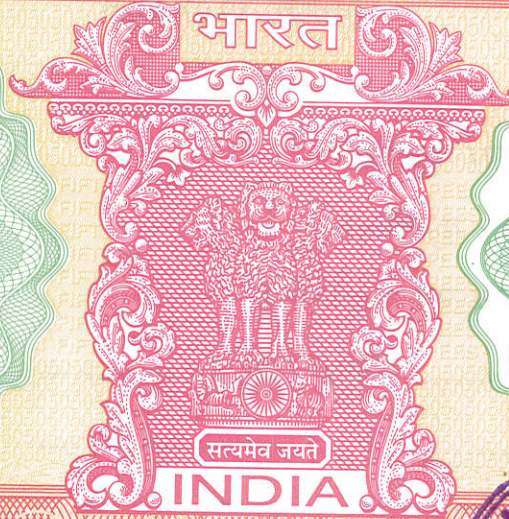


भारतीय गैर न्यायिक

पचास
रुपये
रु.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

FORM-B

[See rule 3(4)]

DECLARATION



CE 144753

I, Ashok Kumar Kularia S/o Mr. Surender Kumar, aged 34 years, R/o Ward no. 05, 4 DWM, Hanumangarh, Rajasthan-335524, promoter of the proposed project "SHREE RAMKRISHAN ENCLAVE" situated at Chak No.-17 D.W.D, Stone No. 168/409, Murbba No. 4, Killa No. 7/1, 7/2, 14/1, 14/3 at Rawatsar, District- Hanumangarh, State- Rajasthan, do hereby solemnly declare, undertake and state as under:

1. That Ratan Lal and Mahipat Ram are the joint owners of the land on which the development of the project is proposed. Landowners Ratan Lal and Mahipat Ram executed registered power of attorney in favour of Ashok Kumar Kularia for the 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 or phase thereof, as the case may be, shall be completed by promoter is... 04/11/2026
4. That seventy percent of the amounts realised by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate



ATTESTED

NOTARY RAIPUR
RAJASTHAN INDIA

17 JUL 2025

Handwritten signature

क्रमांक 1217

दिनांक-12.07.2025

मुद्रांक का मूल्य. 50.....

क्रेता का नाम-अशोक कुमार कुलडिया

पिता का नाम-सुरेन्द्र कुमार कुलडिया

पता-वार्ड नं 5, 4 डी.डब्ल्यू एम. हनुमानगढ़

मुद्रांक का प्रयोजन..... शपथ पत्र.....

हस्ताक्षर विक्रेता.....

रोहित सिंह भाटी
स्टाम्प विक्रेता
दूंदलोद हाउस, 22 गौदाम,
सोडाला जयपुर
लाईसेन्स नं 21/2014

राजस्थान स्टाम्प अधिनियम, 1998 के
अन्तर्गत स्टाम्प राशि पर प्रभारित अधिभार

- | |
|---|
| 1. आधारभूत अवसंरचना सुविधाओं हेतु
(धारा 3-क)-10 प्रतिशत.....5 |
| 2. गाय और उसकी नस्ल के संरक्षण और
संवर्धन हेतु (धारा-ख) 20 प्रतिशत10.... |
| कुल योग राशि 15 |



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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.
7. That promoter 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 utilised 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 any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.



ATTESTED

NOTARY JAI PRAKASH
Bhatnagar

17 JUL 2025


ASHOK KUMAR KULARIA
(Deponent)

VERIFICATION

I, Ashok Kumar Kularia S/o Mr. Surender Kumar, aged 34 years, R/o Ward no. 05, 4 DWM, Hanumangarh, Rajasthan-335524, 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.


ASHOK KUMAR KULARIA
(Deponent)



ATTESTED


NOTARY PUBLIC
Rajasthan - INDIA

17 JUL 2025