



महाराष्ट्र MAHARASHTRA

2021

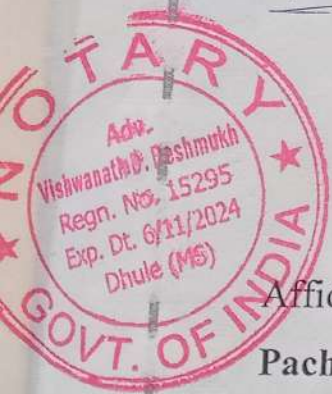
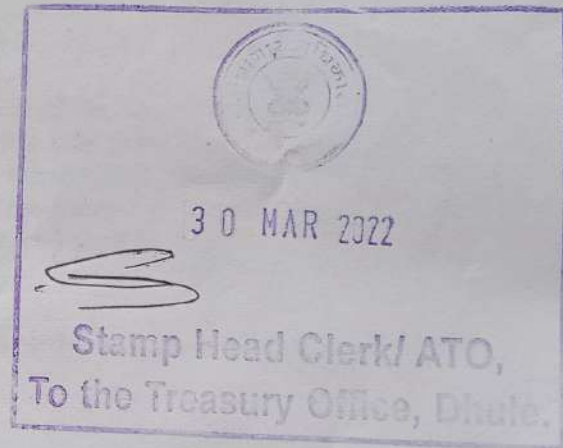
YX 328109

वि.नं. 23 रुपये 900/- ता. ६/४/२०२२

श्री./स्त्री. राजेंद्र देवूळ पालुते

रा. ६ हस्त राजेंद्र पालुते

सही Rajendra Pachpute
अनिरुध्द कुलकर्णी
मुद्रांक विक्रेता, धुळे
परवाना क्र. ६/०३.
FORM 'B'
[See rule 3(6)]



Affidavit cum Declaration

Affidavit cum Declaration of Mr Rajendra P. Pachpute & Ujwala Pachpute, Partner M/s. Sachin Developers and authorized signatory of the Real Estate project, 'Shree Gajanan Heights', being proposed to be carried out at property bearing s. no. 38 CTS No, 7124, Deopur, Dhule.

Rajendra Pachpute

Su. 45

NOTED & REGISTERED

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Dated... 06 APR 2022

I, **Mr Rajendra P. Pachpute & Ujwala Pachpute** we, partner M/s. Sachin Developers and authorized signatory of the promoter of the proposed Real Estate Project do hereby solemnly declare, undertake and state as under:

1. That, **Mr Rajendra P. Pachpute & Ujwala Pachpute**, the Partner has a legal title Report to the land on which the proposed Real Estate Project is to be carried out

AND

A legally valid authentication of title of such land along with village form VII and XII, of the Real Estate Project is enclosed herewith.

2. That the project land is free from all encumbrances on which the proposed Real Estate Project is to be carried out.
3. That the time period within which the Project shall be completed by, **Mr Rajendra P. Pachpute & Ujwala Pachpute** is proposed to be 32 months from the date of registration of project; (upto 31st December, 2024)
4. Being an On-going project on the date of commencement of the Act -That seventy per cent of the amounts to be realised hereinafter by, **Mr Rajendra P. Pachpute & Ujwala Pachpute** 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
6. That, **Mr Rajendra P. Pachpute & Ujwala Pachpute**, the Partner, 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 practising 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, **Mr Rajendra P. Pachpute & Ujwala Pachpute**, the Partner, shall take all the pending approvals, if any, on time, from the competent/concerned authorities.
8. That, **Mr Rajendra P. Pachpute & Ujwala Pachpute**, the Partner, 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.

NOTED & REGISTERED

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Dated.....06 APR 2022

9. That , Mr Rajendra P. Pachpute & Ujwala Pachpute, the Partner, have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That , Mr Rajendra P. Pachpute & Ujwala Pachpute, the Partner, shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent

, Mr Rajendra P. Pachpute & Ujwala Pachpute

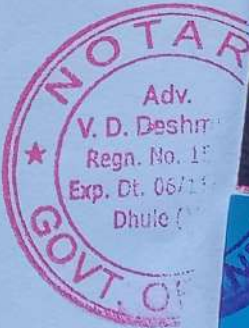
M/s.Sachin Developers

[Signature]

Verification

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

Verified by me at Dhule on this 6nd day of April, 2022.



[Signature]
Mr Rajendra P. Pachpute &
Mrs. Ujwala Pachpute

Partner

M/s.Sachin Developers

BEFORE ME

Adv. Vishwanath D. Deshmukh
Notary Govt. of India
Regd. No. 15295 Dhule (MS)

Adv. Vishwanath D. Deshmukh
Notary Govt. of India
Add.: 124, Sharmasafalya Colony,
Gondur Road, Walwadi Dhule,
Tal. & Dist. Dhule, Maharashtra-424002.
Mob.: 8087755139

Solemnly Affirmed that
Shri. Rajendra P. Pachpute.
who has identified by
Shri Self
whom, I personally know
Dhule

6 APR 2022 NOTARY

NOTED & REGISTERED

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Dated.... 06 APR 2022