



महाराष्ट्र MAHARASHTRA

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CZ 604453

04 APR 2025

NOTARIAL REG.

ENTRY NO 11662

DATE 16/04/2025

FORM - B

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

Affidavit cum Declaration

Affidavit cum Declaration of RAJU SHARMA AND GAYATRI SHARMA, Directors of
RAJOLI INFRA PVT. LTD., having office at 12/13, Bhiwapurkar Chambers, Dhantoli, Nagpur -
440012;

promotor of the proposed project RAJOLI GREENS 1, located at Khasra No. 364(P) P.H.No.
49, Mouza Hingna, Tehsil Hingna, Nagpur -441110; WE do hereby solemnly declare, undertake and
state as under:

1. Ms. RAJOLI INFRA PVT. LTD, has a legal Right to the development of the proposed project to
be carried out.

2. That the project land is free from all encumbrances.



१) मुद्रांक विक्री नोंद वही अनु.क्रमांक	176	/दिनांक	04 APR 2025
२) दस्तावा प्रकार	001/11		
३) दस्त नोंदणी करणार आहेत काय ?	होय/नाही		
४) मिल्कतीचे थोडक्यात वर्णन			
५) मुद्रांक विकत देणाऱ्याचे नाव व सही	राजीव रमेश		
६) हस्ते असल्यास त्याचे नाव, पत्ता व सही	राजीव रमेश		
७) दुसऱ्या पक्षकाराचे नाव			
८) मुद्रांक शुल्क रक्कम	500		
आर. के. कांबळे	मुद्रांक विक्रेता, ला.क्र.९०/१९९२, कोड क्र. ४६०१०४४ जिल्हाधिकारी परिसर, त.कार्यालय, नागपूर(शहर)		
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी करणाऱ्यापासून ६ महिन्यात वापरणे बंधनकारक आहे			



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3. That the time period within which the project shall be completed by promoter developeris 31.03.2030.
4. That seventy per cent of the amounts to be realised hereinafter by promoter/ developer 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 That the amount from the separate account shall be withdrawn in accordance with Rule 5.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 WE / 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 WE / the promoter shall take all the pending approvals on time, from the competent authorities.
8. That WE / 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 WE / 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/ developer 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 the Affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

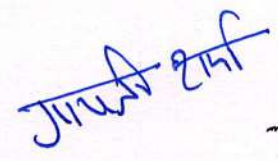
Verified by us at Nagpur on this 8th day of April, 2025.

For, RAJOLI INFRA PVT. LTD.,


RAJU SHARMA

Date: 08.04.2025

Place: Nagpur


GAYATRI SHARMA



Sworn before me on this 16th dt.
ay of April 2025 at Nagpur by
Shri/Smt./Ku. Above deponent
R/o Nagpur who has been identified
by Shri/Smt. [Signature]
Advocate Nagpur

Suresh S. Meshram
NOTARY
GOVT. OF INDIA
Nagpur (M.S.) INDIA

