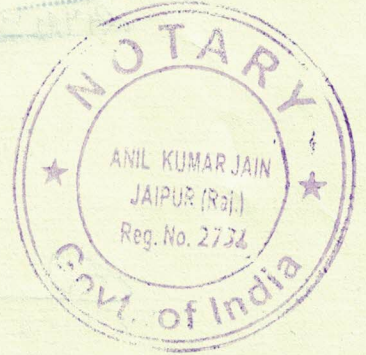




Affidavit

Affidavit cum Declaration of MADAN MOHAN SHARMA promoter of the proposed project / duly authorized by the promoter of the proposed project.

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M. M. Enterprises who is the promoter of the proposed project/ duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That our project **"R. R. VALLEY"** Situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State- Rajasthan.
2. Our RERA Designated bank account for the project **"R. R. VALLEY"** is:-

NAME	M. M. ENTERPRISES
BANK	STATE BANK OF INDIA
BRANCH	MAHESH NAGAR, JAIPUR
IFSC CODE	SBIN0031846
BANK A/C NUMBER	61266278152

3. Further, I declare that any amount withdrawn from the designated bank account shall be used only for our project **"R. R. VALLEY"**.
4. Further I declare that bank account shall not be shared for any other Real Estate project or any other purpose whatsoever.

ATTESTED
Anil Kumar Jain
Notary (Govt. of India)
JAIPUR (Raj.)

For M M ENTERPRISES
MADAN MOHAN SHARMA
Deponent

14 NOV 2022

राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत
स्टाम्प राशि पर प्रभाषित अधिभार
1. अधिभारित अवसंचना हेतु
(धारा 3-कै)-10% रुपये 5
2. गाय और उसकी मृत्यु के निरीक्षण और संवर्धन हेतु
(धारा 3-कै)-20% रुपये 18
कुल योग 13
हस्ताक्षर स्टाम्प विक्रेता

72/2, 6
डी-72, जयपुर रोड, अजमेर रोड
राजस्थान, जयपुर

Verification

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M. M. Enterprises do hereby verify that the contents in Para 1 to 4 of my above affidavit are true & correct and nothing material has been concealed by me there from.

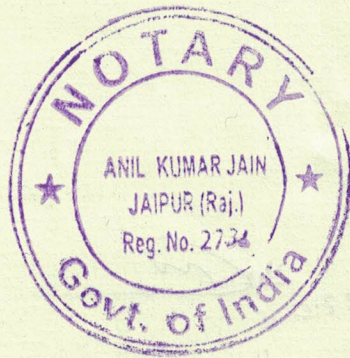
For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
Deponent



ATTESTED
Anil Kumar Jain
Notary (Govt. of India)
JAIPUR (RAJ)

14 NOV 2022



DECLARATION

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M. M. Enterprises who is the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That our project "**R. R. VALLEY**" Situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State- Rajasthan is a new project.
2. That we have not accepted any advance payment and booking from the allottees towards the booking the plots till date of signing this declaration and even will not take till the time we get our RERA Registration number.
3. That if any contradiction arises in the future **M. M. ENTERPRISES (PROPRIETOR MADAN MOHAN SHARMA)** will be responsible for it.

For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
Deponent

VERIFICATION

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M M Enterprises do hereby verify that the contents in para No. 1 to 3 of my above Affidavit cum Declaration are true verified by me there from.

For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
Deponent

ATTESTED
Anil Kumar Jain
Anil Kumar Jain
Notary (Govt. of India)
JAIPUR (Raj.)

4 NOV 2022

क्रमांक : 879 दिनांक 12/11/22
मुद्रांक 30
क्रेता का नाम M. M. ENTERPRISES
पता : JALPUR
मुद्रांक का प्रयोजन 21449977

12/11/22
राजस्थान स्टाम्प अधिनियम 1998 के अन्तर्गत
स्टाम्प राशि पर प्रभाविता अधिभार
1. आधारभूत अवसरचना हेतु
(धारा 3-क)-10% रुपये 5
2. गाय और उसकी नस्ल के संरक्षण और संवर्धन हेतु
(धारा 3-क)-20% रुपये 78
कुल योग 13
हस्ताक्षर स्टाम्प विक्रेता



21449977
12/11/22
72/2 6
22/11/22
12/11/22

DECLARATION

I, MADAN MOHAN SHARMA, do hereby declare that I am the proprietor of M. M. Enterprises who is the promoter of the proposed project do hereby solemnly declare, undertake and state as follows:-

1. That our project "K. K. VALLEY" situated at K. K. No. 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

2. That we have not received any advance payment and booking from the allottees towards the booking of the project and even will not take till the time we get the KKA Registration number.

