1097

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA © 2018 © UL 108122

CANCELLED NOTARIAL CANCELLED NOTARIAL CANCELLED NOTARIAL CANCELLED NOTARIAL

16 MAY 2019

BEFORE NOTARY OFFICER (N.V.HOOD), Wardha, (M.S.), INDIA (Notary term till 25-3-2021)

N. V. HOOD NOTARY (INDIA) WARDHA (Mah.)

21 MAY 2019

**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 **Shri. Sunil Purushottam Dhoble** 44yrs R/o Sainagar, Wa **(Joint Owner)** promoters of the proposed project /~~duly authorized by the promoter of the proposed project, vide its/his/their authorization dated~~ .

S.P. Dhoble

I, **Shri. Sunil Purushottam Dhoble (Joint Owner)** promoter of the proposed project/ ~~duly authorized by the promoter of the proposed project~~ do hereby solemnly declare, undertake and state as under:

BEFORE ME

(N. V. HOOD)

21 MAY 2019

12705 20/5/2019

उपरोक्त प्रकरणी

उक्त नोंदणी करणार आहेत का ? होय/नाही

मिळकतीचे वर्णन .....

दुय्यम निबंधक सो यांचा शेरा व सही ..... 24 मिनिट पुरवोत्तम 219 6 वर्ष

S.P. Shable

दुसरे वस्तव्याचा स्थळ शेरा व सही .....

दुय्यम निबंधक सो यांचा शेरा .....

दुसरा मुख्य पक्षकार .....

दुय्यम निबंधक सायंपुरा वेगळ बॉक्स एस्टॅ. हि. धार. पाठवि,

पावती क्र. चुना १/२००४ दिनांक २१०१२००९

निबंधक कार्यालय, धर्वा.

या दस्तऐवजाची ओळख दुय्यम निबंधक [illegible]

1. That We promoters have 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 the~~ 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 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 the project; **31-03-2021**

4. (a) For new project :

That seventy per cent of the amount 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 counstruction and the land cost and shall be used only for the 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 the real estate project from the allottees, from time to time, 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 realised hereinafter by me/ promoter for the real estate project from the allottees, from time to time, bank to cover the cost of construction and land cost and shall be used than the estimated cost of completion of the project.~~

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 That the amount from the separate account shall be withdrawn in accordance with Rule 5.

S.P. Shukla

BEFORE ME

(N. V. HOOD) 21 MAY 2019

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 a 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 I / ~~promoter~~ shall take all the pending approvals on time, from the competent authorities.
8. That I/~~the~~ ~~promoter~~ shall inform the authority regarding 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



**Deponents**

S. P. Dhoble

**Shri. Sunil Purushottam Dhoble (Joint Owner)**

**Verification**

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

Verified by me at **Wardha** on this **Tuesday** of **20/05/2019.**

S. P. Dhoble

**Shri. Sunil Purushottam Dhoble (Joint Owner)**

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Notary Reg. No.
Sworn / Solemnly affirmed before me.

(N. V. HOOD)
NOTARY
WARDHA (Mah. State)
INDIA Reg. No. 318
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21 MAY 2019