



महाराष्ट्र MAHARASHTRA

2021

35800

26.1.2022

ZF 085731

नितेश श्याम बुन्देले

Bundele

Gsef

जयवंत आ. देशमुख

(मुद्रांक विक्रेता)

अमरावती शहर

ला.नं. 3/20



N. R. S. No. 329/2022

THIS DOCUMENT  
CONTAINS 04 PAGES

FORM 'B'  
[RULE 3(6)]

NOTARY

DECLARATION SUPPORTED BY AN AFFIDAVIT SIGNED BY THE  
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

### AFFIDAVIT-CUM-DECLARATION

Affidavit cum Declaration of Tulsi Associates Prop. Nitesh Shyam  
Bundele Age 32 years, Near Finlay Mill VHB Colony Achalpur  
City Amravati Maharashtra 444806 (Promoter of the proposed  
project, i.e. Tulsi Pride).

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MAHENDRA S. TAYADE  
Advocate & Notary  
6, Shrisubhara Navjivan  
Colony, Behind Rangoli  
Lawn, Amravati (M. S.)

I **Mr. Nitesh Shyam Bunde** Authorized Signatory and Promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

- ~~1. That promoter have 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.
3. That the time period within which the project shall be completed by me/promoter from the date of registration of project on or before **31/09/2025**.
4. That seventy percent of the amounts to be realized hereinafter by me 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 I / me promoters 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

**NOTARY**

  
**MAHENDRA S. TAYADE**  
Advocate & Notary  
6, Shrisubhadra Navjivan  
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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 compliant 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.

  
Deponent

#### Verification

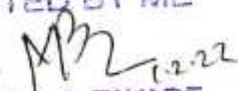
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at on this .....<sup>nd</sup> day of ....., 2022.

**NOTARY**



ATTESTED BY ME

  
MAHENDRA S. TAYADE  
ADVOCATE & NOTARY  
6, Shriubhedra Navjivan Colony,  
Behind Rangoli Laxmi, Amravati (M.S.)



