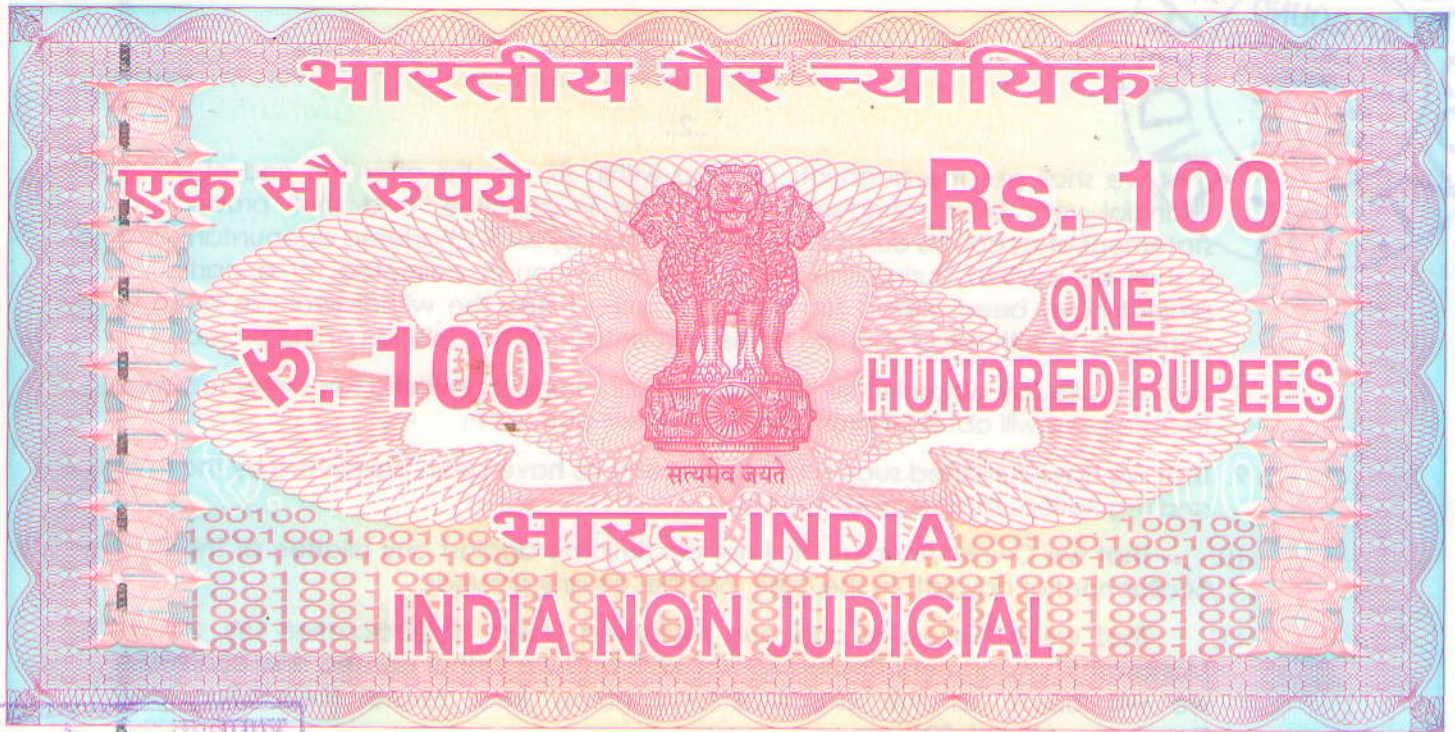




महाराष्ट्र MAHARASHTRA

2016

RH 422414

26 JUL 2017

अ.क 2847 दि. 21/7/17 किमत 100/-
हस्ते Sanjay Sheshrao Ingle
कृपाकरिता M/s. Asha Builders & Developers

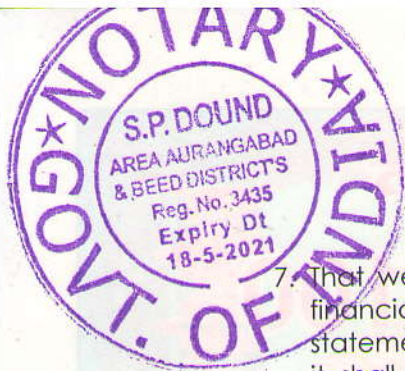
अनंत. एस. यांगड
मुद्राक विक्रेता
प.कं. :- ABD - 3101044
सिडको, औरंगाबाद.

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of M/s. Asha Builder and Developers, Proprietor Firm and having its principal place of business at Shricharan Heights on Plot No.22, Khedkar Nagar, Akola, the said property is inherited property, Proprietor of Mr. Sanjay Sheshrao Ingle, R/o : 27, CIDCO Town Center, Aurangabad promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That I the promoter have clear and legal title and we have Development rights to the Property on which the development of the project is going on and a legally valid authentication of title of such property and we are absolute possessors of free hold property.
2. That the said property is free from all encumbrances.
3. That the time period within which we shall complete the project on or before 03.04.2019.
4. That seventy per cent of the amounts realised by us 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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.





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7. That we 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 same project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That we already obtaining all the required sanctions, if anything remain or required to obtain we will obtained from the competent authorities.
9. That we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That we Owners/Builders shall not discriminate against any allottee at the time of allotment of any flat, as the case may be, on any grounds.
11. That we will execute and duly registered Deed of Declaration U/s. 2-A of Maharashtra Apartment Ownership Act 1970 and we further agreed and confirmed we will abide all the directions and norms Real Estate (Regulation and Development) Act, 2016.

Deponent

[Signature]
Mr. Sanjay Sheshrao Ingle
M/s. Asha Builder and Developers,

VERIFICATION

The contents of our above Affidavit cum Declaration are true and correct and we have concealed nothing material therefrom. Verified by me at Aurangabad on this 31st day of July 2017.

Deponent

[Signature]
Mr. Sanjay Sheshrao Ingle
M/s. Asha Builder and Developers,

AFFIDAVIT

Solemnly affirmed before me

by Shri / Smt. Sanjay Sheshrao Ingle

R/o Chalo, Aurangabad

q. Aurangabad Dist. Aurangabad

Who identified by Dash

Whom He/ She is personally Known

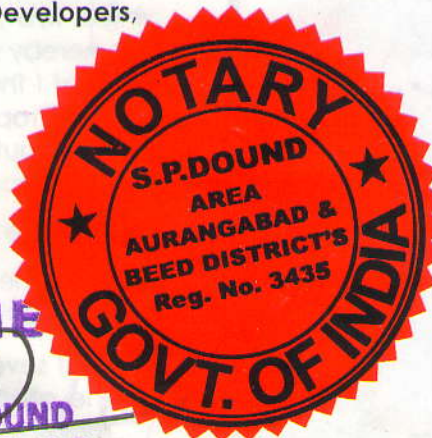
IDENTIFIED BY

Shri Smt. Dash
R/o Aurangabad

BEFORE ME

[Signature]
SUNIL PANDITRAO DOUND

B.A., LL.B
Advocate Notary Govt. of India
AREA-AURANGABAD & BEED DISTRICT
☎ (0240)-2481952 (M)9371003334
Reg. No. 3435



NOTED & REGISTERED

AT Sr No. 20129 / 2017

THIS DOCUMENT CONTAINS

PAGES