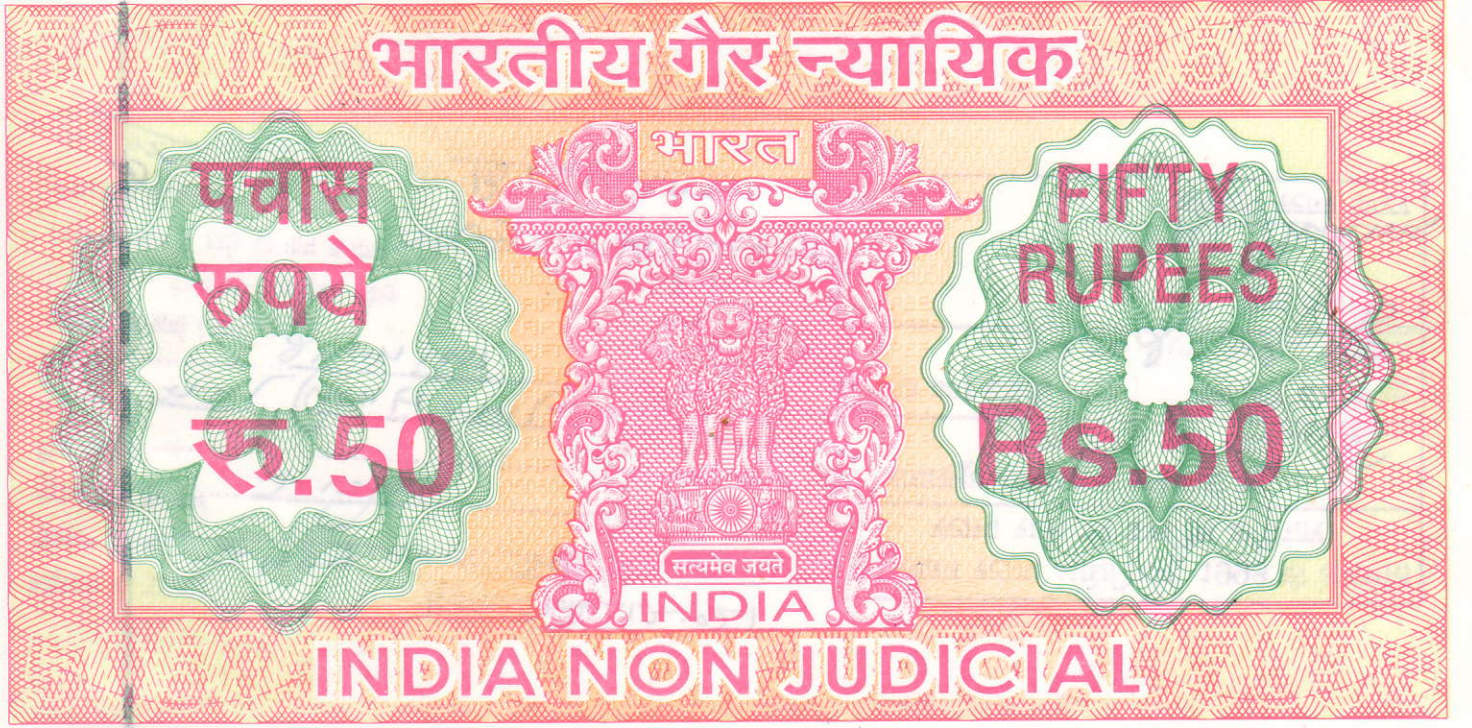




राजस्थान RAJASTHAN

AZ 254614

AFFIDAVIT

कौषाधिकारी, कोटा

3 DEC 2021

राजस्थान

I, Secretary, UIT, Kota (the promoter), duly authorized by the promoter of the proposed project, on behalf of promoter, do hereby solemnly declare, undertake and state as under:

1. That the promoter has opened a separate bank account for the project "MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME" in compliance with and as part of the provision of Real Estate (Regulation and Development) Act, 2016 and rules made thereunder, the details of which are mentioned hereunder:

2.

S.No.	Particulars	Details
1	Name of Bank	Punjab National Bank
2	Bank Address	Near CAD Circle, UIT Campus, Kota
3	Bank Account Number	1134100100000975
4	IFSC Code	PUNB0113410
5	Name of Bank Account Holder	Secretary, UIT Kota

3. Further, I declare on behalf of the promoter, that any amount withdrawn from the designated aforesaid bank account shall be used only for our aforesaid project "MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME".
4. Further, I declare on behalf of the promoter, that bank account shall not be shared for any other Real Estate Project or for any other purpose.

