nagar**" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.).

1. The requisite particulars are as under: -

(i) Status of the applicant: Partnership Firm

(ii) In case of Partnership Firm -

(a) Name: M/s. FAIRMOUNT ENTERPRISES

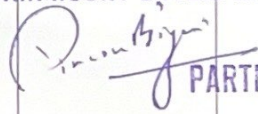
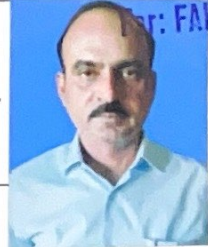
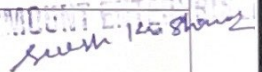
(b) Registered Address: F-10-BHASKAR HEIGHTS, SILVER JUBLEE ROAD, SIKAR (RAJ.)
332001

(c) Copy of registration certificate: Copy Attached

(d) Name of Partners: Mr. Dinesh Kumar Biyani
Mr. Suresh Kumar Sharma
Mr. Avaneesh Mor

Photograph of the Partners: Profile Attached

Address of Partners: As mentioned below in profile sheet

NAME	AADHAR NUMBER	PAN	ADDRESS	PHOTO	SIGNATURE
Dinesh Kumar Biyani	XXXXXXXX9349	ABFPB2486F	202-203, Shubham Apartment, Mahamandir Road, Ramlila Maidan, Ward No.22, Sikar, Rajasthan - 332001		 FAIRMOUNT ENTERPRISES PARTNER
Suresh Kumar Sharma	XXXXXXXX9361	AJCPS3132L	Khori Brahmanan, Sikar, Rajasthan - 332027		 FAIRMOUNT ENTERPRISES PARTNER

Avaneesh Mor	XXXXXXXXX8187	GAAPM0222A	Annad Nagar, Sikar, (Raj)- 332001	 For FAIRMOUNT ENTERPRISES Avaneesh PARTNER
--------------	---------------	------------	---	---

(iii) PAN of the promoter – AAJFF2483R

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

Account Holder : FAIRMOUNT ENTERPRISES
Bank Name : AU SMALL FINANCE BANK
Branch Address : Near Taparua Bagichee, Station Road Next To Janana Hospital, Sikar, Rajasthan
Account Type : Current Account
Account Number : 2121217735404041
IFSC Code : AUBL0002177

(v) Details of project land: "Parwati Nagar" Residential Scheme situated at Khasra No. 2208/2201, 2206/113 Inside Sikar Salasar Road, Area- 19055 Sq. Mtr. Sikar Revenue Village. Nani, Tehsil & Dist. Sikar (Raj.)

(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. NIL

1. Project Name :
2. Project Type :
3. Address of the Project :
4. Project Land Area (In Sq. Meters) :
5. Number of Building/Plots :
6. Number of Apartments/Plots/Shops etc :
7. Pending statutory payments against the project (In INR) :
8. Land Situated on khasra/Plot No. :
9. Original Proposed Date of Completion :
10. Actual Completion Date :

(vii) Agency to take up external development works: Self Development;

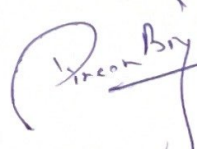
(viii) Registration fee by way of a Online payment having PRN No. _____, Transaction No. _____, Dated – _____ for an amount of Rs. _____/- calculated as per sub-rule (3) of rule 3 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 or through online payment as the case may be.....(give details of online payment such as transaction number, date etc.): - Online Challan Payment Receipt Enclosed

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

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

(i) authenticated copy of the PAN card of the promoter; Attached

For: FAIRMOUNT ENTERPRISES

 PARTNER

(ii) audited balance sheet of the promoter for the preceding financial year: **As promoter firm incorporated on 04.08.2023 therefore ITR for the Financial Year ending 31.03.2023 has not been filled yet. Although ITR of authorized signatory of FY 2022-23 enclosed.**

(iii) copy of the legal title deed reflecting the title of the promoter to the land on which development 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: **NA**

(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**

(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: **NA**

(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) proforma of the allotment letter and agreement for sale proposed to be executed with the allottees; **Attached**

(xi) the number, type and the carpet area of apartment for sale in the project along with the area of the exclusive balcony or verandah areas and the exclusive open terrace areas apartment with the apartment, if any; **Attached**

