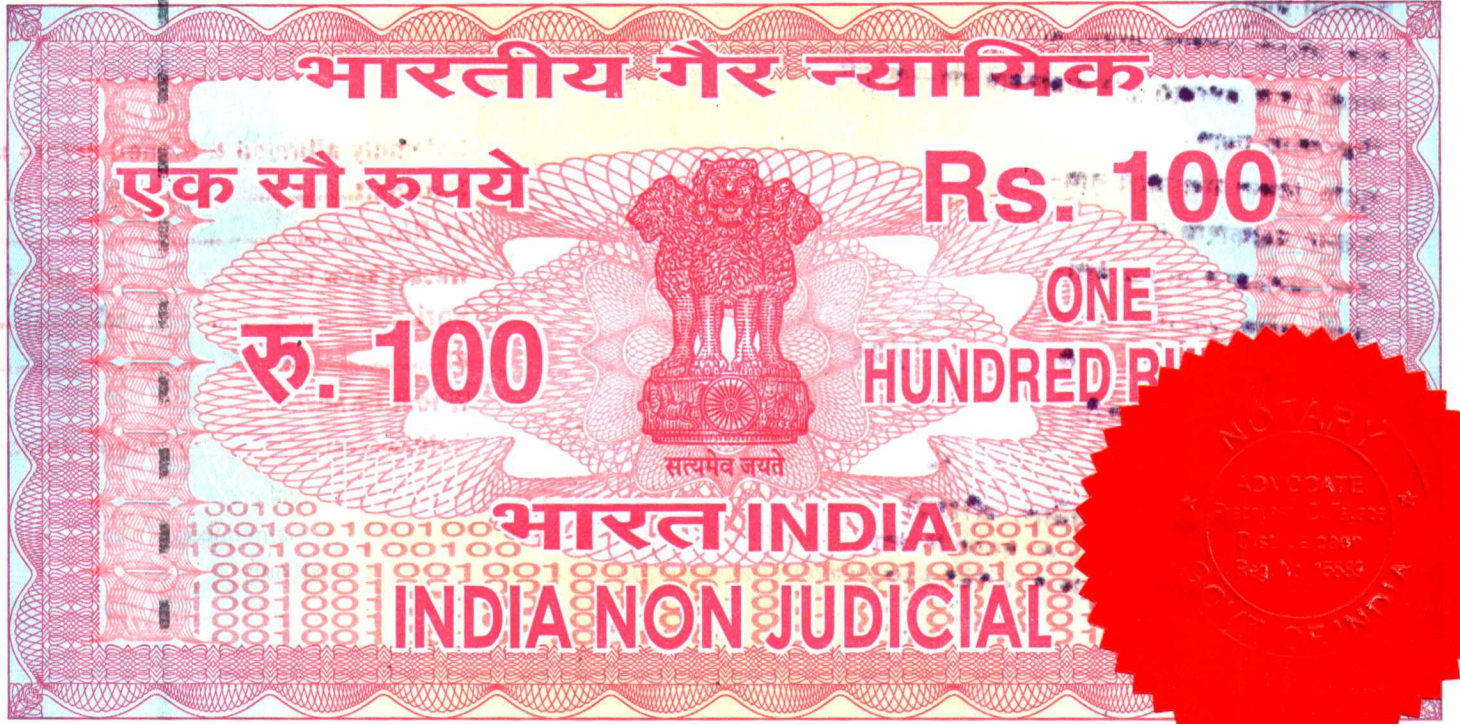
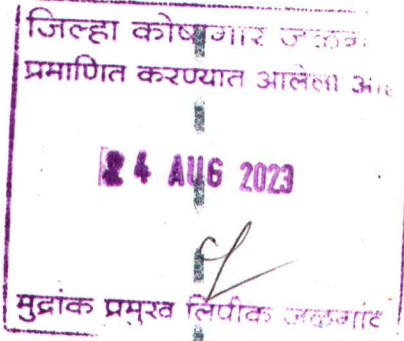




महाराष्ट्र MAHARASHTRA

2023

61AA 880397



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

Affidavit cum Declaration

Affidavit-cum-Declaration of **Jalgaon Projects Private Limited (CIN U45500MH2019PTC330239)**, a private limited company incorporated and registered under Companies Act, 2013 having registered office at 5th Floor, CTS 7333, Plot No 6, Ajay colony, Shikshak wadi, Ring Road, Jalgaon - 425001. Promotor of new project '**OM Residency**' situated at Plot no. 18, S.no 428, CTS 5127, Mehrun Shivar, Jalgaon 425001 through its duly authorized signatory, **Mr. Rupesh Rameshchand Munot, age: adult, Occupation: Business, Address: Shivshakti 5, Ujwal Colony, Jalgaon Maharashtra-425001, Vide authorization Dated 08th September 2021.**

I, **Mr. Rupesh Rameshchand Munot** duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

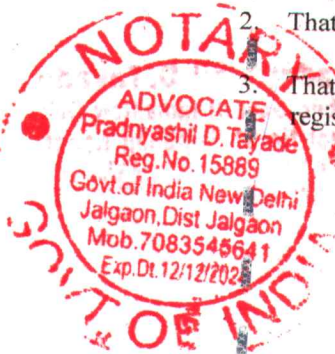
1. Mr. Om Uday Potdar have/has a legal title Report to the land on which the development of the proposed project is to be carried out.

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 is enclosed herewith.

2. That, the said land is free from all encumbrances.

3. That the time period within which the project shall be completed by Promoter from the date of registration of project is on or before **30th September 2025**.



वस्ताका प्रकार-

दस्ता नोंदणी करणार आहेत का?

नोंदणी होणार असल्यास दु.नि. कार्यालयाचे नांव-सह.दु.नि

मिळवणीचे प्रकार-

मुद्रांक विकत घेणाऱ्याचे नांव-

दुसऱ्या पक्षकाराचे नांव-

हस्त अस्तित्वात नांव व वस्ता-

मुद्रांक शुल्क रक्कम- १००/-

नोंदवही क्र. १६९०६ दि. २७/१०/२३

मुद्रांक विकत घेणाऱ्याची सही-

I am only appearing & Signed before me
S. R. R. Munot
of R/o Talgaon
Whom I know Personally Who is identified by
Shri. U. V. Kotdar
of Talgaon
Whom I Know Personally.
Date: 26/10/2023 Public, Jalgaon

4. That Seventy Percent of the amount to be realized hereinafter 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 shall be withdrawn in accordance with Rule 5.

6. That, the amounts from the separate account shall be withdrawn 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 take all the pending approvals on time from the competent authorities.

8. That the promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring.

9. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Mr. Rupesh R. Munot
Deponent

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified on this day of 16th October 2023.



Mr. Rupesh R. Munot
Deponent

Signed Before Me

Adv. Pradnyashil D. Tayade
Notary Public Govt. Of India, New Delhi
Office-Plot No. 11, Sambhaji Nagar
Jalgaon, 119834944400.2023





Rmunot

