



महाराष्ट्र MAHARASHTRA

● 2023 ●

75AA 637579

87 MAR 2024

NOTARIAL REG.

ENTRY NO. 2960

DATE 26/06/2024

FORM 'B'
[See Rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of Mr./Ms. Yusuf S/o Najmuddin Kanchwala promoter of the proposed project /duly authorized by the promoter of the proposed project, vide its/his/their authorization dated : 26/06/2024

I, Yusuf S/o Najmuddin Kanchwala ~~promoter of the proposed project/~~ duly authorized by the promoter of the proposed project named "AKS INFRASTRUCTURE" on Plot no-03, Survey No no-172, Mouza- Hudkeshwar (BU) ,Tehsil & District- Nagpur, PIN-440034 do hereby solemnly declare, undertake and state as under:

1. That I/promoter have/has a legal title report to the land on which the development of the project is proposed named "AKS INFRASTRUCTURE" on Plot no-03, , Survey No-172, Mouza-Hudkeshwar (BU), Tehsil & District-Nagpur, PIN-440034.

OR

~~I 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



दस्तावा प्रकार / अनुच्छेद क्रमांक
दस्त नोंदणी करणार आहेत का ?

शेदणी शोणार असल्यास दुय्यम निव्वरु कायानवाचे नाव
मिळकतीचे वर्णन

मोवदला रक्कम, मुदाक, शल्क, रक्कम
मुदाक विकत घेणाऱ्याचे नाव, पत्ता, सही, दि
हस्ते असल्यास त्याचे नाव, पत्ता, सही, दि
दुसऱ्या पक्षकासांचे नाव
मुदाक विकत्याची सही, विकी अनु. क., दि.
एच. टी. आडवानी
ला.नं. 27/95, कोड क. 4801028
जरीपटका नागपूर

For AKS Infrastructure Nagpur

7063

19 JUN 2024

19/06/24. मनोहर तिडके



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 December 2026**.

4. (a) For new project:

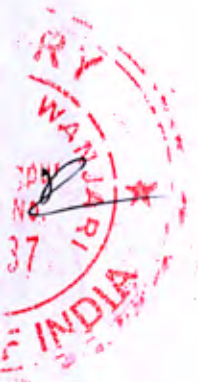
That seventy per cent of the amount realized by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for the purpose.

(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.~~





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 That the amount from the separate account shall be withdrawn in accordance with Rule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



For AKS Infrastructure

[Signature]

Partner

Deponent

Yusuf Najmuddin Kanchwala

Verification

The content of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from:

Verified by me at Nagpur On this Date 26/06/2024



SWORN SOLEMNLY AFFIRMED
BY Above Deponent

WHO IS PERSONALLY / KNOWN
TO ME/IDENTIFIED BY

self

BEFORE ME THIS THE 26/06/
DAY OF 2024 AT NAGPUR

[Signature]

RAVINDRA D. WANJAR'
NOTARY
NAGPUR M.H.



For AKS Infrastructure

Partner

NOTARY
PUBLIC
STATE OF
MISSISSIPPI
My Comm. Expires
12/31/2024
J. L. [Signature]
Notary Public

STATE OF MISSISSIPPI
COUNTY OF [Blank]
I, [Blank], being of the County of [Blank] and State of Mississippi, do hereby certify that [Blank] is the true and correct copy of the original of [Blank] as the same appears in the records of the [Blank] of the County of [Blank] and State of Mississippi.
WITNESSED my hand and the seal of my office this [Blank] day of [Blank], 2024.
[Signature]
[Blank]
Notary Public