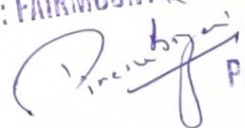
(xii) the number and areas of garage for sale in the project: **NA**

(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; **NA**

(xiv) the name and addresses of his real estate agents for the proposed project: enclosed

(xv) the names and addresses of the contractors, architect, structural engineer, if any and other person concerned with the development of the proposed project; enclosed

(xvi) a declaration in FORM 'B'. **Attached**

For: FAIRMOUNT ENTERPRISES

PARTNER

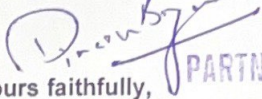
(Note: If any of the above items is not applicable write "N.A." against the appropriate items)

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 thereunder, namely: -

- (i) Summary of the Project uploaded on RERA Website
- (ii) Payment Slip with respect to RERA Registration Fee.

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

For: FAIRMOUNT ENTERPRISES


Yours faithfully, PARTNER

Dated: _____

Signature and seal of the applicant(s)

Place: Sikar

INDIAN INCOME TAX RETURN ACKNOWLEDGEMENT				Assessment Year 2023-24
[Where the data of the Return of Income in Form ITR-1(SAHAJ), ITR-2, ITR-3, ITR-4(SUGAM), ITR-5, ITR-6, ITR-7 filed and verified] (Please see Rule 12 of the Income-tax Rules, 1962)				
PAN	ABFPB2486F			
Name	DINESH KUMAR BIYANI			
Address	202-203,SHUBHAM APPARTMENT , MAHAMANDIR ROAD, RAMLILA MAIDAN , SIKAR , 27-Rajasthan, 91-INDIA, 332001			
Status	Individual	Form Number	ITR-3	
Filed u/s	139(1)- On or Before due date	e-Filing Acknowledgement Number	467943210301023	
Taxable Income and Tax Details	Current Year business loss, if any	1	0	
	Total Income	2	49,95,410	
	Book Profit under MAT, where applicable	3	0	
	Adjusted Total Income under AMT, where applicable	4	49,95,410	
	Net tax payable	5	13,23,328	
	Interest and Fee Payable	6	0	
	Total tax, interest and Fee payable	7	13,23,328	
	Taxes Paid	8	16,17,322	
	(+) Tax Payable /(-) Refundable (7-8)	9	(-) 2,93,990	
Accreted Income and Tax Detail	Accreted Income as per section 115TD	10	0	
	Additional Tax payable u/s 115TD	11	0	
	Interest payable u/s 115TE	12	0	
	Additional Tax and interest payable	13	0	
	Tax and interest paid	14	0	
	(+) Tax Payable /(-) Refundable (13-14)	15	(+) 0	
Income Tax Return submitted electronically on <u>30-Oct-2023 13:55:39</u> from IP address <u>106.215.125.51</u> and verified by <u>DINESH KUMAR BIYANI</u> having PAN <u>ABFPB2486F</u> on <u>30-Oct-2023</u> using paper ITR-Verification Form /Electronic Verification Code <u>7NK88NVQ4I</u> generated through <u>Aadhaar</u> <u>OTP</u> mode				
System Generated Barcode/QR Code	 ABFPB2486F03467943210301023001b33abd80193a8ca9800908b1dc8bec0501cdc			
DO NOT SEND THIS ACKNOWLEDGEMENT TO CPC, BENGALURU				

Name of Assessee	DINESH KUMAR BIYANI		
Father's Name	SHRI SHYAM SUNDER BIYANI		
Address	202-203,SHUBHAM APPARTMENT,MAHAMANDIR ROAD,RAMLILA MAIDAN,SIKAR,RAJASTHAN,332001		
Status	Individual	Assessment Year	2023-2024
Ward	ITO WD 1, SIKAR/	Year Ended	31.3.2023
PAN	ABFPB2486F	Date of Birth	27/02/1970
Residential Status	Resident	Gender	Male
Particular of Business	Service		
Nature of Business	SHARE OF INCOME FROM FIRM ONLY-Share of Income from firm only(00001)		
A.O. Code	RJN-W-107-93		
Filing Status	Original		
Return Filed On	30/10/2023	Acknowledgement No.:	467943210301023
Last Year Return Filed u/s	Normal		
Aadhaar No:	887926159349	Mobile No Linked with Aadhaar:	

Computation of Total Income [As per Normal Provisions]

Income from House Property (Chapter IV C) 409094

1.