3. That if any compensation arises in the future M. M. ENTERPRISES (PROPRIETOR MADAN MOHAN SHARMA) will be responsible for it.

For M. M. ENTERPRISES
Proprietor
MADAN MOHAN SHARMA
Jalpur

VERIFICATION

I, MADAN MOHAN SHARMA, do hereby declare that I am the proprietor of M. M. Enterprises who is the promoter of the proposed project do hereby solemnly declare, undertake and state as follows:-

For M. M. ENTERPRISES
Proprietor
MADAN MOHAN SHARMA
Jalpur

ATTESTED

Anil Kumar Jain
Notary (Govt of India)
Jalpur (Guj)

NOV 2022

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

DECLARATION CUM UNDERTAKING

I/We hereby declare that there is no statutory liability on us to obtain Fire NOC, Airport NOC and Environment NOC for our project "**R. R. VALLEY**" as of now; hence we have not applied for any. If any obligation arises in the future, we shall submit it with the RERA.

I/We hereby declare that whatever has been stated above is true to the best of my knowledge, correct and nothing material has been concealed there from.

For M M ENTERPRISES

Madan Mohan Sharma

Proprietor,

MADAN MOHAN SHARMA

(Proprietor of M. M. ENTERPRISES)

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

DECLARATION CUM UNDERTAKING

I/We hereby declare that the Water Permission for our project “R. R. VALLEY” is not obtained yet, we shall intimate the RERA as and when the desired permission/connection is obtained from the appropriate authority

For M M ENTERPRISES

Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
(Proprietor of M. M. ENTERPRISES)

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

DECLARATION OF NO CRIMINAL RECORD

In reference to our project "**R. R. VALLEY**" Situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State- Rajasthan.

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M. M. Enterprises do hereby solemnly declare that no criminal case is pending against me or any other landowners, neither we have been convicted in any criminal case in the past.

There is no litigation pending against the land and the Project in any court.

For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
(Proprietor of M. M. ENTERPRISES)

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

DECLARATION FOR NO ENCUMBRANCE

In reference to our project "**R. R. VALLEY**" Situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State-Rajasthan.

I, **MADAN MOHAN SHARMA** S/o Mr. Ram Ji Lal Sharma aged 43 R/o D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018 proprietor of M. M. Enterprises do hereby solemnly declare that there is no Encumbrance and Dispute on said Project "**R. R. VALLEY**" the project is free from all encumbrances and charge.

For M M ENTERPRISES

Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
(Proprietor of M. M. ENTERPRISES)

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

DECLARATION CUM UNDERTAKING

In reference to our project "**R. R. VALLEY**" Situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State-Rajasthan.

I hereby declare that we have not yet appointed any Architect contractor Structural Engineer, HVAC Consultants or any other Consultants as on date. If we appoint any Consultant before the completion of the project, we will inform RERA authority accordingly.

I/We hereby declare that whatever has been stated above is true to the best of my/our knowledge, correct and nothing material has been concealed there from.

For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
(Proprietor of M. M. ENTERPRISES)

FORM-A
[See rule 3(2)]
APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Rajasthan, JAIPUR

Sir,

I/We hereby apply for the grant of registration of my/our project "**R. R. VALLEY**" situated at Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota, Tehsil- Bassi, District-Jaipur, State- Rajasthan.

