



राजस्थान RAJASTHAN

BU 172355

FORM-B

[See rule 3(4)]

DECLARATION

**Affidavit cum Declaration of Promoter of the proposed project
"Khasra No.369, 370,372Lohagal"**

I, **Ummed Khan** S/o Sh. Alam Khan having registered address, near Saint Stephan School, gali no.3, Baldev Nagar (Rajsthan) 305001 (Promoter) of Proposed Project "**Khasra No.369,370,372,Lohagal**", situated at, Khasra No.- 369,370,&Khasra No. 372 Village Lohagal, Tehsil & Dist. Ajmer, Rajasthan, promoter of proposed project do hereby solemnly declare, undertake and state as under:

1. That the land **Khasra No.369,370,372,Lohagal** is owned by the Sh. **Ummed Khan** S/o Sh. Alam Khan & Sh. **Chandgi Ram Choudhary** S/o Sh. Surja Ram Choudhary who have legal title of the land on which the development of the project is to be carried out and a legally valid authentication of title of such land along with an authenticated copy of the agreement (**MOU**) between such owner and Promoter for development of the real estate project thereof is enclosed with application the land on which the development of 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 be shall be complete by the promoter on or before **15.07.2025**



Ummed Khan

Chandgi Ram

Notary Public

7/6/24

क्रमांक 02015 मुद्रांक 50 दिनांक 05/03/24
 क्रेता का नाम
 पिता/पति का नाम जदोगी 2111 - 1 फरमा
 निवासी 1 24251 2111 - 1 फरमा
 द्वारा
 क्रेता के ह. 24251
 पू. विक्रेता के ह. 2 फरमा - 1 फरमा

AD 14 NU

8683 - 1537 - 8454

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत स्टाम्प गजि पर प्रमाणित अधिमात्र	
1. आधारभूत विकास हेतु अधिमात्र (0030-02-80-00) 10% Rs.....	5
2. गौ संवर्धन/संरक्षण हेतु अधिमात्र (0030-02-800-00) 10% Rs.....	10
3. प्राकृतिक एवं मानव निर्मित आपदाओं से राहत हेतु अधिमात्र (0030-02-800-00) 10% Rs.....	15
K. स्टाम्प वेबद्वारा No. 38223 01-04-2024 गजि-02 अ.अ.वेब 101 1251 001	

4. That seventy per cent of the amounts realised by promoter for the real estate project from the allottee 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 That the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by engineer and an architect and a Chartered Accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That Promoter shall get the accounts audited within six months after the end of the 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 promoter shall take all the pending approvals on time from the competent authorities
9. That 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 promoter shall not discriminate on the basis of caste, religion, region, language, sex, or marital status against the allottee at the time of allotment of any plot on any ground.

Verified by me at Ajmer on this 07.06.2024



Chander Kam

Deponent

[Signature]
Notary Public
7/6/24

VERIFICATION

I, **Ummed Khan** S/o Sh. Alam Khan having registered address , near Saint Stephan School, gali no.3, Baldevnagar (Rajsthan) 305001 (Promoter) of Proposed Project "**Khasra no.369,370,372,Lohagal**", situated at , Khasra No.- 369, 370&Khasra No. 372, Village Lohagal,Tehsil & Dist. Ajmer-Rajasthan promoter of proposed project.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 Ajmer on this 07.06.2024

Chandigarh
[Signature]
Deponent



[Signature]
Notary Public, Ajmer

7/6/24