G-1 UTSAV APPARTMENT
SIKAR(RAJASTHAN)-332001

Tenant Name: BHAWANI TELECOM

Annual Lettable Value 0

Rent Receivable 90000

Higher of above 90000

Annual Rental Value u/s 23 90000

Less:

Deduction u/s 24(a)	27000	27000
---------------------	-------	-------

63000

2.

PK TOWER
SIKAR(RAJASTHAN)-332001

Tenant Name: ANU ENTERPRISES

Annual Lettable Value 0

Rent Receivable 17250

Higher of above 17250

Annual Rental Value u/s 23 17250

Less:

Deduction u/s 24(a)	5175	5175
---------------------	------	------

12075

3.

NANI GATE(8000X12) SUBHASH
CHOWK SIKAR(RAJASTHAN)-332001

Tenant Name: NEELKANTH
ENTERPRISES

Annual Lettable Value 0

Rent Receivable 96000

Higher of above	96000		
Annual Rental Value u/s 23		96000	
<u>Less:</u>			
Deduction u/s 24(a)	<u>28800</u>	<u>28800</u>	
			67200

4.			
<u>ANJANI ENTERPRISES SIKAR</u>			
<u>SIKAR(RAJASTHAN)-332001</u>			
<u>Tenant Name: Rental Income</u>			
Annual Lettable Value 0			
Rent Receivable 78170			
Higher of above	78170		
Annual Rental Value u/s 23		78170	
<u>Less:</u>			
Deduction u/s 24(a)	<u>23451</u>	<u>23451</u>	
			54719

5.			
<u>PK TOWER</u>			
<u>SIKAR(RAJASTHAN)-332001</u>			
<u>Tenant Name: SHOP</u>			
Annual Lettable Value 0			
Rent Receivable 75000			
Higher of above	75000		
Annual Rental Value u/s 23		75000	
<u>Less:</u>			
Deduction u/s 24(a)	<u>22500</u>	<u>22500</u>	
			52500

6.			
<u>Gram Salam ki Dhani Plot No. 91</u>			
<u>Sikar(RAJASTHAN)-332001</u>			
<u>Tenant Name: .</u>			
Annual Lettable Value 0			
Rent Receivable 60000			
Higher of above	60000		
Annual Rental Value u/s 23		60000	
<u>Less:</u>			
Deduction u/s 24(a)	<u>18000</u>	<u>18000</u>	
			42000

7.			
<u>Gram Salam ki Dhani Plot No. 92</u>			
<u>Sikar(RAJASTHAN)-332001</u>			
<u>Tenant Name: .</u>			
Annual Lettable Value 0			

Rent Receivable 60000			
Higher of above	60000		
Annual Rental Value u/s 23		60000	
Less:			
Deduction u/s 24(a)	18000	18000	
			42000

8.

Ag. Land at Radhakishanpura
Sikar(RAJASTHAN)-332001

Tenant Name: .

Annual Lettable Value 0

Rent Receivable 108000

Higher of above 108000

Annual Rental Value u/s 23 108000

Less:

Deduction u/s 24(a) 32400

32400

75600

Income from Business or Profession (Chapter IV D)

3192332

From Firm SHRI KISHAN BABU LAL SIKAR (62.50%
Share)

Remuneration 0

Interest 0

(Profit Exempt u/s 10(2A) 135219/-)

From Firm SHIV ENTERPRISES (25.00% Share)

Remuneration 2137500

Interest 476578

(Profit Exempt u/s 10(2A) 3174884/-)

From Firm YASH ENTERPRISES (35.00% Share)

Remuneration 0

Interest 0

(Profit Exempt u/s 10(2A) 240646/-)

From Firm TIRUPATI and CO.-BHILWARA (25.00% Share)

Remuneration 100000

Interest 0

(Profit Exempt u/s 10(2A) 2310617/-)

From Firm MAA KAMAKHYA COLONIZERS (65.00%
Share)

Remuneration 3640000

Interest 193510

(Profit Exempt u/s 10(2A) 2913422/-)

From Firm SHIVAM CITY (40.00% Share)