VERIFICATION

I, aforementioned deponent, do hereby verify that the contents in para No. 1 to 4 of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Date: 21/1/2022

Place: Kota

Deponent

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नगर विकास न्यास कोटा

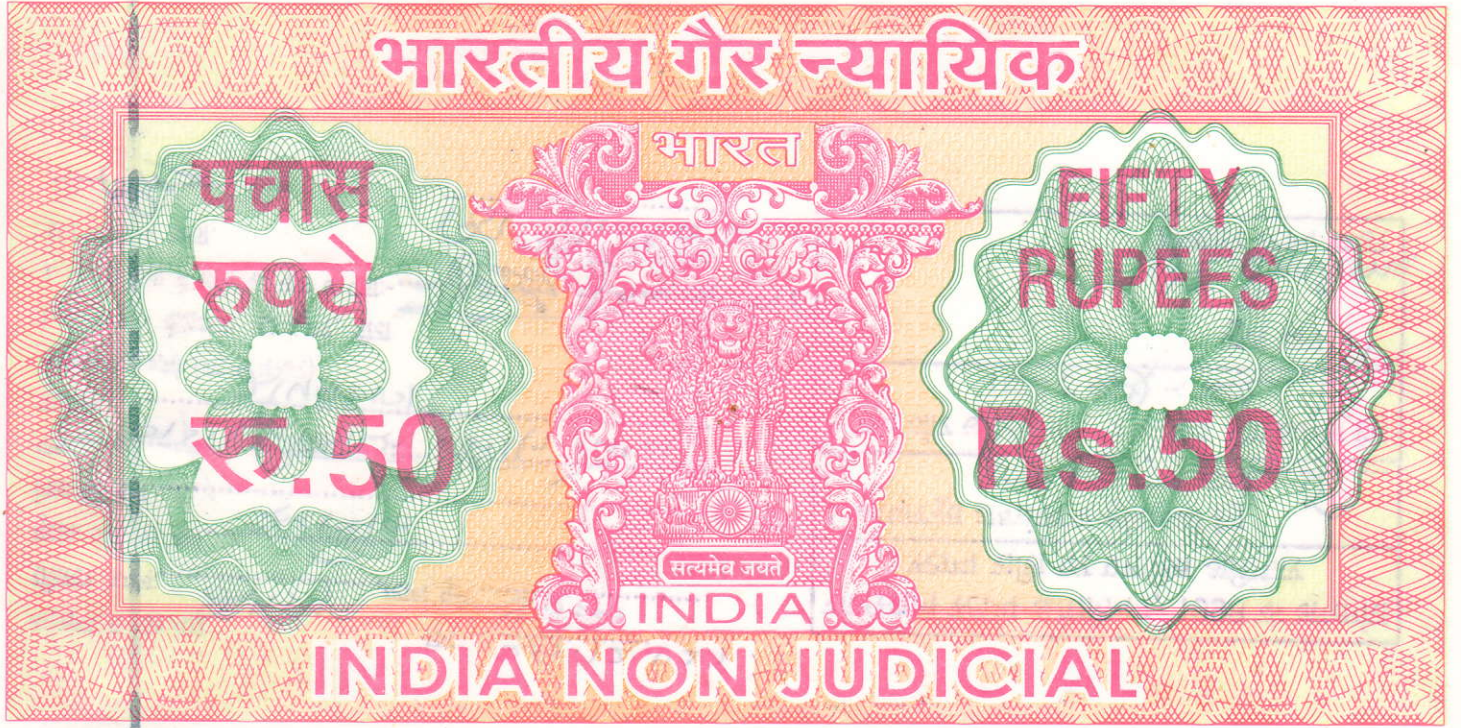
Deponent

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राजस्थान RAJASTHAN

AZ 254615

कोषाधिकारी, कोटा

09 DEC 2021

Affidavit cum Declaration of Secretary, UIT, Kota promoter of the proposed project / duly authorized by the promoter of the proposed project vide its authorization dated....

I, Secretary, UIT, Kota having office at UIT, Kota CAD Circle Kota (Rajasthan) promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state asunder:

1. That our project "MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME" situated at Khasra No. 20 (Part) Village- Anandpura, Khasra No. 250 (Part) Village (Balakund), Near Parijat Colony, Kota (Rajasthan) is a new project.
2. That we have not accepted any advance payment from allottees towards the booking of apartment till date of signing this declaration and even will not take till the time we get our RERA Registration Number. No Booking will be taken till RERA Registration Number.
3. That if any contradiction arises in future the deponent will be responsible for it.

