



FORM-B
[see rule 3(4)]

DECLARATION

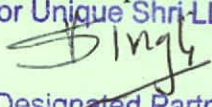
Affidavit cum Declaration of Mr. Vibhishek Pal Singh, as Designated Partner for and on behalf of Unique Shri LLP, as promoter of the proposed project/ duly authorized by the promoter of the proposed project vide its authorization dated 04th September, 2017:

I, Vibhishek Pal Singh (DPIN: 00838054) son of Shri Ajay Pal Singh, aged 37 years, resident of B-68, Yash Path, Tilak Nagar, Jaipur - 302004 Rajasthan duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:-

1. That the land is owned by M/S. **Unique Builders & Developers (Ajay)** (*hereinafter referred as "the partnership firm"*) (PAN: AACFU0541N) acting through its Partner, Mr. Vibhishek Pal Singh (PAN: AJYPS7139R) son of Sh. Ajay Pal Singh, aged 37 years, resident of B-68, Yash Path, Tilak Nagar, Jaipur - 302004 Rajasthan, who has a legal title to the land on which the development of the proposed project is to be carried out and a legally valid authentication of title of such land along with an authenticated copy of the agreement between such land owner and promoter for development of the real estate project or phase thereof, as the case may be, is enclosed with application.
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 :

S. No.	Name of the Phase	Date of Completion
1.	UNIQUE ABHINANDAN	13 th September, 2021

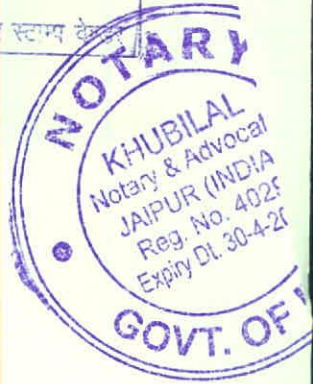
4. That seventy per cent of the amounts realised by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained

For Unique Shri LLP

Designated Partner

ATTESTED

NOTARY
JAIPUR (INDIA)

राज्य स्तम्भ, आ. वि. वि. 10/10 के अनुसार स्तम्भ रा. वि. पर प्रदर्शित होना	
1. आधारभूत अवस्था पर सुविधाओं हेतु (धारा 3-ए) - 10% रुपये	5/-
2. गाय और उराकी नालों के संयोजन और संवर्धन हेतु (धारा 3-ए) - 10% रुपये	5/-
कुल योग 10/-	
हस्ताक्षर स्तम्भ के	



11289
 20 SEP 2017
 ग्राम संख्या _____ विधान पत्र विनाक _____
 मुद्राक दा मूल्य _____
 कर्ता का नाम _____
 पति का नाम _____
 निवासी स्थान _____
 राज्य सरकार का आगमन संयोजित कार्य
 का मुख्यालय _____

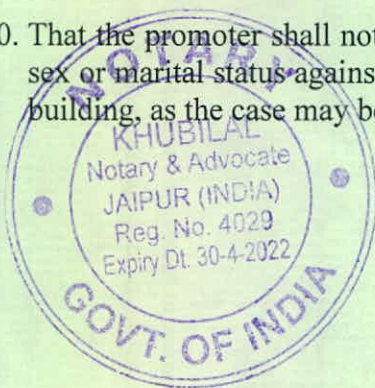
हरि क श्री लाल-कल-दी
 न


 हस्ताक्षर कर्ता

हरि क श्री
 स्तम्भ विक्रेता
 ला. नं. 19/98
 गुरुनानकपुरा, जयपुर (राज.)

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 the 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 the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the 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 the 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.



Date: 20.09.2017

Place: Jaipur

ATTESTED

[Signature]
NOTARY
JAIPUR (INDIA)

Verification

I, Vibhishek Pal Singh, son of Sh. Ajay Pal Singh, aged 37 years, resident of B-68, Yash Path, Tilak Nagar, Jaipur - 302004 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 **Jaipur** on this **20th** day of **September, 2017**.

Date: 20.09.2017

Place: Jaipur

ATTESTED

[Signature]
NOTARY
JAIPUR (INDIA)

For Unique Shri LLP

For Unique Shri LLP

[Signature]
Designated Partner
Vibhishek Pal Singh
(Deponent)

For Unique Shri LLP

For Unique Shri LLP

[Signature]
Designated Partner
Vibhishek Pal Singh
(Deponent)