Remuneration 0

Interest	0
(Profit Exempt u/s 10(2A) 290669/-)	
<u>From Firm STAR DEVELOPERS (45.00% Share)</u>	
Remuneration	0
Interest	0
(Profit Exempt u/s 10(2A) -13442/-)	
<u>From Firm BHAWANI ENTERPRISES (20.00% Share)</u>	
Remuneration	0
Interest	0
(Profit Exempt u/s 10(2A) 1855743/-)	
<u>From Firm SATYAM BUILDCON (5.00% Share)</u>	
Remuneration	0
Interest	0
(Profit Exempt u/s 10(2A) 62313/-)	
<u>From Firm SATYAM INFRASTRUCTURE (4.25% Share)</u>	
Remuneration	0
Interest	212123
<u>From Firm ROYAL RESORTS (16.50% Share)</u>	
Remuneration	0
Interest	84880
<u>From Firm BHAWANI DISTRIBUTORS (20.00% Share)</u>	
Remuneration	0
Interest	0
(Profit Exempt u/s 10(2A) -24858/-)	
<u>From Firm ADITYA REAL ESTATE (25.00% Share)</u>	
Remuneration	34459
Interest	0
(Profit Exempt u/s 10(2A) 20700/-)	
<u>From Firm ANJANI ENTERPRISES (33.33% Share)</u>	
Remuneration	0
Interest	0
<u>From Firm GOVINDAM REAL ESTATE (10.00% Share)</u>	
Remuneration	0
Interest	0
(Profit Exempt u/s 10(2A) 9113/-)	
<u>From Firm SHRI NATH BUILDERS (30.00% Share)</u>	
Remuneration	0
Interest	54102
<u>From Firm LAXMAN BUILDER (40.00% Share)</u>	
Remuneration	0
Interest	1374380
(Profit Exempt u/s 10(2A) 88915/-)	
<u>From Firm BALAJI ENTERPRISES (35.00% Share)</u>	
Remuneration	0
Interest	3659373
<u>From Firm MARUTI ENTERPRISES (35.00% Share)</u>	

Remuneration	0
Interest	58405
	<u>12025310</u>

Less:

Expenses (SHIV ENTERPRISES)	2579759	
Expenses (MAA KAMAKHYA COLONIZERS)	2165657	
Expenses (SATYAM INFRASTRUCTURE)	209712	
Expenses (ROYAL RESORTS)	79418	
Expenses (ADITYA REAL ESTATE)	21008	
Expenses (LAXMAN BUILDER)	1062046	
Expenses (BALAJI ENTERPRISES)	<u>2715378</u>	
		<u>8832978</u>
		<u>3192332</u>

Income from Capital Gain (Chapter IV E)

1090481

Short Term Capital Gain

1. Sold Land Khasra no. 529 to 533 at Gram Kasli, Sikar 17/10/2022

Value u/s 50C	1010000		
Sales Consideration Received	1010000		
Sales Consideration		1010000	
Purchase Cost 30/06/2021	955400		
		<u>955400</u>	
		<u>54600</u>	
			54600

Long Term Capital Gain

Long Term Capital Gain u/s 112A as per Details Attached	819
---	-----

Note: - Threshold Limit of Rs. 1,00,000 as given u/s 112A is the part of Total Income but in tax calculation this amount will be excluded.

1. Sold Reidential Proerty Bhaskar Hostel at Gram Samarthpura, Piprali Road, Sikar 23/01/2023

Value u/s 50C	9000000	
Sales Consideration Received	9000000	
Sales Consideration		9000000
Less: Transfer Expenses		<u>0</u>
		<u>9000000</u>