Verification

I, Secretary, UIT, Kota having office at UIT, Kota CAD Circle Kota (Rajasthan) do hereby verify that the content in para No.1 to 3 of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

Date: 21/01/2022

Place: Kota

Deponent सचिव
नगर विकास न्यास कोटा

Deponent

सचिव
नगर विकास न्यास कोटा

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नगर विकास न्यास, कोटा

URBAN IMPROVEMENT TRUST, KOTA

Secretary

0744-2500951

0744-2500879

FAX 0744-2500828

Website: www.uitkota.com

सचिव

0744-2500951

0744-2500879

फेक्स 0744-2500828

Website: www.uitkota.com

TO WHOME SO EVER IT MAY CONCERN

This is with relation to our project "MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME" situated at Khasra No. 20 (Part) Village- Anandpura, Khasra No. 250 (Part) Village (Balakund), Near Parijat Colony, Kota (Rajasthan), that NOC for the following:-

- (i) Fire NOC- Not Applicable
- (ii) Airport Authority NOC- Not Applicable
- (iii) Environmental Clearance NOC- Not Applicable
- (iv) Water Supply Permission- Not Available. Permission will be taken and provided at the time of quarterly updation / before completion of project.

Date: 21/01/2022

Place: Kota

For UIT, Kota

Authorised Signatory

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नगर विकास न्यास कोटा

DECLARATION OF NO CRIMINAL RECORD

In reference to our project "MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME" situated at Khasra No. 20 (Part) Village- Anandpura, Khasra No. 250 (Part) Village (Balakund), Near Parijat Colony, Kota (Rajasthan).

I, Secretary, UIT, Kota having office at UIT, Kota CAD Circle Kota (Rajasthan) do hereby solemnly declare that no criminal case is pending against me, neither have we been convicted in any criminal case in the past.

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

Place: Kota

Date: 21/01/2022

For UIT, Kota


Authorized Signatory

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FORM-A

[See rule 3(2)]

APPLICATION FOR REGISTRATION OF PROJECT



To
The Real Estate Regulatory Authority
Rajasthan, Jaipur
Sir,

We hereby apply for the grant of registration of our project "**MAHAVEER NAGAR SPECIAL RESIDENTIAL SCHEME**" to be set up at Khasra No. 20 (Part) Village-Anandpura, Khasra No. 250 (Part) Village (Balakund), Near Parijat Colony, Kota (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:
COMPETENT AUTHORITY

(ii) *(In case of individual)*

- (a) Name:
(b) Father's Name:
(c) Occupation:
(d) Permanent address:
(e) Photograph:
(f) Contact details (Phone No., e-mail, Fax No.):

Or

(In case of firm / society / trust / company / limited liability partnership / competent authority etc.)

- (a) Name: **URBAN IMPROVEMENT TRUST, KOTA**
(b) Address: **CAD CIRCLE, KOTA, RAJASTHAN-324009**
(c) Copy of registration certificate as firm / society / trust / company / limited liability partnership / competent authority etc: **ENCLOSED**
(d) Main objects: **MOA AND AOA ENCLOSED**
(e) Name, photograph and address of chairman/partner/director and authorized person etc.: **ENCLOSED**
(f) Mail id: kotauit2014@gmail.com
(g) Phone No. - 7442500567

- (iii) PAN Number of the promoter: **AAALU0110D**

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- (iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (1) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained : Punjab National Bank,
Near CAD Circle, UIT Campus, Kota
- (vi) Details of project land: Total Area: **70070 sq. mtr.**
- (vii) 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.
- (vii) Agency to take up external development works – Local Authority
- (viii) Registration fee by way of online payment date drawn on transaction 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
- (ix) Any other information the applicant may like to furnish.
2. I/we enclose the following documents in triplicate, namely:-
- (i) authenticated copy of the PAN card of the promoter: Enclosed
- (ii) audited balance sheet of the promoter for the preceding financial year: N.A
- (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: Enclosed
- (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: Enclosed
- (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: N.A
- (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: Enclosed
- (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

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water facilities (wherever applicable) emergency evacuation services, use of renewable energy: Enclosed

- (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: Enclosed
- (x) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: Enclosed
- (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: N.A
- (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: N.A
- (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: N.A
- (xvi) a declaration in Form-B. Enclosed

(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) N/A
- (ii) PN/A
- (iii) N/A

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

Yours faithfully,

सचिव
न्यास कोटा
Signature and seal of the applicant(s)

Date: 21/01/2022

Place: Kota