

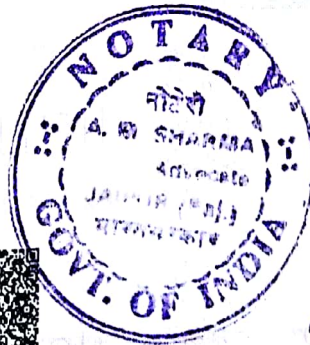


सत्यमेव जयते

INDIA NON JUDICIAL Government of Rajasthan

e-Stamp

Certificate No.	: IN-RJ17136689260948P
Certificate Issued Date	: 24-Oct-2017 12:10 PM
Account Reference	: NONACC (SV)/ rj3101504/ JAIPUR/ RJ-JP
Unique Doc. Reference	: SUBIN-RJRJ310150427198956726155P
Purchased by	: GRANDIOSE BUILDTECK PVT LTD
Description of Document	: Article 4 Affidavit
Property Description	: K.NO.248,250,674/252, CEDAR LUXURIA VILL. SUKHIYA, THE SANGANER JAIPUR
Consideration Price (Rs.)	: 0 (Zero)
First Party	: GRANDIOSE BUILDTECK PVT LTD
Second Party	: NA
Stamp Duty Paid By	: GRANDIOSE BUILDTECK PVT LTD
Stamp Duty Payable (Rs.)	: 100 (One Hundred only)
Surcharge for Infrastructure Development (Rs.)	: 10 (Ten only)
Surcharge for Propagation and Conservation of Cow (Rs.)	: 10 (Ten only)
Stamp Duty Amount(Rs.)	: 120 (One Hundred And Twenty only)



For Grandiose Buildteck Pvt. Ltd.

ATTESTED
NOTARY PUBLIC
JAIPUR
24 OCT 2017
Director

UP 0004192289

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.sholestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.

FORM-B

[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of **Mr. Anish Raj Sethi, Director of Grandiose Buildteck Private Limited** duly authorized by the **Grandiose Buildteck Private Limited** vide its authorization dated **28-08-2017**:

I, **Anish Raj Sethi, Director of Grandiose Buildteck Private Limited** duly authorized by the **Grandiose Buildteck Private Limited** do hereby solemnly declare, undertake and state asunder:

1. The land is owned by **Ashish Buildcon Private Limited** 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 owner and promoter for development of the real estate project, is enclosed with application.
2. That the said land is free from all encumbrances.
3. That the time period within which the project, shall be completed by **Grandiose Buildteck Private Limited** is **30-09-2018**.
4. That seventy per cent of the amounts realized by **Grandiose Buildteck Private Limited** for the real estate project from the allottees, from time to time, shall be deposited in a separate account having A/c No: **60291804669** maintained at **Bank of Maharashtra** 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 **Grandiose Buildteck Private Limited** 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That **Grandiose Buildteck Private Limited** shall take all the pending approvals on time, from the competent authorities.

For Grandiose Buildteck Pvt. Ltd.

Anish Raj Sethi

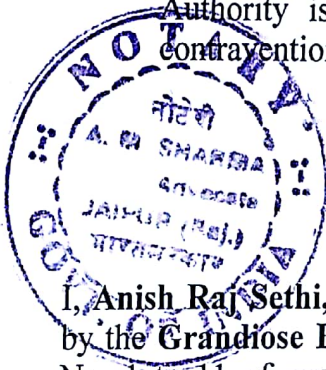
Director

ATTESTED

NOTARY PUBLIC
JAIPUR

24 OCT 2017

9. That **Grandiose Buildteck Private Limited** 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 **Grandiose Buildteck Private Limited** 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.
11. That **Grandiose Buildteck Private Limited** has abided by the act and followed the rule prescribed by the Real Estate (Regulation and Establishment) act 2016. The agreement for sale submitted in Form G before the Real Estate Regulatory Authority is as per the rules and regulations of RERA and in case of any contravention in future, Form G as prescribed in the rules shall prevail.



VERIFICATION

I, **Anish Raj Sethi**, Director of **Grandiose Buildteck Private Limited** duly authorized by the **Grandiose Buildteck Private Limited** do hereby verify that the contents in para No. 1 to 11 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 **24th October 2017**.

Deponent

For **Grandiose Buildteck Pvt. Ltd.**

Anish Raj Sethi
Director

ATTESTED

NOTARY PUBLIC
JAIPUR

24 OCT 2017