Less:indexed Cost	
Cost of Acquisition	506134
F.Y. 2018-19 428150/280*331	

Construction Cost	1132066		
F.Y. 2019-20 988420/289*331			
Construction Cost	2667649		
F.Y. 2020-21 2425868/301*331			
Construction Cost	379815		
F.Y. 2021-22 363750/317*331			
Construction Cost	2486674		
F.Y. 2022-23 2486674/331*331			
Registry Exps	792600		
F.Y. 2022-23 792600/331*331			
		<u>7964938</u>	
			<u>1035062</u>
Income from Other Sources (Chapter IV F)			463501
Interest From Saving Bank A/c(as per Annexure)		88535	
Interest on F.D.R.(as per Annexure)		460	
Accrued Interest on RD		3600	
Interest received		<u>3833216</u>	
			3925811
<u>Less:</u>			
Interest Paid		<u>3462310</u>	
			<u>3462310</u>
			<u>463501</u>
Gross Total Income			5155408
Less: Deductions (Chapter VI-A)			
u/s 80C			
L.I.P.	258675		
		150000	
u/s 80TTA (Interest From Saving Bank Account.)		<u>10000</u>	
			<u>160000</u>
Total Income			4995408
Round off u/s 288 A			4995410
Agriculture Income			275600
Income Exempt u/s 10			11177621
Deduction u/s 10AA,35AD, 80H to 80RRB (except sec.80P) not claimed hence AMT not applicable.			
Gross Tax Payable		1083039	
Rebate Agriculture Income		<u>17620</u>	
Tax Due		1065419	
Tax on Long Term Capital Gain		<u>207012</u>	
Total Tax		1272431	
Health & Education Cess (HEC) @ 4.00%		50897	

	1323328
T.D.S./T.C.S	467322
	856006
Advance Tax	1150000
	-293994
Refundable (Round off u/s 288B)	293990

T.D.S./ T.C.S. From

Non-Salary(as per Annexure) 467322

Details of Exempt Income

S.No.	Particulars	Amount
1	Profit from Firm SHRI KISHAN BABU LAL SIKAR	135219
2	Profit from Firm SHIV ENTERPRISES	3174884
3	Profit from Firm YASH ENTERPRISES	240646
4	Profit from Firm TIRUPATI and CO.-BHILWARA	2310617
5	Profit from Firm MAA KAMAKHYA COLONIZERS	2913422
6	Profit from Firm SHIVAM CITY	290669
7	Profit from Firm STAR DEVELOPERS	-13442
8	Profit from Firm BHAWANI ENTERPRISES	1855743
9	Profit from Firm SATYAM BUILDCON	62313
10	Profit from Firm BHAWANI DISTRIBUTORS	-24858
11	Profit from Firm ADITYA REAL ESTATE	20700
12	Profit from Firm GOVINDAM REAL ESTATE	9113
13	Profit from Firm LAXMAN BUILDER	88915
14	LIC Survival Benefit Recd	113680
Total		11177621

Due Date for filing of Return October 31, 2023

Prepaid taxes (Advance tax and Self assessment tax)26 AS Import Date:26 Oct 2023

Sr.No.	BSR Code	Date	Challan No	Bank Name & Branch	Amount
1	0302275	15/06/2022	08239	PUNJAB NATIONAL BANK CHANAKYAPURI	300000
2	0302275	14/09/2022	05722	PUNJAB NATIONAL BANK CHANAKYAPURI	300000
3	0300232	12/12/2022	02409	PUNJAB NATIONAL BANK RISHIKESH ,MATA MINDIR ROAD	100000
4	0300232	14/03/2023	01294	PUNJAB NATIONAL BANK RISHIKESH ,MATA MINDIR ROAD	450000
Total					1150000

Bank Account Detail

S. No.	Bank	Address	Account No	MICR NO	IFSC Code	Type
1	Punjab National Bank		108100010004316		PUNB0108100	Saving(Primary)

Description	Amt	Exemption u/s 112A(2)(i)	Basic Exemption	Amt After Setoff	Rate	Tax
Long Term capital Gain u/s 112A	819	819	0	0	10.00	0

Details of Expenses of Firm:LAXMAN BUILDER

Sr.No.	Description	Amount
1	Interest Paid to Ritu Devi Chandak	60000
2	Interest Paid to Robin Singh	44384
3	Interest Paid to Sadhana Chitlangia	22981
4	Interest Paid to Sarita Devi Chitlangia	5668
5	Interest Paid to Sikha Jain	19556
6	Interest Paid to Shyam Sundra,HUF	177973
7	Interest paid to Sonu Poddar	150221
8	Interest Paid to Sumit Saboo	21159
9	Interest Paid to Sumit Chitlangia	39123
10	Interest Paid to Surendra Chitlangia,HUF	14071
11	Interest paid to Harish Bhutani	87007
12	Interest Paid to Lalit,HUF	61162
13	Interest Paid to Lalit O Sodhani	60874
14	Interest Paid to Nirmala Gadiya	76512
15	Interest Paid to premlata Maheshwari	95146
16	Interest Paid to Priyanka Gadia	45086
17	Interest Paid to Rajendra ji Agarwal	81123
	Total	1062046

