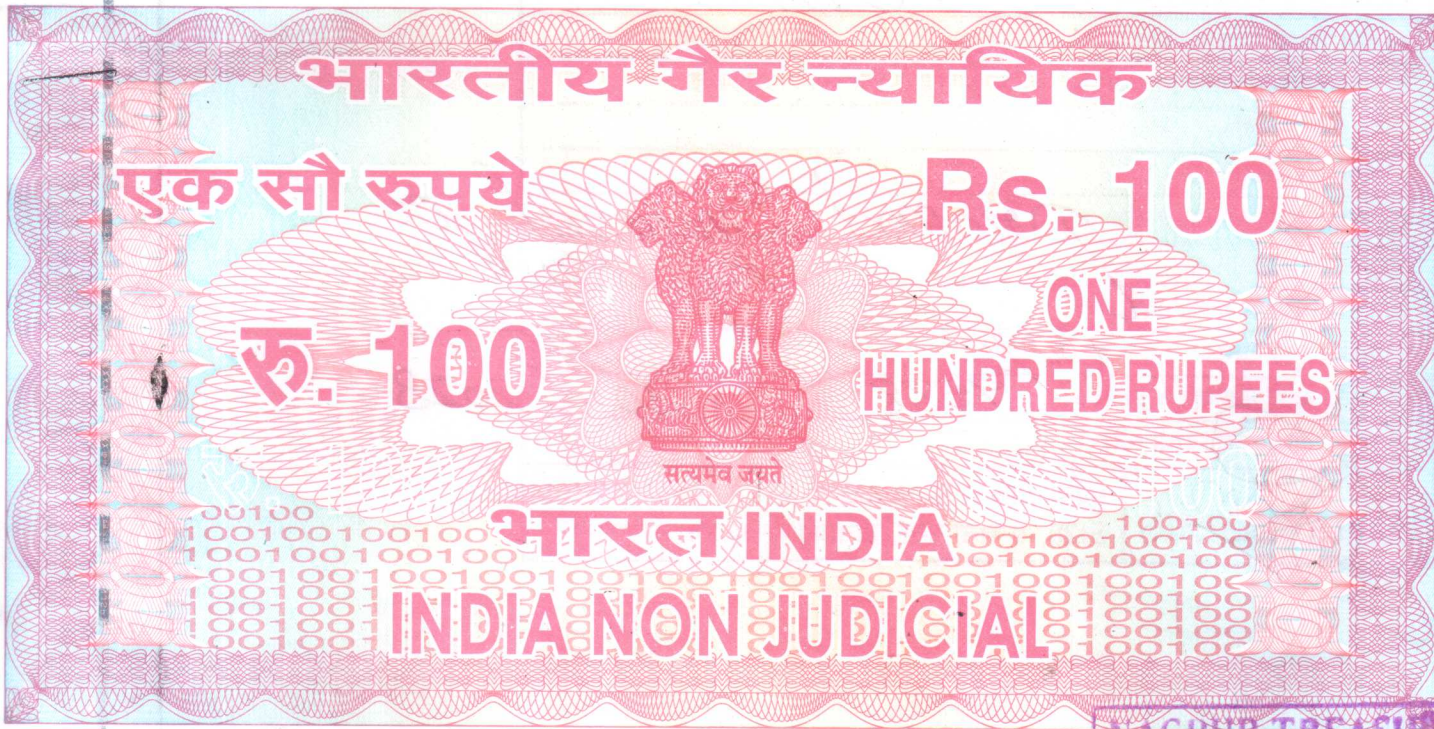
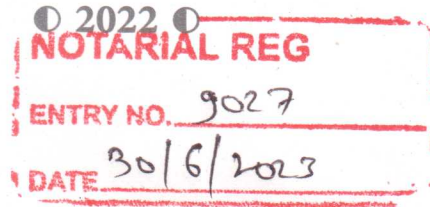




महाराष्ट्र MAHARASHTRA



NAGPUR TREASURY

52AA 509260

23 JUN 2023

Stamp Head Clerk / Sr. Cl.

(FORM B)

AFFIDAVIT CUM DECLARATION

Affidavit cum declaration of **KP DEVELOPERS AND BUILDERS**, Developer of the Proposed project **Through its Promoter Pramod Dnyaneshwar Raut** duly authorized partner of the proposed project.

I, **Pramod Dnyaneshwar Raut**, the promoter of **KP DEVELOPERS AND BUILDERS**, Promoter of the Proposed project named and styled as "**KP NAGAR- 1**", situated at Khasra No. 61/2/A, Mouza: Bhilgaon, situated in Tahsil: Kamptee, District: Nagpur, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title Report to the land on which the development of the project is proposed.
2. That the project land is free from all encumbrances.



१) दस्तावेज प्रमाण/अनुबंध क्रमांक	AA
२) दस्त नोंदणी करणार आहेत काय ?	होय/नाही
३) नोंदणी प्रमाण असल्यास दुय्यम निबंधक कार्यालयाचे नाव दुय्यम निबंधक क्र.	
४) शिकवतीचे वर्णन	
५) मोहदला स्थळ	
६) मुद्रांक विक्रेता घेणाऱ्याचे नांव	Pranod Dnyaneshwar
७) दुय्यम पक्षकाराचे नाव	Ravi
८) हस्ते असल्यास त्यांचे नाव व प्रता	NAG
९) मुद्रांक शुल्क रक्कम	100/-
१०) मुद्रांक विक्री नोंद वही अनुक्रमांक	7588 / दिनांक 30.6.2023
११) मुद्रांक विक्रेता घेणाऱ्याची सही	
विश्वासस्थिती पटोल	मुद्रांक विक्रेता ला. क्र.36/95 काड क्र. 4601032 E/20, सुजाता नगर, बिनाकी ले-आऊट. नागपूर-17



3. That the time period within which the project shall be completed by the promoter from the date of registration is 31/12/2026.
4. That seventy per cent of the amounts to be realized hereinafter by 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.
5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
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 utilized 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.



DEPONENT

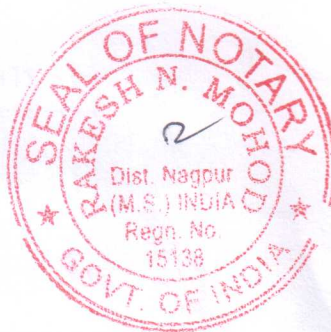
VERIFICATION

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 **Nagpur** on this **30th** day of **June**, 2023.



DEPONENT



WITNESSED BEFORE ME ON THIS 30 DAY OF June 2023 AT NAGPUR BY
SHRISMT As Above
R/o. NAGPUR WHO HAS BEEN IDENTIFIED BY
SHRISMT Rakesh N. Mohod
ADVOCATE, NAGPUR

RAKESH N. MOHOD
NOTARY
NAGPUR DIST. (M.S.) INDIA

