



FORM-B
[see rule 3(4)]

DECLARATION

Affidavit cum Declaration of Mr. Vibhishek Pal Singh, Designated Partner of Unique Apex Developers LLP (LLPIN: AAC-2473) promoter of the proposed project/ duly authorized by the promoter of the proposed project vide its authorization dated 05th January, 2018:

I, **Vibhishek Pal Singh** (DPIN: 00838054) son of Shri Ajay Pal Singh, aged 37 years, resident of B-68, Yash Path, Tilak Nagar, Jaipur - 302004 Rajasthan, duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That the land is owned by following person(s):

- i) **Shri. Bhim Singh Sodha (PAN: APNPS3680L)** S/o Shri Satidan Singh Sodha, Age 61, R/o Krishna Vatika ke Samne, Hotel Sanchal Port, Mahabar, Barmer, Rajasthan 344001.
- ii) **Shri. Bhagwan Singh Bhati (PAN: AEAPB4273Q)** S/o Shri Sangram Singh Bhati, Age 60, R/o 35 C-block, Haveli Mohi Shikarwadi Govardhan Villas, Saweena Rural, Girwa, Udiapur Rajasthan 313002.
- iii) **Shri. Bhupendra Singh Chauhan (PAN: ABUPC6479Q)** S/o Shri Narpat Singh Chauhan, Age 59, R/o 6 Meera Marg, Sardarpura, Girwa , Udaipur Shastri Circle, Udiapur Rajasthan 313001.

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 or phase thereof, as the case may be, shall be completed by promoter is :-

S. No.	Name of the Phase	Date of Completion
1.	Unique Ashray	05th December, 2020

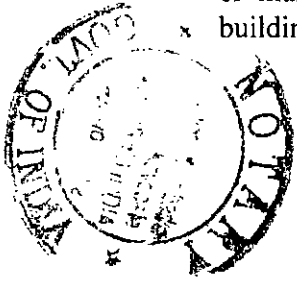
ATTESTED

12 JAN 2018

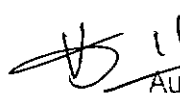
For Unique Apex Developers LLP

Authorised Signatory

4. That seventy per cent of the amounts realized 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.
7. That the 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That the 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 the 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.



Date: 10.01.2018
Place: Jaipur

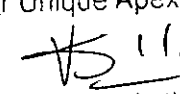
For Unique Apex Developers LLP
For Unique Apex Developers LLP

Authorised Signatory
Vibhishek Pal Singh
(Deponent)

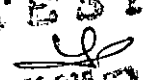
Verification

I, **Vibhishek Pal Singh** (DPIN: 00838054) son of Shri Ajay Pal Singh, aged 37 Years, Resident of B-68, Yash Path, Tilak Nagar, Jaipur - 302004 Rajasthan 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 10th day of January, 2018.

Date: 10.01.2018
Place: Jaipur

For Unique Apex Developers LLP
For Unique Apex Developers LLP

Authorised Signatory
Vibhishek Pal Singh
(Deponent)

ATTESTED

NOTARY
VIBHISHEK PAL SINGH, JAIPUR

12 JAN 2018