Details of Expenses of Firm:BALAJI ENTERPRISES

Sr.No.	Description	Amount
1	Interest to Bank OD	2394826
2	Interest to LIC	87178
3	Interest Paid to Other	233374
	Total	2715378

Details of Expenses of Firm:TIRUPATI and CO.-BHILWARA

Sr.No.	Description	Amount
1	Interest Paid to Mukesh Baheti	0
2	Interest Paid to Rekha Devi	0
	Total	0

Details of Expenses of Firm:BHAWANI SALES

Sr.No.	Description	Amount
1	Interest Paid to P.D. Baheti	0
	Total	0

Details of Expenses of Firm:SHIV ENTERPRISES

Sr.No.	Description	Amount
1	Interest Paid to Aliance Infra	211890
2	Interest Paid to Abhinav Sethi	13964
3	Interest Paid to Abhishek Tapria	101457
4	Interest Paid to Shyam Developers and Builders	308810
5	Interest Paid to SKBL, Sikar	288015
6	Interest paid to Hemant Devi Biyani	456700
7	Interest Paid to Anil Agarwal,HUF	105849
8	Interest Paid to Hemant panwar	164096
9	Interest Paid to Lalita Devi Chitlangia	105263
10	Interst Paid to Manish Poddar	165274
11	Interest Paid to Manohari Devi Malpani	283470
12	Interest Paid to Nand Kishore Biyani	244039
13	Interest Paid to Mojika Real Estate	130932
	Total	2579759

Details of Expenses of Firm:SATYAM INFRASTRUCTURE

Sr.No.	Description	Amount
1	Interest Paid to Ambica Kabra	75051
2	Interest Paid to Anita Chitlangia	23014
3	Interest Paid to babli Agarwal	9271
4	Interest Paid to Bindu Jakhotia	79362
5	Interest paid to Harishankar Malpani	23014
	Total	209712

Details of Expenses of Firm:ROYAL RESORTS

Sr.No.	Description	Amount
1	Interest Paid to Dinesh ji Malpani,HUF	41133
2	Interest Paid to Manju Devi Poddar	27025
3	Interest Paid to Jugal Kishore Ginodia	11260
	Total	79418

Details of Expenses of Firm:ADITYA REAL ESTATE

Sr.No.	Description	Amount
1	Interest Paid to Jagdish Prasad	21008
	Total	21008

Details of Expenses of Firm:MAA KAMAKHYA COLONIZERS

Sr.No.	Description	Amount
--------	-------------	--------

1	Interest Paid to Nidhi Ankit Rathi	115209
2	Interest Paid to Pankaj Agarwal	198674
3	Interest Paid to Pramila Saboo	296376
4	Interest Paid to pushpa Jain	185723
5	Interest Paid to Ramkishan Baheti	286529
6	Interest paid to Ramswroop B Kabra	166984
7	Interest paid to Ratan Lal Agarwal	117549
8	Interest Paid to Rekha Devi	79140
9	Interest Paid to Sanjay Poddar	232049
10	Interest Paid to Santosh Devi Agarwal	139242
11	Interest Paid to Yogesh Chitlangia	189666
12	Interest paid to Yogesh Poddar	158516
	Total	<u>2165657</u>

Details of Expenses of Firm:SHIVAM CITY

Sr.No.	Description	Amount
1	INTEREST PAID TO HEMANTH DEVI BIYANI	0
2	Interest Paid To Anil Agarwal (HUF)	0
	Total	<u>0</u>

Details of Expenses of Firm:SHYAM DEVELOPERS AND BUILDERS

Sr.No.	Description	Amount
1	INTEREST PAID TO RAMAKISHAN BAHETI	0
2	INTEREST PAID TO RITU CHANDAK	0
3	INTEREST PAID TO SKBL	0
	Total	<u>0</u>

Details of Expenses of Firm:STAR DEVELOPERS

Sr.No.	Description	Amount
1	INTEREST PAID TO NIKHIL BIYANI	0
	Total	<u>0</u>

Details of Expenses of Firm:BHAGWATI BUILDERS

Sr.No.	Description	Amount
1	INTEREST PAID TO DINESH KUMAR BIYANI(HUF)	0
	Total	<u>0</u>

Details of Interest From Bank

S.NO.	PARTICULARS	AMOUNT
1	PUNJAB NATIONAL BANK	87060
2	AU SMALL FINANCE BANK LIMITED	942

3	AXIS BANK LIMITED	533
	TOTAL	88535

Details of Interest on F.D.R.

