

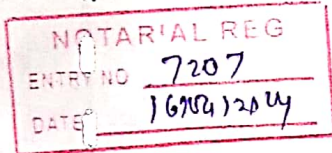


महाराष्ट्र MAHARASHTRA

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76AA 129695

19 DEC 2023



FORM - B

DECLARATION, SUPPORT BY AN AFFIDAVIT, WHICH SHALL BE SIGNED THE
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

1. Affidavit cum Declaration of Mr. Sanjay Laxmanrao Narad, as Proprietor of M/s Lifestyle Infrastructure and Flat No.202 of Mr. Pradeep Shripad Joshi, Nagpur Flat No. 401 of Mr. Girish Vasantrao Deshkar, Nagpur, Flat No. 601 of Mr. Chinmay Nishikant Kale , Nagpur, Flat No. 102 of Mr. Suresh Mukundrao Deshmukh , Nagpur, Flat No. 602 of Mr. Mahesh Ramesh Bakal , Nagpur, Flat No. 302 of Mr. Kamalkar Laxmikant Kale, Nagpur, Flat No. 303 of Mr. Pralhad Mahadeorao

१) वस्तुना प्रकार/अनुच्छेद क्रमांक	Legal	
२) दस्त नोंदणी करणार आहेत काय ?	होय/नाही	
३) नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नाव	दुय्यम निबंधक क.	
४) शिक्ककालीचे वर्णन		
५) नोंददला रक्कम		
६) मुद्रांक विकत घेणाऱ्याचे नाव.	Lifestyle	Infrastructure
७) दुसऱ्या पक्षकाराचे नाव		
८) हस्ते असल्यास त्यांचे नाव व पत्ता		
९) मुद्रांक शुल्क रक्कम		
१०) मुद्रांक विक्री नोंद वही अनु. क्रमांक	58701	नि.क्र.
११) मुद्रांक विकत घेणाऱ्याची सही		
नॉट सुखलाल जैरामल	मुद्रांक विक्रेता, ला. क्र. १८/९१, कोड क्र. ४६०९२०१ विस्थापिकाची परिसर, ७, बालव, भागपूर (महाराष्ट्र)	

21 DEC 2023

Bakode , Nagpur, 8A. Flat No. 201 of Mr. Mukund Pralhad Deshpande , Nagpur, 8B. Flat No. 201 of Mrs. Radhika Mukund Deshpande , Nagpur, Flat No. 503 of Mr. Prabhakar Harichandra Mohadikar , Nagpur, Flat No. 101 of Mrs. Neeta Dinkar Deshpande , Nagpur, Flat No. 402 of Mr. Shashank Madhukar Deshpande , Nagpur, Flat No. 301 of Mr. Shashi Kamalakar Kale, Nagpur, Flat No. 501 of Mr. Arun Nayan Tiwari, Nagpur, Flat No. 502 of Mr. Vikas Marotrao Barapatre, Nagpur, Flat No. 403 of Mr. Vijay Prabhakar Sawarkar, Nagpur hereby all flat owners jointly known as Promoters of the proposed project Priya Blossoms, Plot No. 159, Kh. No.71, 72 & 73 Mouza Khamla, CTS No. 2098/239, Sheet No. (243)32/II(40), H No. 3803, Ward No. 75, Pande Layout, Khamla, Tah. & Dist. Nagpur-440025.

I/We, Mr. Sanjay Laxmanrao Narad as Proprietor of M/s Lifestyle Infrastructure & promoters (as mentioned above) of the proposed project do hereby solemnly declare, undertake and state as under:

Also, Promoters jointly authorized M/s Lifestyle Infrastructure represented through its proprietor Mr. Sanjay Laxmanrao Narad, having duly executed and registered General Power of Attorney (GPA) dtd 17.10.2022 having document registration No. 267/9220.

1. M/s Lifestyle Infrastructure a legal title Report to the land on which the development of the proposed project is to be carried out.
2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter is 31.01.2027.
4. That seventy percent of the amounts to be realised 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/development cost and the land cost and shall be used only for that purpose.
5. That the amount from the separate account shall be withdrawn in accordance with Rule 5.
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 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 the promoter shall not discriminate against any allottee at the time allotment of any apartment, plot or building, as the case may be.

Verification

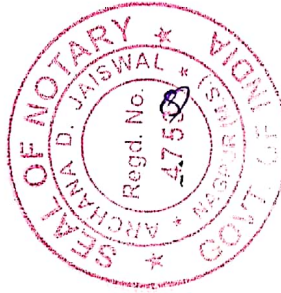
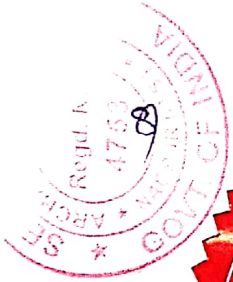
The contents of my Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Nagpur on this 16th day of April 2024.

M/s Lifestyle Infrastructure

Lifestyle Infrastructure
Proprietor
Mr. Sanjay Laxmanrao Narad
Proprietor

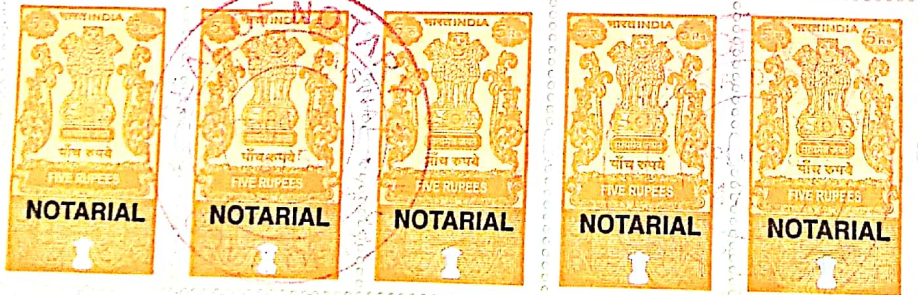
Mr. Sanjay L Narad
Authorised Signatory on behalf of
Promoters (Flat Owners)



be Sworn Solemnly Affirmed
by on above

Who is personally known to
me / identified by 16th
before me on this 16th day
of April 2024 at Nagpur

Archana D. Jaiswal
16/04/2024



ARCHANA D. JAISWAL
NOTARY (Regn. No. 4753)
KHARE TOWN, DHARAMPETA
NAGPUR-440010