



FORM-B

[See rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. Ajay Krishna Modi promoter of the proposed project

I, Ajay Krishna Modi Son of Shri Om Prakash Modi aged 40R/o 72A, Kiran Path, Suraj Nagar West, Civil Lines, Jaipur - 302006 (Raj.) promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. The land is owned by Mrs. Manju Johari who have 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 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 shall be completed by promoter is 31st day of August 2020.
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 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.

For Okay Plus Builders LLP
LLPIN: AAD-6350

Designated Partner Auth Sign

ATTESTED

**NOTARY PUBLIC
JAIPUR (RAJ.)**

20 JAN 2018

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मुद्रांक का नं. 100
क्रता का नं. 12 DEC 2017

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पता

मुद्रांक धरोहर का संयोजित कार्य का न्यायक

हो क लेह हार UP
Hishar Singh vng

वीरवम कुमार
स्टाम्प विक्रेता नं. 4910
नं. अष्ट नगर धारवादा जयपुर



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7. That I 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 I shall take all the pending approvals on time, from the competent authorities.
9. That I have 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 shall not discriminate on the basis of caste, religion, 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.

For Okay Plus Builders LLP
LLPIN:AAD-6350

Designated Partner/Auto Sign.
Deponent

Verification

I Ajay Krishna Modi Son of Shri Om Prakash Modi aged 40R/o72A, KiranPath, Suraj Nagar West, Civil Lines, Jaipur - 302006 (Raj.) 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 therefrom.

Verified by me at Jaipur on this 20th day of Jan., 2018.

For Okay Plus Builders LLP
LLPIN:AAD-6350

Designated Partner/Auto Sign.
Deponent



ATTESTED
NOTARY PUBLIC
JAIPUR (RAJ.)
20 JAN 2018