भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◐ 2022 ◐

NAGPUR TREASURY
52AA 878903
14 JUL 2023
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG.
ENTRY NO 17641
DATE 22/07/2023

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 **M/s Global Logistic Park** of the proposed New project **"Bhakti Park-3"**, duly authorized by the Promoters of the Proposed New Project, vide its authorization letter Dated 20th July 2023;

NOTARY
Suresh Sadashiv Meshram
Nagpur
Maharashtra India
Regn. No.
15840
My Term Expires
on 06/12/2024
GOVT. OF INDIA

ग्लोबल लॉजरेटीक पार्क

अंक २१

१००८

१५५६३

19 JUL 2023

पी. पी. ठाकरे

मुद्रांक विक्रेता ला.क्र. १/८५, कोड क्र. ४६०१००४

जिल्हाधिकारी परिसर ता. कार्यालय, नागपूर (शहर)

Project Details: **"Bhakti Park-3"** Situated at Kh. No. 67, Mouje: Wela Harishchandra, Wela-Hari Road Village Wela Harischandra Taluka Nagpur (Rural) & District Nagpur 441108.

I, Shri Sanjay S/o Puranmal Agrawal (Promoter) of the Project duly authorized by the promoter of the proposed New project do hereby solemnly declare, undertake and state as under:-

1. a) That, the Promoter has a legal title Report to the land on which the development of the proposed New 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, there are no encumbrances including dues on the said project. The promoter has proposed to avail Project loan.

3. That, the Promoter undertakes to complete the project on or before **30-09-2027**.

4. **For New projects:-**

   That seventy per cent of the amounts realised 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of the Maharashtra Real Estate (Regulation and Development) Rules, 2017.

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

8. That, 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, the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That, the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Shri Sanjay S/o Puranmal Agrawal,

(Authorised Signatory and Promoter)

(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 day of **21st July 2023**.

Shri Sanjay S/o Puranmal Agrawal,

(Authorised Signatory and Promoter)

(Deponent)

NOTARY Suresh S. Meshram Nagpur (M.S.) India Regn. No. 15840 GOVT. OF INDIA

NOTARY Suresh Sadashiv Meshram Nagpur Maharashtra India Regn. No. 15840 My Term Expires on 06/12/2024 GOVT. OF INDIA

Sworn before me on this 22nd day of July 2023 at Nagpur by Shri/Smt./Ku. Above deponent R/at Nag/Pune, who has been identified by Shri/Smt. Advocate Nagpur

22.7.2023

NOTARY GOVT. OF INDIA Nagpur (M.S.) INDIA

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