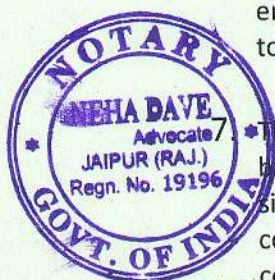




Form-B
[See Rule 3(4)]
Declaration

I, Ankit Gupta Son of Shri Jai Bhagwan Gupta, aged 37 years, R/o 401, Prestige Residency, Takhte Shahi Road, Kastiya Lane, Kanota Bhag, Jaipur, Rajasthan – 302004 duly authorized by the Sun (India) Buildhome LLP who is the promoter of the proposed project "Swaraj Phase – I & II" situated at Khasra No 603, 604, 605, 606 Village Kherki Veerbhan, Kotputli - Behror, Rajasthan, do hereby solemnly declare, undertake and state that:

1. That I/Promoter have/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.
3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 01/05/2028.
4. That seventy percent 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 the 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.



ATTESTED

Notary Public, Jaipur

01 JUL 2024

For Sun (India) Buildhome LLP

[Signature]
Authorised Signatory

क्र. सं. 6527 विक्रय दिनांक 10 JUL 2024

मुद्रांक का मूल्यांकन 50

क्रेता का नाम रवि चेलानी विसेश 241

पिता/पति का नाम

निवास स्थान जयपुर

मुद्रांक खरीदने संबंधित कार्य का मूल्यांकन 200

10 JUL 2024

रवि चेलानी

ला. स्टाम्प विक्रेता

लाईसेंस नं. 29709

2, न्यू कोलोनी, पॉंचबत्ती, जयपुर

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत
स्टाम्प राशि पर प्रभारित अधिभार

1. आधारभूत आवसंरचना सुविधाओं हेतु (धारा 3-क)-10% प्रतिशत	रुपये 5/-
2. गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु (धारा 3-ख)/प्राकृतिक आपदाओं एवं मानव निर्मित आपदाओं के निवारण हेतु - 20% प्रतिशत	रुपये 10/-
कुल योग	रुपये 15/-

हस्ताक्षर स्टाम्प वैण्डर

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.

IDENTIFIED BY

For Sun (India) Buildhome LLP

Authorised Signatory
Deponent

Verification

I, I, Ankit Gupta Son of Shri Jai Bhagwan Gupta, aged 37 years, R/o 401, Prestige Residency, Takhte Shahi Road, Kastiya Lane, Kanota Bhag, Jaipur, Rajasthan – 302004 do hereby verify that the contents in Para No. 01 to 10 of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Place: Jaipur

Date : 10/07/2024

For Sun (India) Buildhome LLP

Authorised Signatory
Deponent



ATTESTED

Notary Public, Jaipur

11 JUL 2024