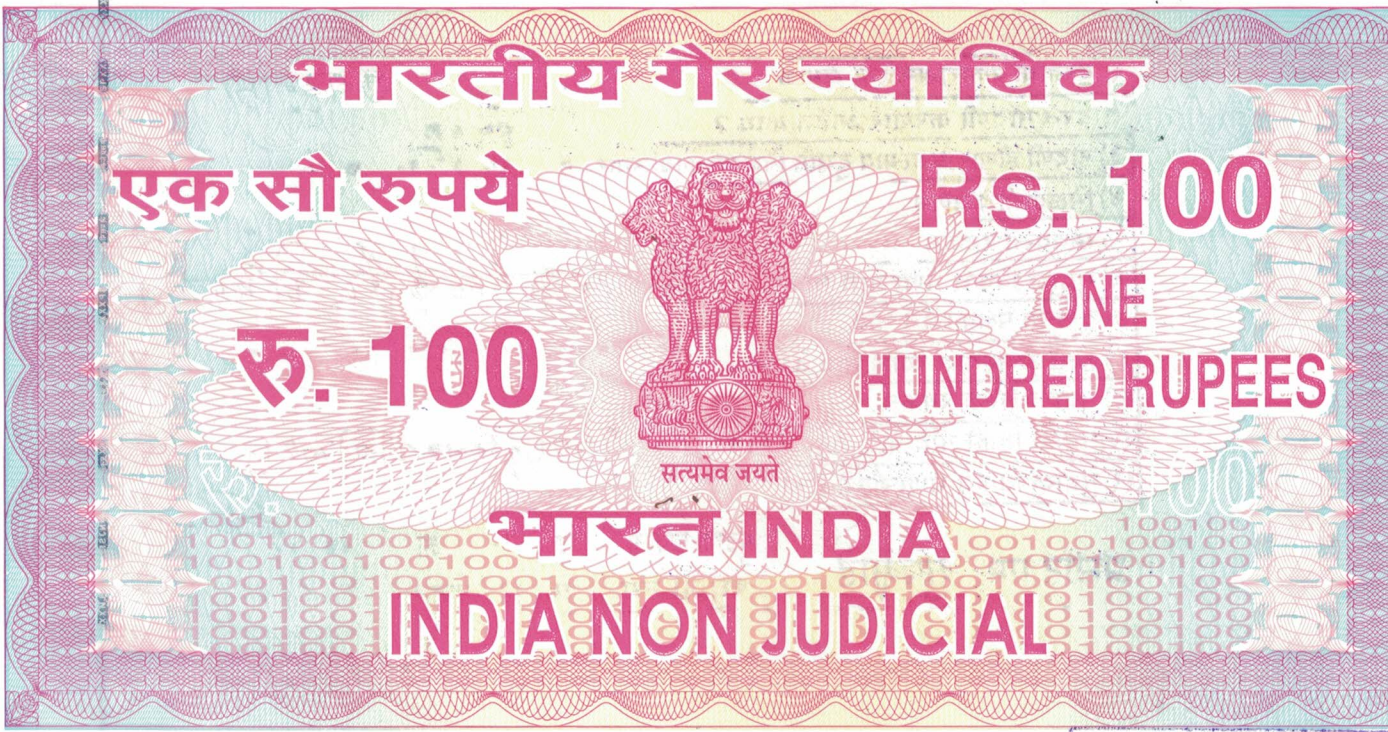




महाराष्ट्र MAHARASHTRA

2023

NAGPUR TREASURY
76AA 071137

30 JAN 2024

NOTARIAL REG.
ENTRY NO. 2410
DATE 03/02/2024

FORM - 'B'
[See rule 3(4)]

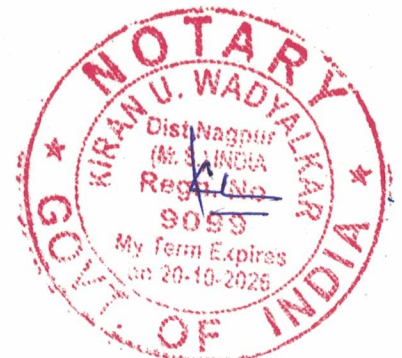
DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE
SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE
PROMOTER

Affidavit cum Declaration

Affidavit-cum-Declaration of **Smt. Nanda Dinesh Bante** Promoter of the
proposed project / duly authorized by the promoter of the proposed
project, vide its/his/their authorization dated 29/12/2023;

I, **Smt. Nanda Dinesh Bante** Promoter of the proposed project / duly
authorized by the promoter of the proposed project, do hereby solemnly
declare, undertake and state as under:

1. **The Nirmal Ujjwal Credit Cooperative Society Ltd.** has a legal title
to the land on which the development of the proposed project is to be
carried out.



- १) दस्तावेज प्रकार/अनुसंधान क्रमांक
- २) दस्तन नोंदणी करणार आहेत काय ?
- ३) नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयात
- ४) मिल्करीय वणन
- ५) मोबदला रक्कम
- ६) मुद्रांक विकत घेणाऱ्याचे नाव
- ७) दुसऱ्या पक्षकाराचे नाव
- ८) इस्ते असल्यास त्याचे नाव व पत्ता
- ९) मुद्रांक शुल्क रक्कम
- १०) मुद्रांक विक्री नोंद वही अनु क्रमांक
- ११) मुद्रांक विकत घेणाऱ्याची राहणी

उपस्थाना

निर्देशावली क्र. १०६

२५९५२ दिनांक २२/२/२०२५

प्रमाणित आहे सुप्रकाश

मुद्रांक विकत
रघुजी नगा

NO ARIAL REG.
03/02/2025
05/10



2. That, the said land is free from all encumbrances and **no security interest has been created in the project.**

OR

That, details of encumbrances **NA** including 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 is **30/12/2028**
4. That, seventy per cent of the amounts 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 construction and the land cost and shall be used only for that purpose.
5. That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
6. That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That, I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such 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.
8. That, I / promoter shall take all the pending approvals on time from the competent authorities.
9. That, I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.



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



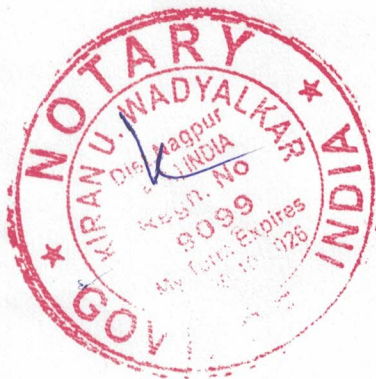
[Signature]
Deponent

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts. Verified on this 2nd day of February, 2024.



[Signature]
Deponent



SWORN / SOLEMNLY AFFIRMED
BY *[Signature]*
WHO IS PERSONALLY KNOWN
TO ME IDENTIFIED BY *self*
BEFORE ME THIS THE
DAY OF *03/02/2024*
AT. NAGPUR.

KIRAN U. WADYALKAR
NOTARY
DIST. NAGPUR (M.S.) INDIA