1. The requisite particulars are as under:-

- (i) Status of the applicant, whether individual / company / proprietorship firm / society/trust/ limited liability partnership / competent authority: **Proprietorship firm**
- (ii) (In case of firm / society / trust / company / limited liability partnership / competent authority etc.) **Proprietorship firm**

(a) Name: **M. M. ENTERPRISES (PROPRIETOR MADAN MOHAN SHARMA)**

(b) Father's Name: **MR. RAM JI LAL SHARMA**

(c) Occupation: **BUSINESS**

(d) Permanent address: **D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018**

(e) Photograph: **Attached**

(d) Main objects: **Real Estate**

(e) Name, photograph and address of chairman/partner/director and authorised person etc.: **Attached**

(iii) PAN Number of the promoter: **AZGPS5682R**

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (1) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained:

Bank Name- **STATE BANK OF INDIA**

Branch Name- **GOPALPURA MODE, JAIPUR**

IFSC code- **SBIN0031846**

Bank A/c Number- **61266278152**

Bank Address- **B-498, DISTT, Mahesh Nagar, Gopal Pura Mode, Jaipur, Rajasthan- 302015**

For M M ENTERPRISES

Madan Mohan Sharma
Proprietor

(v) Details of project land: Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15
Village- Kanota, Tehsil- Bassi, District-Jaipur, State- Rajasthan.
Total Area- **19995 Sq Mt.**

(vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc. :
N.A.

(vii) Agency to take up external development works _____ Local Authority
/ Self Development: **Self Development**

(viii) Registration fee by way of a ~~demand draft/bankers cheque~~ dated _____ drawn on _____ bearing number _____ for an amount of Rs. _____ / calculated as per sub rule (3) of rule 3 of the ~~Rajasthan Real Estate (Regulation and Development) Rules, 2017~~ or through online payment as the case may be **Payment ID 38850920221116123117 Transaction No. RERA-TRANS- 44 of Rs 199950...../- on 16-11-2022**

(ix) Any other information the applicant may like to furnish. **N.A.**

2. I/we enclose the following documents in triplicate, namely:-

(i) Authenticated copy of the PAN card of the promoter: **Attached**

(ii) **I.T.R.** of the promoter for the preceding financial year:
Attached

(iii) Copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: **Attached**

(iv) The details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: **N.A.**

(v) Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed: **Attached.**

(vi) An authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases: **Attached**

For M M ENTERPRISES
Proprietor

- (vii) The Sanctioned Plan, Layout plan and Specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: **Attached**
- (viii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: **Attached**
- (ix) The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: **Attached**
- (x) Performa of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: **Attached**
- (xi) The number, type and the carpet area of apartments for sale in the project along with the area of the exclusive Balcony or Verandah areas and the exclusive open terrace areas with the apartment, if any: **N.A.**
- (xii) The number and areas of garage for sale in the project: **N.A.**
- (xiii) The number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project: **N.A.**
- (xiv) The names and addresses of his real estate agents, if any, for the proposed project: **N.A.**
- (xv) The names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project: **N.A.**
- (xvi) A declaration in Form-B. **Attached**
- (Note: If any of the above items is not applicable write "N.A." against the appropriate items)

3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made there under, namely:-

- (i)
(ii)
(iii)

.....

4. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

Handwritten signature: Nand Lal
For M M ENTERPRISES
Yours faithfully
Signature and seal of the applicant(s)

Date: 12.11.2022

Place: Jaipur

M M ENTERPRISES

Registered Address: - 1- B, Vishavsariya Nagar, (M CORP), Jaipur, Rajasthan-302015

Name of Project: **R. R. VALLEY**

Name of Promoter **M M ENTERPRISES**

Address: Khasra No. 12, 12/3, 12/5, 12/6, 1145/12 & 1142/15 Village: Kanota,

Tehsil- Bassi, District-Jaipur, State- Rajasthan

1	NAME	MADAN MOHAN SHARMA	
2	ADDRESS	D-3 Murti Kala Colony, Gopalpura By-pass, Jaipur, Rajasthan- 302018	
3	CONTACT NO. AND MAIL ID	99832-10002 Sandeepmehra393@gmail.com	

For M M ENTERPRISES
Madan Mohan Sharma
Proprietor

MADAN MOHAN SHARMA
(Proprietor of M. M. ENTERPRISES)