



महाराष्ट्र MAHARASHTRA

2020

XH 098901



FORM '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. Anand Hastimal Jain duly authorized by The Golden Heritage the promoter of the proposed project "The Golden Heritage" vide its/his/their authorization dated 23/06/2021.

I, Mr. Anand Hastimal Jain duly authorized by The Golden Heritage the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

क्र. 1471/14 - जोडपत्र नमुना - 2

रस्ताचा प्रकार

अनुच्छेद क्र.

यस नोंदणी करणार आहेत का ?

नाही

नॉटरी होणारा असल्यास दु.निबंधक कार्यालयाचे नांव

नॉटरीची पदवी

नोवदला रक्कम

या व्यक्तीचे नांव मुद्रांक खरेदीचे

दि. गोल्डन हॅरीटेज नंदूरबार

दुसऱ्या पक्षकाराचे नांव

हस्त असल्यास त्यांचे नांव व पत्ता :

मानेंद्र जेठ

मुद्रांक शुल्क रक्कम

900

मुद्रांक विक्री नॉटरी वही अनु क्र. 09

दि. 28/01/2029

मुद्रांक विक्री प्रमाणपत्राची सही

मुद्रांक विक्रेता का. नं. 14/94, स्टेशन रोड, नंदूरबार

मिका जे, चौधरी

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

OR

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 as per EC including dues and litigation, details of any rights, 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 is 31/03/2025

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 realized hereinafter by me/promoter for 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 realized hereinafter by me/promoter for 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 the project.

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

6. That I / 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 / the promoter shall take all the pending approvals on time, from the competent authorities.

8. That I /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 /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.


Mr. Anand Hastimal Jain
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 Nandurbar on 23rd day of June 2021.


Mr. Anand Hastimal Jain
Deponent


Identified by

NOTED & REGISTERED

Page No. 03 Sr.No. 465/2021
Date 24 JUN 2021

BEFORE ME


SUNIL D. JADHAV
ADVOCATE & NOTARY
Reg.No.1160
Behind Amarut Cinema
211/A, Desaiwara, Nandurbar
Dist.Nandurbar (M.S.)

AFFIDAVIT

Solemnly affirmed before me
by Shri/Smt. Anand Hastimal Jain
R/o Nandurbar
Tal. Nandurbar Dist. Nandurbar
Who identified by Adv. Pravin Raga Marathe
Whom I know personally known
Res Nandurbar

