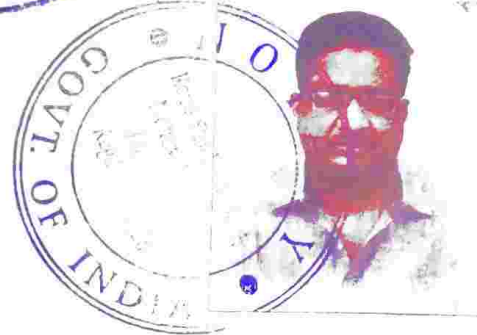




FORM-B
Affidavit cum Declaration

M/s SPECTRUM COLONIZERS PRIVATE LIMITED, Address 21A, Burmese Colony, Opoosite Shankar Park, Agra Road, Jaipur-302004 through Director **Mr. Nipin Goyal** S/o Mr Laxmi Narain Goyal, Age 56 Years, R/o SB-158, M.G. Road, Bapu nagar, Gandhi Nagar, Jaipur (Rajasthan) promoter of the proposed "**KRISH VIHAR**" Situated in Khasra No. 421/106, 417/102, 418/107, 103/402, 103, 104, 105 at Village Jhujharpura (Mendla), Tehsil Sanganer, Jaipur (Rajasthan) do hereby solemnly declare, undertake and state as under:-

1. That We (promoters) have a legal title to the land on which the development of the project "**KRISH VIAHR**" 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 22/04/2024
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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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 SPECTRUM COLONIZERS P LTD

.....2

ATTESTED

RAMA S
NOTARY

[Handwritten Signature]
22/04/22

क्रमांक 879 दिनांक 18/11/22
 मुद्रांक का मुख्य
 क्रेता का नाम
 पिता/पति का नाम SPECTRUM COCONIZERS Pvt Ltd
 पता
 मुद्रांक का प्रयोक्तृ
 हस्ताक्षर विक्रेता

रमा रंजन शर्मा
 विक्रेता
 जे.पी.ए. कॉलोनी, जयपुर
 ना नं 13/2012

संज्ञकस्थान का स्व-परिचालन, 3 महीने अवधि संज्ञक राशि 3 प्रतिलिपि 1000/-	
1. अनुमति प्राप्त आवेदनिका 2. माइनर	
(भारत 3-फ/1000 नं 11)	5
2. माय और उराकी नस्ल के संरक्षण और संयोजन	
(भारत 3-फ/1000 नं 11)	10
3. भारत संज्ञक वण्डर	15

7. That We (promoters) 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 We (promoter) shall take all the pending approvals on time, from the competent authorities.
9. That We (promoters) 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 We (promoters) 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.

FOR SPECTRUM COLONIZERS

Deponent

Verification

M/s SPECTRUM COLONIZERS PRIVATE LIMITED, Address 21A, Burmese Colony, Opposite Shankar Park, Agra Road, Jaipur-302004 through Director Mr. Nipin Goyal S/o Mr Laxmi Narain Goyal, Age 56 Years, R/o SB-158, M.G. Road, Bapu nagar, Gandhi Nagar, Jaipur (Rajasthan) do hereby verify that the contents in para No. 1 to 10 of our above Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom. Verified by us at Jaipur on this day 18-04-2022

FOR SPECTRUM COLONIZERS

Deponent

ATTESTED

18/4/22
RAMA SHANKAR VASHISTHA
NOTARY PUBLIC (INDIA)
JAIPUR (RAJ.)