भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2022 ◑

कारण : सेल

अ. क्र. 9320 दि. 6 MAR 2023 किंमत 100/-

नाव : चैत्रा संतोष हुदलीकर

पत्ता : इंदिरानगर नाशिक

ट्रेड : सचिन तोरस्ते

सौ. ज्योती जयवंत शिरे
स्टॅम्पवेंडर, नाशिक
मु. वि. प. क्र. ७/९६

26AA 871818

TREASURY OFFICE NASIK

1 MAR 2023

STAMP

FORM 'B'

AFFIDAVIT CUM DECLARATION

I, **MRS. CHAITRA SANTOSH HUDLIKAR**, Age 54 Years, Occupation Business, PAN – ABYPH3754M, as a proprietor of **CHAITRA BUILDERS** Address: - 1, Chaitra Tarangan, Modkeshwar Colony, Indira Nagar, Nashik-422009, duly authorized by the promoter of the proposed project **CHAITRA KESHAV**, do hereby solemnly declare, undertake and state as under:

NOTARY U.B. SHINDE ADVOCATE NASHIK GOVT. OF INDIA NOTARIAL

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U.B. SHINDE
ADVOCATE & NOTARY
A-218, Mayfair Shopping Centre
C.B.S. NASHIK.

1. That the promoter is the owner (Developer) of the **Plot No. 40** bearing **Survey No. 40/2/A** admeasuring **284.00 Sq. M.** situated at Village Khadaki Bk, Taluka & District Akola - 444004, on which the development of the project is to be carried out and the promoter has valid right to develop the said property.

2. That the project land is free from all encumbrances.

3. That the Promoter shall complete the said project on or before 31.12.2025.

4. That seventy percent of the amounts 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate (Regulation And Development) Rules 2017.

6. That 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 utilized for the project and the withdrawal has been in compliance with the 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.

Deponent

VERIFICATION

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

Verified by me at Nashik on this day 14th Day of March 2023

Deponent

IDENTIFIED & EXPLAINED BY

NOTARY
NOTED & REGISTERED
at Serial No. [illegible]
Date 20 APR 2023
THIS DOCUMENT
Contains pages 02

BEFORE ME
20 APR 2023
UDAY B. SHINDE
ADVOCATE & NOTARY
[illegible]