S.NO.	PARTICULARS	AMOUNT
1	HDFC Bank	460
	TOTAL	460

Details of T.D.S. on Non-Salary(26 AS Import Date:26 Oct 2023)

S.No	Head	Name of the Deductor	Tax deduction A/C No. of the deductor	Total Tax deducted	Amount out of (5) claimed for this year	Section
1	CG	ARUX XXXAR SHARMA	AQZPS9045A	90000	90000	
		Sub Total		90000	90000	
2	NA	PUNJAB NATIONAL BANK	DELP09943D	10000	10000	194N
3	NA	PUNJAB NATIONAL BANK	DELP09943D	15800	15800	194N
4	NA	PUNJAB NATIONAL BANK	DELP09943D	19800	19800	194N
5	NA	PUNJAB NATIONAL BANK	DELP09943D	10000	10000	194N
6	NA	PUNJAB NATIONAL BANK	DELP09943D	12000	12000	194N
7	NA	PUNJAB NATIONAL BANK	DELP09943D	1780	1780	194N
		Sub Total		69380	69380	
8	OS	AMIT KUMAR AGRAWAL	JDHA12237B	7080	7080	194A
		Sub Total		7080	7080	
9	OS	BHOLENATH BUILDERS AND DEVELOPERS	JPRB05655G	4320	4320	194A
		Sub Total		4320	4320	
10	OS	LIFE INSURANCE CORPORATION OF INDIA	JPRL01426F	5684	5684	194DA
		Sub Total		5684	5684	
11	OS	NIKHIL BIYANI	JPRN07533B	185783	185783	194A
		Sub Total		185783	185783	
12	OS	OMPRAKASH A AGARWAL	MUMO02469F	72773	72773	194A
13	OS	OMPRAKASH A AGARWAL	MUMO02469F	32302	32302	194A
		Sub Total		105075	105075	
		Total		467322	467322	

Head wise Summary on Income and TDS thereon

Head	Section	Amount Paid/Credited As per 26AS	As per Computation	Location of Income for Comparison	TDS
CG		9000000	10012145	Long Term-Sales Consideration:9000000 Short Term-Sales Consideration:1010000 Shares -Sales Amount:2145	90000
NA	194N	3469000			69380
Other Sources	194A	3022568	3925811	Interest Income:3925811	302258
Other Sources	194DA	113680	as above	as above	5684
Total		15605248	13937956		467322

Details of Taxpayer Information Summary (TIS)

S.NO	INFORMATION CATEGORY	DERIVED VALUE(Rs.)	As Per Computation	Difference
1	Cash deposits	1939000		
2	Cash withdrawals	5469000		
3	Interest from deposit	3023028	Interest on FDR Interest received	460 3833216

				3833676	-810648
4	Interest from savings bank	88535	Interest from saving bank a/c	88535	NIL
5	Purchase of immovable property	14950000			
6	Receipts from life insurance policy	113680			
7	Receipts from transfer of immovable property	9000000	Sale of land or building(Long Term)	9000000	
			Sale of land or building(Short Term)	1010000	
				10010000	-1010000
8	Sale of land or building	28245000	Sale of land or building(Long Term)	9000000	
			Sale of land or building(Short Term)	1010000	
				10010000	18235000
9	Sale of securities and units of mutual fund	2145	Sale of LTCG Shares/Mutual fund	2145	NIL
	Rent received	-	Rent Receivable	584420	584420
	Interest from others		Other	3600	
				3600	3600

Statement of Long Term Capital Gain Transaction Tax u/s 112A

Name of Company	ISIN	Qty	Date of Sale	Sales Price	Net Sale Price	Purchase Price	Purchase Date	Market value as on 31/01/18	Calculated Purchase cost #	Capital gain
CONSOLIDATED	INNOTREQ UIRED	0		2145	2145	1326		0	0	819
TOTAL				2145	2145	1326				819

Calculated Purchase Cost:-

(i). Lower of Market Value as on 31/01/2018 or Actual Sale Consideration

(ii). Calculated Purchase Cost = Higher of (i) or Actual Purchase Price

CompuTax : 16301,Group Code :13305

Mahesh Holani & Company