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IN-RJ37983212787465X



Certificate No. : IN-RJ37983212787465X
 Certificate Issued Date : 06-Nov-2025 05:17 PM
 Account Reference : NONACC (SV)/ rj3321204/ BHILWARA/ RJ-BW
 Unique Doc. Reference : SUBIN-RJRJ332120456263912309158X
 Purchased by : NEELAM KABRA WO DILIP KABRA
 Description of Document : Article 4 Affidavit
 Property Description : AFFIDAVIT
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : NEELAM KABRA WO DILIP KABRA
 Second Party : UIT
 Stamp Duty Paid By : NEELAM KABRA WO DILIP KABRA
 Stamp Duty Payable (Rs.) : 50
 (Fifty only)
 Surcharge for Infrastructure Development (Rs.) : 5
 (Five only)
 Surcharge for Propagation and Conservation of Cow (Rs.) : 5
 (Five only)
 Surcharge for Relief from Natural and Man-made Calamities (Rs.) : 5
 (Five only)
 Stamp Duty Amount(Rs.) : 65
 (Sixty Five only)



Neelam Kabra



- 5 DEC 2025

Dependent Sworn and Subscribed before
 e and Administered the Oath before
 is Hence attested Identified by.....

HARMENDRA OJHA
 NOTARY PUBLIC, BHILWARA (Raj.)

IN-RJ37983212787465X

PF 0016085915

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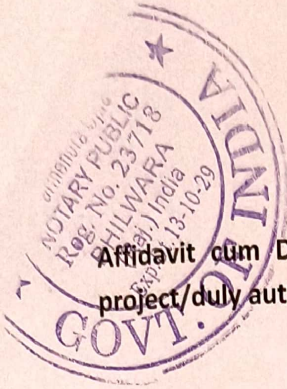
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FORM-B
[See rule 3(4)]
DECLARATION



Affidavit cum Declaration of Mrs. Neelam Kabra promoter of the proposed project/ duly authorized by promoter of the proposed project.

I, **NEELAM KABRA** wife of Mr. Dilip Kabra aged 48 years R/o H-11, Mahesh Colony, Seva Sadan Road, Bhilwara, Rajasthan promoter of the proposed project/ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under;

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 **30.04.2027**.
4. That seventy percent 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 I/ 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.

Date..... **DEC 2025**
Deponent Sworn and Signature before
me and Admitted the Contents to be
true Hence attested Identified by.....

DHARMENDRA OJHA
NOTARY PUBLIC, BHILWARA (Raj.)

Neelam Kabra



8. That I /promoter /shall take all the pending approvals on time, from the competent authorities

9. That-F-promoter have/has furnished such other documents as have been specified by the rules and regulations made under the Real Estate (Regulation and Development) Act, 2016.

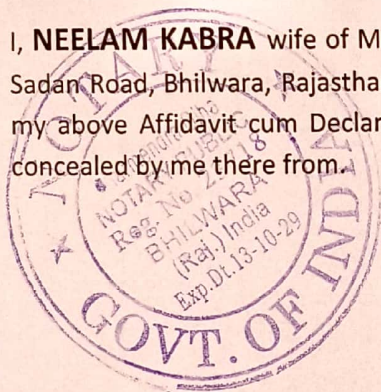
10. That I /promoter shall not discriminate on the basis of caste, religion, region, language, sex or marital status against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

Neelam Kabra

NEELAM KABRA
(Deponent)

VERIFICATION

I, **NEELAM KABRA** wife of Mr. Dilip Kabra aged 48 years R/o H-11, Mahesh Colony, Seva Sadan Road, Bhilwara, 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.



Neelam Kabra

NEELAM KABRA
(Deponent)

- 5 DEC 2025
Date.....
Deponent Sworn and Signature before
me and Admitted the Contents to be
true Hence attested identified by.....

Dharmendra Ojha
DHARMENDRA OJHA
NOTARY PUBLIC, BHILWARA (Raj.)