

SUBHASH MAHULE

21A, Pioneer Green Valley, Aakar Nagar, Katol Road, Nagpur 440013. Contact No. 9370060088

FORMAT - A

Declaration about Separate Bank Account for Real Estate Project

A. Name of the Promoter Organisation: **Subhash Shamlal Mahule**

B. Name of the Project : **Jagdamba Saraswati Nagri - 10**

ALL that Piece and Parcel of Agricultural Land bearing Kh. No. 25/1/A (Part), P.H. No. 12, area admeasuring 0.607 HR (6070.00 Sq. Mtrs.), out of which net plottable area admeasuring 3426.726 Sq. Mtrs. have been utilized for the project mentioned above, having, land revenue Rs. 12.64/- held in Occupant Class 1 rights at Mouza Lonara, Tahsil – Nagpur (Rural) and District Nagpur, 441111

1. I/We are aware that as per section 4(2) (1) (D) of Real Estate (Regulation and Development) Act, 2016, Promoters are required to open a separate bank account in a Scheduled Bank for the purpose of depositing seventy per cent of the amounts realised for the Real Estate Project from the allottees, from time to time

2. And, I/We are aware that, as per MahaRERA Order No.56 dated 27/06/2024, promoters shall follow the procedure for the operation and maintenance of bank accounts for the project.

3. Accordingly, I/we have a Opened RERA Designated Bank Account in a Scheduled Bank for this Real Estate Project/Phase of Real Estate Project the particulars whereof are as follows:

Bank Name: **ICICI Bank Limited**

Branch Name and Address: **Katol Road, Nagpur
Pioneer Sun Shine -1, Near Dominos Pizza, Katol Road - Nagpur 440013**

IFSC Code of Bank : **ICIC0003352**

Email Id of Branch Manager : **pinky.shahu@icicibank.com**

For Single Promoter**Table 1**

Name of Designated Promoter:	Subhash Shamlal Mahule		
Bank Account Type	Subhash Shamlal Mahule, RERA Designated Collection Bank Account for the Jagdamba Saraswati Nagri - 10	Subhash Shamlal Mahule, RERA Designated Separate Bank Account for the Jagdamba Saraswati Nagri - 10	Subhash Shamlal Mahule, RERA Designated Transaction Bank Account for the Jagdamba Saraswati Nagri - 10
Account Number	335205003305	335205003307	335205003306

For Multiple Promoter having Area Share: Not Applicable**Table 1**

Name of Designated Promoter:	NA		
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Seperate Bank	RERA Designated Transaction Bank Account
Account Number	NOT APPLICABLE		

Note: The above details shall be provided for designated promoter only

Table 2

Name of Promoter having Area Share	NA		
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Seperate Bank	RERA Designated Transaction Bank Account
Account Number	NOT APPLICABLE		

Note: If there are multiple promoters with area share, the above details shall be added for each promoter

For Multiple Promoter having Revenue Share: Not Applicable**Table 1**

Name of Designated Promoter:	NA		
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Seperate Bank	RERA Designated Transaction Bank Account
Account Number	NOT APPLICABLE		

Note: The above details shall be provided for designated promoter only

Table 2

Name of other Promoter having Revenue Share	NA		
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Seperate Bank	RERA Designated Transaction Bank Account
Account Number	NOT APPLICABLE		

Note: If there are multiple promoters with revenue share, the above details shall be added for each promoter

4.I/We, hereby confirm that

(For Single Promoter and for Multiple promoter having Revenue Share) Not Applicable

a. The aforesaid RERA designated bank accounts are RERA-designated bank accounts, exclusively for depositing all the collections received from the allottees from time to time as mentioned in the agreement for sale including parking, amenity and any other charges excluding all other taxes and statutory duties.

b. We have given the standing instructions to the bank for auto-sweep transfer facility to transfer the amount deposited in "RERA Designated Master bank Account" to the "RERA Designated collection bank accounts" of each promoter as per their share as mentioned in the contractual or legal arrangements of promoters.

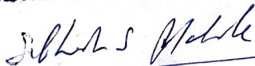
c. We have given the standing instructions to the bank for auto-sweep transfer facility of not less than seventy (70%) percent of the amount collected from allottees in "RERA Designated Collection Bank Account" to the "RERA Designated Separate Bank Account" and not more than thirty (30%) percent of the collected amount to the "RERA Designated Transaction Bank Account".

d. "RERA Designated Separate Bank Account" of the project is not an escrow account and free from all encumbrances LIEN, loans, and third-party control ie lender/ bank/ financial institution.

e. The amounts in the "RERA Designated Separate Bank Account" shall be withdrawn and used in consonance and in compliance with Section 4(2)(I) (D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No.39/2021 dated 28.12.2021 read with Circular No. 39A/2022 dated 17.03.2022;

The aforesaid RERA designated bank accounts shall be audited within six months after the end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.

Subhash Mahule



Proprietor

SUBHASH SHAMLAL MAHULE

PLACE: NAGPUR

DATE: 12/03/2025

4. I/We, hereby confirm that

(For Single Promoter and for Multiple promoter having area Share)

a. The aforesaid RERA designated bank accounts are RERA-designated bank accounts, exclusively for depositing all the collections received from the allottees from time to time as mentioned in the agreement for sale including parking, amenity and any other charges excluding all other taxes and statutory duties.

b. I/We have given the standing instructions to the bank for auto-sweep transfer facility of not less than seventy (70%) percent of the amount collected from allottees in "RERA Designated Collection Bank Account" to the "RERA Designated Separate Bank Account" and not more than thirty (30%) percent of the collected amount to the "RERA Designated Transaction Bank Account".

c. "RERA Designated Separate Bank Account" of the project is not an escrow account and free from all encumbrances LIEN, loans, and third-party control ie lender/ bank/financial institution.

d. The amounts in the "RERA Designated Separate Bank Account" shall be withdrawn and used in consonance and in compliance with Section 4(2)(1)(D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No.39/2021 dated 28.12.2021 read with Circular No. 39A/2022 dated 17.03.2022: .

e. The aforesaid RERA designated bank accounts shall be audited within six months after end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.