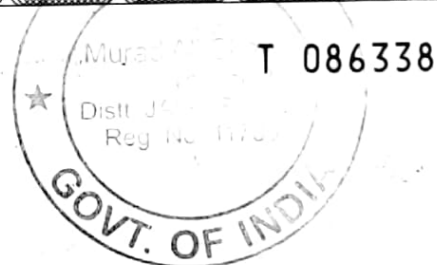




राजस्थान RAJASTHAN

FORM-B
[See rule 3(4)]
DECLARATION



Affidavit cum Declaration of Mr/Ms. Navneet Mohan promoter of the proposed project / duly authorized by the promoter of the proposed project vide its/his/their authorization dated:

I, Navneet Mohan Son/Daughter/Wife of Raghuvir Sharma aged 41 R/O 35,2 nd Floor Rajdhani Enclave Opposite Mahindra Park Pitampura Saraswati Vihar North West Delhi-110034 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 I / promoter have / has a legal title to the land on which the development of the project is proposed

Or

The land is owned by _____ who have/has 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.

ATTESTED

NOTARY PUBLIC

Distt. JAIPUR (Raj.) INDIA

That the said land is free from all encumbrances.

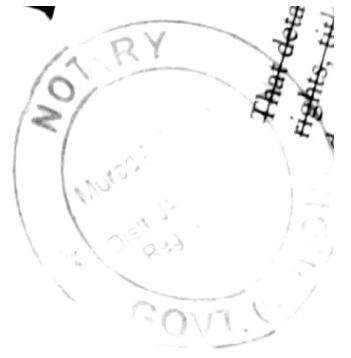
20 DEC 2017

For Unicare Developer & Infrastructure Pvt. Ltd.

Navneet Mohan

Director

- 8 DEC 2017

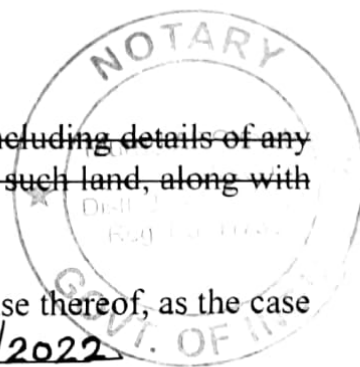


क्रमांक 3941 दिनांक
 मुद्रांक का मूल्य 50 चूने के घर डवल्लर 85-फा 2 दूर घर से।
 केता का नाम
 पिता/पति का नाम शास्त्री बग 2 दिल्ली
 पता
 मुद्रांक का प्र. सूर्यवर्ष
 हस्ताक्षर

रोहित सिंह भाटी
 टाँप विक्रेता
 सी-9, लोद हाउस
 जयपुर
 लाइसेंस नं. 21/2014

- 8 DEC 2017

राजस्थान स्टांप अधिनियम, 1998 के अन्तर्गत	
स्टांप का मूल्य का प्रमाणित अधिकार	
1. आभाषण एवं परस्पर	5
(धारा 3-अ) 1998	
2. गणपति	5
(धारा 3-अ) 1998	
3. गणपति	5
(धारा 3-अ) 1998	



~~That details of encumbrances _____ including details of any rights, title, interest or name of any party in or over such land, along with details.~~

3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 18/10/2022.
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.
7. That I / 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 I /promoter shall take all the pending approvals on time, from the competent authorities.
9. That I /promoter have / 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 I/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.

NOTARY PUBLIC.
Distt. JAIPUR (Raj.) INDIA

20 DEC 2017

For Unicare Developer & Infrastructure Pvt. Ltd.

Navneet Mohan
Director

