भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2016 ◑ RL 764080

NOTARY GOVT. OF INDIA

FORM 'B'
AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of Mr. Sachin Ramdasrao Wankhade & Mr. Dilip Damodar Dhabade duly authorized by the promoter of the proposed project, vide its/his/their authorization dated 21st July, 2017;

I, Sachin R. Wankhade & Mr. Dilip Damodar Dhabade duly authorized by the promoter of the proposed 2 projects with name "UTTARA RESIDENCY" & "PURVA RESIDENCY" do hereby solemnly declare, undertake and state as under:

1. That Promoter has a legal title Report to the land on which the development of the project is proposed.

Notar. N. V. KOLHATKAR
NOTARY & ADVOCATE FOR
MAHARASHTRA STATE, INDIA
REGD. No. 2940

2. That the land connected with UTTARA RESIDENCY is mortgage with State Bank of India, SME Branch, Amravati – 444601. The details of encumbrances are as follows,

Property Details
Plot No. 4, S. No. 183/1-A Mouje- Rahatgaon at. Nakshatra Township shegaon Rahatgaon Road Amravati

Mortgage with
State bank of India for Loan amounting to Rs. 1,50,00,000/- (Rupees One Crore Fifty Lakhs only) including dues and litigation, details of any rights, title, interest or name of any party in or over such land, along with details.

And That the project land connected with PURVA RESIDENCY 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 is ;

UTTARA RESIDENCY – 15TH December, 2018
PURVA RESIDENCY – 15TH December, 2019

4. (a) For ongoing project of **UTTARA RESIDENCY** on the date of commencement of the Act
(i) That entire of the amounts to be realized 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.

(b) For ongoing project of **PURVA RESIDENCY** on the date of commencement of the Act
(i) That seventy per cent of the amounts to be realized 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.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

Notary
N. V. KOLHATKAR
NOTARY & ADVOCATE FOR
MAHARASHTRA STATE, INDIA
REGD. NO. 2940

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.

ATTESTED THE SIGNATURE OF THE EXECUTANT AND NOT RESPONSIBLE FOR THE CONTENTS
N.R.S. No. 3321 Date 22.2.17
2017

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 Ajmer on this 22 day of February 2017

I do swear that the contents of the above affidavit are true and correct to the best of my knowledge and belief and nothing material has been concealed by me therefrom.

Sign of Deponent

Sign of Notary

Deponent

NOTARY
N. M. KOLIYATHAR
GOVT. OF INDIA

Notary