

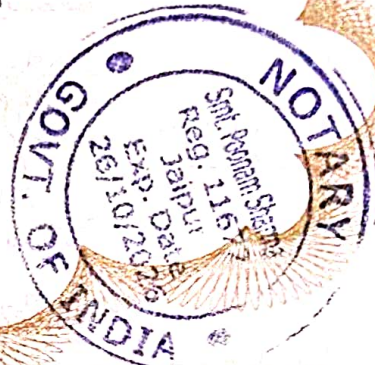


सत्यमेव जयते

INDIA NON JUDICIAL

Government of Rajasthan

e-Stamp



Certificate No. : IN-RJ41032691620311X
 Certificate Issued Date : 22-Nov-2025 01:07 PM
 Account Reference : NONACC (SV)/ rj3353604/ JHOTWARA/ RJ-JP
 Unique Doc. Reference : SUBIN-RJRJ335360461998289556895X
 Purchased by : MS VINAYAK HEIGHTS
 Description of Document : Article 4 Affidavit
 Property Description : PLOT NO.122, TIRUPATI FLATS, GOVINDPURA, KALWAR ROAD, JHOTWARA, JAIPUR
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : MS VINAYAK HEIGHTS
 Second Party : MS VINAYAK HEIGHTS
 Stamp Duty Paid By : MS VINAYAK HEIGHTS
 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)

For VINAYAK HEIHGHTS

Rameshwar K

Partner

ATTESTED

Rameshwar K

NOTARY PUBLIC
 GOVT OF INDIA JAIPUR

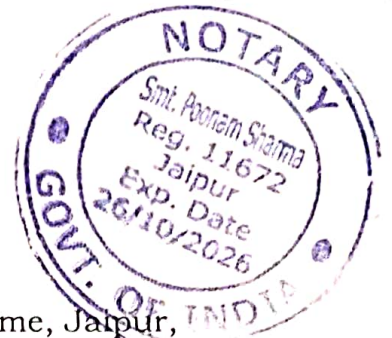
22 NOV 2025



PF0028685475



Affidavit for Separate Bank Account



To,
Rajasthan Real Estate Regulatory Authority,
3rd Floor, RSIC Building, Udyog Bhavan, Tilak Marg, C-Scheme, Jaipur,
Rajasthan-302005.

Sub: Affidavit / Declaration for Separate Bank Account of Project
"ROYAL CASTLE".

1. I Rameshwar Lal Kildoliya S/o Bhura Ram Kildoliya, aged 40 years R/o Ward no. 5, Amanipura, Dansroli, Sikar, Rajasthan-332742, duly authorised partner of **"VINAYAK HEIGHTS"** for the proposed project **"ROYAL CASTLE"** situated at Plot No. 1 and 2, In Scheme Chandra Kala Bal Chand Baid Colony, Indranagar Grah Nirman Shakari Samiti, Jaipur, Rajasthan - 302018, do hereby solemnly declare, undertake and state that there is no lien placed by the bank or any other financial institution on the Separate Bank Account No 2502244492895392 opened at Kalwar Road, Jaipur of Au Small Finance Bank.

2. We shall comply with the provision of section 4(2)(l)(D) of the Real Estate (Regulations and Development) Act, 2016 and the Rule and Regulations made in that regards and ensure that the project accounts are operated by us in compliance therewith and the directions of the Authority in relation to the project accounts, particularly, the Collection Account and Retention Account.

For VINAYAK HEIGHTS

Rameshwar U

Partner

Deponent

Verification

The Contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Jaipur on this 22nd day of November, 2025.

Deponent

ATTESTED

Poonam Sharma
NOTARY PUBLIC
GOVT. OF INDIA JAIPUR

For VINAYAK HEIGHTS

Rameshwar U

Partner

22 NOV 2025