



महाराष्ट्र MAHARASHTRA

2024

Noted & Registered at

Sr.No. 243

Dated 10/01/2025

No. of Pages 04 only



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 of **Shri.Bhajanlal s/o Bhimandas Kewalramani, Smt.Vandana w/o Bhanjanlal Kewalramani, Shri.Yogeshkumar s/o Bhimandas Kewalramani and Smt.Bindiya w/o Yogesh Kewalramani**, Landowner of the proposed New project "**AARAMBH**", duly authorized by the Promoters of the Proposed New Project, vide its authorization letter Dated 08th January 2025;



राजस्थान सरकार/अनुसूचित जाति
दलित भोजन योजना के अंतर्गत का
मौद्रिक लेखा व्यवस्थापन दस्तावेज

प्रत्येक व्यक्ति के लिए एक एकल
पुस्तक विक्री योजना के तहत, पत्ता, सही, दि
हस्त प्रमाणित त्वावे नाम, पत्ता, सही, दि
दस्तावेज प्रमाणित नाम

15.295

राजस्थान सरकार

क्र. नं. 11/2001 कोड नं. 460104
संयोजक राणा

Rajlaxmi Infra, Nag.

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डॉ. 8/01/2025

7 @m

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Project Details: "AARAMBH" admeasuring 2547.05 Sq.Mtrs Situated at PLOT NO. 1 & 2, KH.NO. 42/A/6/1, 42/A/6/2, PH.NO. 38, KHATE NO. 1018 & 951, WARD NO. 2, MOUZA -BELTARODI, GRAMPANCHAYAT BESA, TAH. NAGPUR (GRAMIN) & DIST. NAGPUR-440037.

We, Shri.Bhajanlal s/o Bhimandas Kewalramani, Smt.Vandana w/o Bhanjanlal Kewalramani, Shri.Yogeshkumar s/o Bhimandas Kewalramani and Smt.Bindiya w/o Yogesh Kewalramani, Landowner 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

- b) 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 31/12/2028.
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 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 of allotment of any apartment, plot or building, as the case may be.

✓ **Shri. Bhajanlal s/o Bhimandas Kewalramani**

Landowner

(Deponent)

Bhajanlal

✓ **Shri. Vandana w/o Bhajanlal Kewalramani**

Landowner

(Deponent)

V. Kewalramani

✓ **Shri. Yogeshkumar s/o Bhimandas Kewalramani**

Landowner

(Deponent)

Yogeshkumar

✓ **Shri. Bindiya w/o Yogesh Kewalramani**

Landowner

(Deponent)

Bindiya

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 **08th January 2025**.



Shri. Bhajanlal s/o Bhimandas Kewalramani

Landowner

(Deponent)

Bhajanlal



Shri. Vandana w/o Bhajanlal Kewalramani

Landowner

(Deponent)

Vandana

Shri. Yogeshkumar s/o Bhimandas Kewalramani

Landowner

(Deponent)

Yogeshkumar

Shri. Bindiya w/o Yogesh Kewalramani

Landowner

(Deponent)

Bindiya

Sworn before me on this
day of 10/01/2025 at Nagpur by
Shri/Smt./Ku. above deponent
R/o.....who has been identified
by Shri/Smt. JD. Chaudhary
Advocate, Nagpur. MB Ghate

NOTARY
Govt. of India

Dist. Nagpur (M.S.) India

