



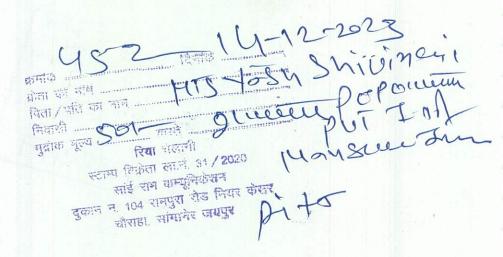
I, Mayank Tyagi Son of Rakesh Tyagi aged about 34 years R/o A-1, Plot No. D-61-62, kashyap Path, Shyam Nagar, Sodala, Jaipur, Rajasthan-302019 duly authorized by the promoter (Yashshivangi Developers Private Limited) of the proposed project "FELICITY ATELIER YASH-DMMS" situated at Khasra No. 450, Village-Rampurarupa, Tehsil & District- Jaipur, State- Rajasthan do hereby solemnly declare, undertake and state as under:

- 1. That the land is owned by Naval Kishore Sharma, Manmohan Sharma, Sushila Sharma 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.
- 2. That the details of encumbrances amounting Rs. 7,00,00,000/- from Satin Housing Finance Bank including details of any rights, title, interest or name of any party in or over such land, along with details is attached.
- 3. That the time period within which the project or phase thereof, as the case may be, shall be completed by promoter is 10.10.2026
- 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 FUBLIC
GOVT OF INDIA JAIPUR

11 5 DEC 2023



प्रताम शिव पर प्रभाषित अधिमार

1. आवार पूर्व आवर्ग वन विधाओं हेतु
(जारा ३-७) ०% र वर्ग

2. गाव और एसर व व महाप और संवर्धन हेतु
(वात ३-७) -20% रूपये

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ATTESTED

DUST SERVICE CONTRACTOR

11 S DEC 2023

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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn only after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of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.

That promoter has furnished such other documents as have been specified by the Osredes and regulations made under the Real Estate (Regulation and Development)

10. That promoter shall not discriminate on the basis of caste, religion, region, stanguage, sex or marital status against any allottee at the time of allotment of any partment, plot or building, as the case may be, on any grounds.

> Mayank Tyagi (Deponent)

Verification

I, Mayank Tyagi Son of Rakesh Tyagi aged about 34 years R/o A-1 Plot No. D-61-62, kashyap path, shyam nagar, sodala, Jaipur, Rajasthan-302019 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 there from.

> Mayank Tyagi (Deponent)

GOVT OF INDIA JAIPUR 15 DEC 2023

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CHICATED

GOVY OF INDIA JAIPUR

15 DEC 2023

Magazak 1 re (Depatas)