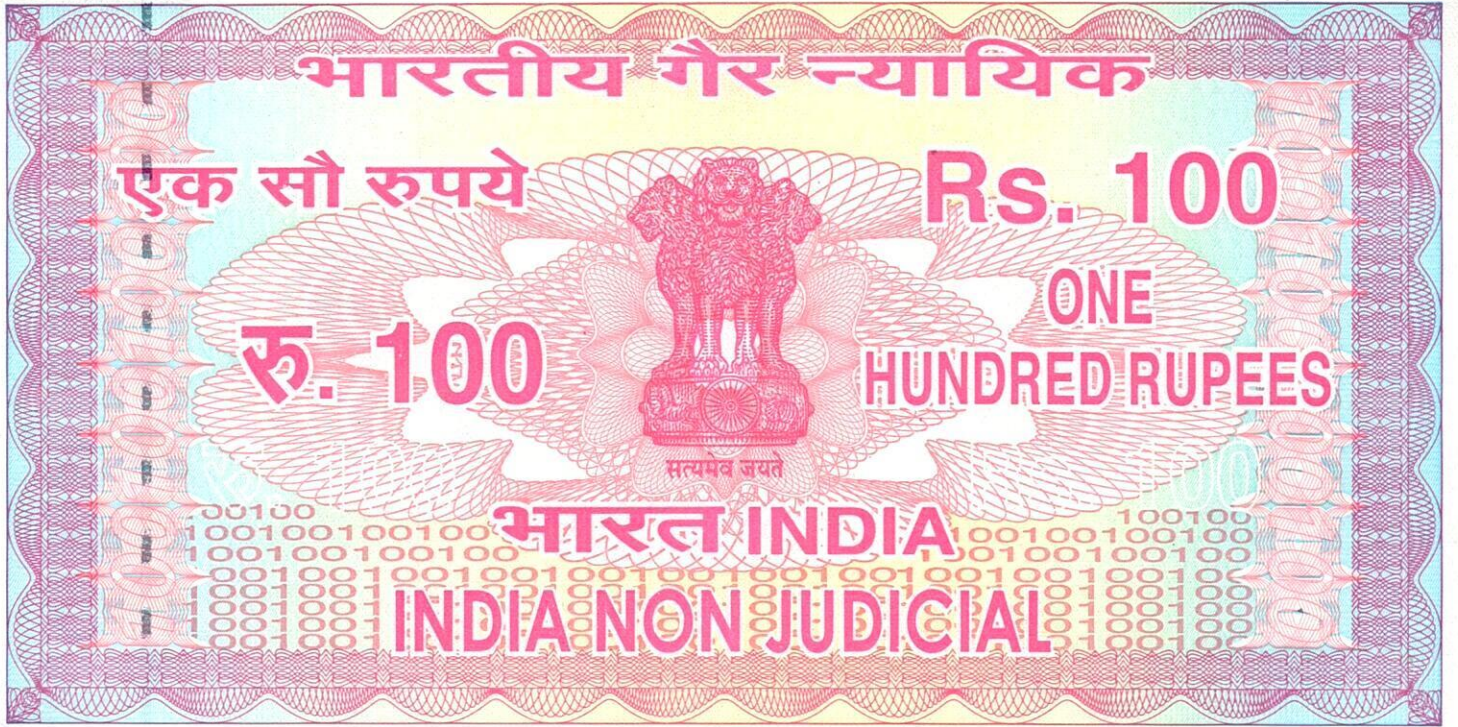




MAHARASHTRA

2024

09AB 435087

प्रतिज्ञापत्रासाठी (अनुच्छेद क.4)
प्रतिज्ञापत्र कोणासाठी सादर करावयाचे
प्रतिज्ञापत्रासाठीचे कर
पत्रांक विकत घेणाऱ्याचे नाव
पत्रांक विक्री सादर करीत असलेल्याचे नाव
पत्रांक विकत घेणाऱ्याची सही

92334

दि. 21/10/24
31 OCT 2024

Treasury Office Nanded
24 OCT 2024
Stamp Head Clerk
NANDED

Format 'A'

Declaration about RERA Designated Bank Accounts for real estate projects

- A. Name of the Promoter Organization :RAMA DEVELOPERS
- B. Name of the Project: Gokuldharm City Part -A
1. We are aware that as per section 4 (2) (I) (D) of Real Estate (Registration and Development) Act, 2016, promoters are required to Open a " separate bank account "in a scheduled bank to for the purpose of depositing seventy per cent of the amount s realized for the real estate project from the allottees ,from time to time.

2. And, We are aware that, as per Maha RERA Order

No...dated __/__/2024, promoters shall follow the procedure for the operation

and maintenance of bank accounts for the project.

3. Accordingly, we have opened RERA designated bank accounts in a scheduled bank for this real estate project / phase of real estate project the particulars whereof are as follows:

Bank Ac No : 342901010037207

Ban Name: Union Bank Of India

Branch Name :- Sri Guru Gobindsingh Road, P B no 38, Taluka &

District Nanded ,Pin 431601.

IFSC Code :-UBIN0534293

Email id of Branch Manager- ubin0534293@unionbankofindia.bank

(For Single promoter)

Table- I

Name of Designated Promoter-			
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Separate Bank Account	RERA Designated Transaction Bank Account
Account Number			

(For Multiple promoters having Area share)

Table-1

Name of Designated Promoter-			
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Separate Bank Account	RERA Designated Transaction Bank Account
Account Number			

Note: The above table shall be provided for a designated promoter only.

Table-2

1) Name of other Promoter having Area share -			
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Separate Bank Account	RERA Designated Transaction Bank Account
Account Number			

Note- If there are multiple promoters with area share, the above table shall be added for each promoter.

(For Multiple promoters having Revenue share)

Table-1

Name of Designated Promoter-				
Bank Account Type	RERA Designated Master Bank Account	RERA Designated Collection Bank Account	RERA Designated Separate Bank Account	RERA Designated Transaction Bank Account
Account Number				

Note- The above table shall be provided for a designated promoter only.

Table-2

Name of other Promoter having Revenue share -			
Bank Account Type	RERA Designated Collection Bank Account	RERA Designated Separate Bank Account	RERA Designated Transaction Bank Account
Account Number	342901010037207	342901010037209	342901010037210

Note- If there are multiple promoters with revenue share, the above table shall be added for each promoter.

4. We here by confirm that-

(For Single promoter and for multiple promoters having area share)

a.

he 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 including *all* other taxes and statutory duties.

- b. 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 i.e 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)(I)(D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of Maha RERA and in compliance of Circular No.39/2021 dated 28.12.2021 read with Circular No. 39A / 2022 dated17.03.2022;
- e. The aforesaid RERA designated bank accounts shall be audited within six months after end of every financial year and shall upload on Maha RERA promoter webpage the statements of accounts duly certified and signed by a chartered accountant in practice.

(For multiple promoters having revenue 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. 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, lender/bank/financial in situation.

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

Date-29.10.2024

Promoter
Rama Developers

Proprietor
Stamp and Signature