



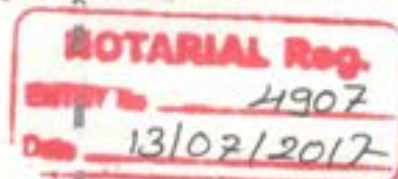
महाराष्ट्र MAHARASHTRA

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NAGPUR TREASURY

RK 086395

30 JUN 2017



FORM 'B'

[See rule 3(6)]

Stamp Head Clerk / Sr. Clerk

(FOR SUBMISSION TO MAHARERA FOR REAL ESTATE
PROJECT REGISTRATION)

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 MR. P.B. WAKDE
FOR WAKDE PATIL INFRA DEVELOPERS &
CONSTRUCTION PVT. LTD. NAGPUR, PROMOTER OF THE
PROPOSED PROJECT

I, P.B. Wakde promoter of the proposed project / duly
authorized by the promoter of the proposed project 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.

OR

..... 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 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

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 project will be 24
months.

- 4) **(a) For new project :-**

That seventy per cent of the amounts realised 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.

- (b) For on going project on the date of commencement of the Act

- (i) That seventy per cent of the amounts to be realised hereinafter 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.

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, 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, since the
estimated receivable of the project is less than the estimated cost
of completion of the project.



- 5) That the amounts from the seprate account shall be withdrawn in accordance with Rule 5
- 6) That I / the promoter shall get the accounts autited 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 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 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 I / the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made umder the Act.
- 10) That I / the promoter shall not discriminate against any allotte the time of allotment of any apartment, Plot or building, as the case may be.

DEPONENT

(PANDURANG B. WAKDE)



VERIFICATION

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been consealed by me therefrom.

Verified by me at Nagpur on this 13/02 day of 2017

DERONENT

(PANDURANG B. WAKDE)

SWORN SOLEMNLY AFIRMED B.
Pandurang B wakde
WHO IS PERSONALLY KNOWN
TO ME/IDENTIFIED BY Self

BEFORE ME THIS THE 13 DAY OF 02
2017 AT NAGPUR

