



महाराष्ट्र MAHARASHTRA

2018

TE 229852

Affidavit cum Declaration

Affidavit cum Declaration of Mr./Ms. Shri. Manoj Dilip Sakarkar promoter of the proposed project "Vrushank Park" duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 31/12/2015.



I, Shri. Manoj Dilip Sakarkar promoter of the proposed project "Vrushank Park" duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. I 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.



फक्त प्रतिज्ञापत्रासाठी वापरावे

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद 8) / Only For Affidavit (Article -4)

प्रतिज्ञापत्र करण्याकडे सादर करणंयाचे (For Submitting to) _____

प्रतिज्ञापत्रासाठीचे कारण (Reason for Affidavit) _____

मुद्रांक विक्रेता याचा/याचे नाव व रहिवाशी पत्ता - मोहन दिलीप शरदाकर
(Stamp Purchaser's Name / Place of Residence)

मुद्रांक विक्री क्रमांक व दिनांक / अनुक्रमांक / दिनांक
(Serial No. / Date)

मुद्रांक विक्रेता याचा/याची पत्ता
(Stamp Purchaser's Street / Post)

K. D. Laddha, Dist. Court

S. V. Akole L. No. 85 (620/1998)

या कागदासाठी कोणते मुद्रांक क्रमांक / अनुक्रमांक / दिनांक / पत्ता / पोस्ट / तालुका / जिल्हा / राज्य / देश याची भर घालण्यात यावी.



2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter from the date of registration of project

4. (a) For new projects :,

That seventy per cent of the amounts realised by me/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

(b) For ongoing project on the date of commencement of the Act (i) That seventy per cent of the amounts to be realised hereinafter by me/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.

OR

(ii) That entire of the amounts to be realised hereinafter by me/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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
6. That I Shri. Manoj Dilip Sakarkar the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing 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.
7. That I Shri. Manoj Dilip Sakarkar the promoter shall take all the pending approvals on time, from the competent authorities
8. That I Shri. Manoj Dilip Sakarkar 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 I Shri. Manoj Dilip Sakarkar the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I Shri. Manoj Dilip Sakarkar the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Manoj Sakarkar

Deponent

Verification

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

Verified by me at Akola on this 18th day of December 2019.

*I found the document
was true signed before me*

Vijay Galore

Vijay Galore

Manoj Sakarkar

Deponent

BEFORE ME

J.S. Bhutada

Jayashri S. Bhutada
Advocate & Notary

AFFIDAVIT

Sworn before me on the 18 Dec of 2019
by Manoj Dilip Sakarkar
Who has been identified by Vijay Galore
who is personally known to me & whose
Signature here to appended.

J.S. Bhutada

Jayashri S. Bhutada

Advocate & Notary (Government of India)
Registration No. 7254 Dated 25-11-2008
11-Mauli Chatrabhuj Colony. Near
Ram Mandir, AKOLA 444005 (M.S.)

18 DEC 2019



Certified that this document /
Affidavit contains Pages
From 1 to 3 (three)

