



महाराष्ट्र MAHARASHTRA

2017

SC 967388



FROM B

[See rule 3 (6)]



DECLARATION ,SUPPORTED BY AN AFFIDAVIT , WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY
PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of Mr./Ms Pradip Devidasji Rithe, a partner of Maa vaishnavi Real Estate (promoter of the ongoing project "MAA VAISHNAVI RECEDENCY Survey no . 6851(part) & 6852, Umred ,Tahsil- Umred,District – Nagpur.)" / promoter of the proposed project/ duly authorized by the, promoter of the ongoing ~~proposed~~ project vide its/his/their authorization dated 11 july 2017

I Mr. Pradip Devidasji Rithe ~~promoter of the proposed project~~ /duly authorized by the promoter of the ongoing ~~proposed~~ project do hereby solemnly declare, undertake and state as under:

1)	मुद्रांक विक्री नोंदवही अनु. क्रमांक- / दिनांक	30/6/21 21/0096
2)	दस्ताचा प्रकार	हायदाम
3)	दस्ता नोंदणी करणार व्यक्तीचा का	होय / नाही
4)	मिलकतीचे थोडक्यात वर्णन-	होय
5)	मुद्रांक विक्रीचे प्रमाणपत्रे मंजूर व राहिली	होय
6)	हरते असल्यास तारीख, का, परत व मही	
7)	दुसऱ्या व्यक्तीचा नाव	
8)	मुद्रांक शुल्क रक्कम	
9)	परवानाधारक मुद्रांक विक्रीसाठी राहिली व परताना क्रमांक तसेच मुद्रांक विक्रीचे ठिकाण / परत	एन. एच. क्र. २५/२५ मुद्रांक विक्रीचा अखेरचा कोड ३. ४६,०६,००२

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापारून ६ महिन्यात वापरणे बंधनकारक आहे.

दिनांक २१/०६/२१

Signature



1. ~~That I /promoter 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 project land is free from all encumbrances .

OR

~~That details of encumbrances _____ including dues and litigation ,details of any right , title, interest or name of any party in or over such land, along with details.~~

3. That the time period within which the project shall be completed by me /promoter from the date of registration of project: **31 December 2018**

4. (a) For new project:-

~~That seventy percent of the amounts realized 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 percent 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 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 relaised hereinafter by me/promoter for the real estate project from the allottees, from time to time ,shall be deposited in a separate account to 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-/ 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 amount collated 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 I / the promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / 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 / the promoter have /has- furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I / 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 there from.

Verified by me at **UMRED**

on this 12th

day of July 2017


Deponent

माहिती व सुविधा केंद्र , तहसिल उमरेड



Pradip Devidasji Rithe

Umred

Agreed and Sworn before me on this

12-July-17 by Pradip Devidasji Rithe

has been identified by Self

whose signature(s) is/are here with appended.

Affidavit No. 21551 of 7 / 2017



Executive Magistrate
Umred

Details Entered by \presant



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भारत-सरकार
GOVERNMENT OF INDIA

प्रदीप दीविस रिडे
Pradip Devidas Rithe



जन्म वर्ष / Year of Birth : 1969
पुरुष / Male

9248 1191 7803



आधार - सामान्य माणसाचा अधिकार



भारतीय विशिष्ट ओळख प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता : ८१३, रिडे बिल्डिंग, हनुमान मंदिर जवळ, स्वागत कॉलोनी, कार्ला रोड, पिंपरी,
ठाणे, महाराष्ट्र, ४४२००१

Address : 713, RITHE BUILDING, NEAR HANUMAN MANDIR, SWAGAT COLONY,
KARLA ROAD, Pimpri, Wadhwa, Maharashtra, 442001

Aadhaar - Samanya Maansacha Adhikaar