11. That I have already executed and duly registered Deed of Declaration U/s. 2-A of Maharashtra Apartment Ownership Act 1970 and I further agreed and confirmed I will abide all the directions and norms Real Estate (Regulation and Development) Act, 2016.

Deponents

X

Mr. Shivkumar Maganlal Baijal

VERIFICATION

The contents of our above Affidavit cum Declaration are true and correct and I have concealed nothing material therefrom. Verified by me at ___th on this July day of 2017.

Deponents

X

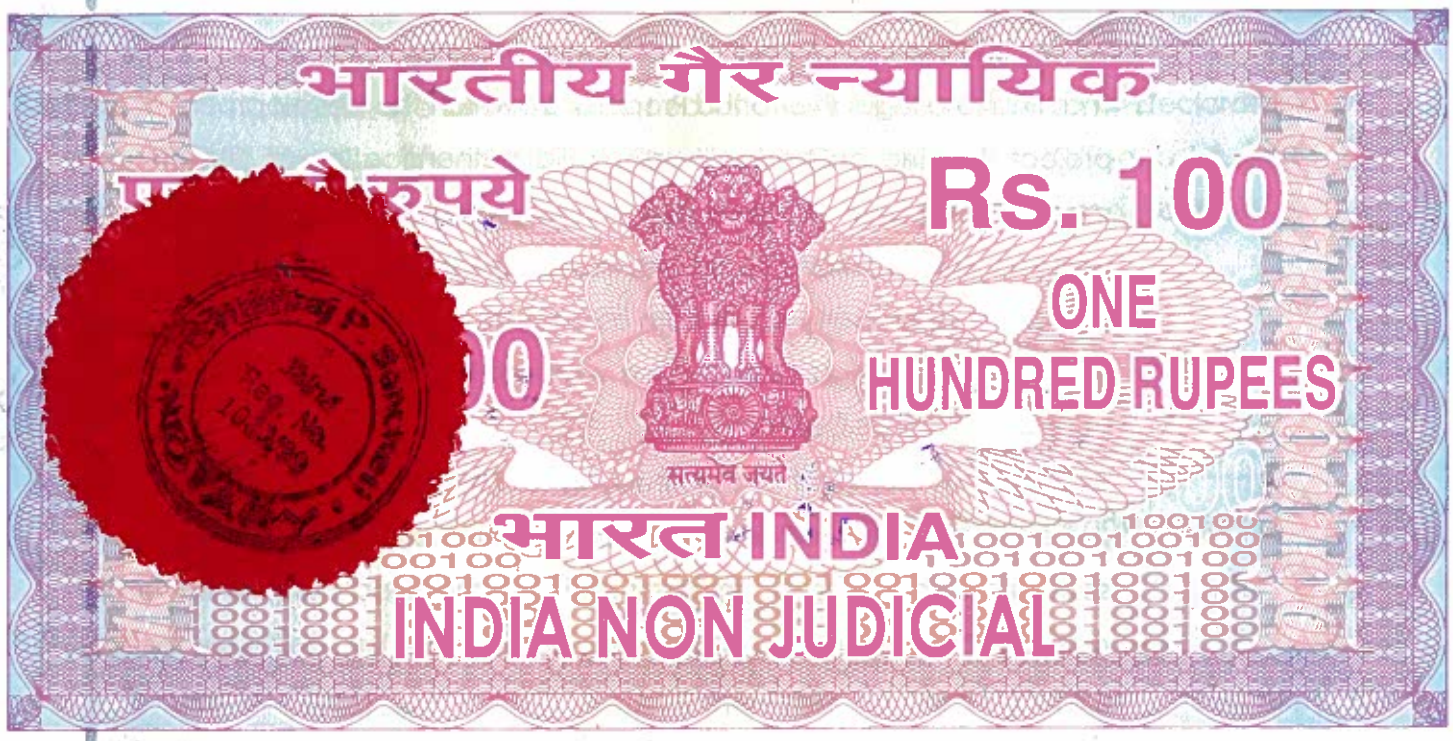
Mr. Shivkumar Maganlal Baijal

SIGN.BEFORE ME
28-7-2017

CHAINRAJ P. SANCHETI
Advocate & Notary
1-9-175, Tulsi Naya Bazar
JALNA ☎ : 235148

1. That i have a legal title to the Property on which the development of the project is going on and a legally valid authentication of title of such property and I am absolute owner and possessor of free hold property and M/s. Bhuvi Landmarks LLP possess exclusive development rights.
2. That the said property is free from all encumbrances.
3. That the time period within which we shall complete the project on or before Gut No. 94 Dated : ____/____/20____.
4. That seventy per cent of the amounts realised by us 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That I shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the same project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
8. That I already obtaining all the required sanctions, if any thing remain or required to obtain. I will obtain from the competent authorities.
9. That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I Owner/Promoter shall not discriminate against any allottee at the time of allotment of any flat, as the case may be, on any grounds.

दस्त २२९६/२०१८
२९-८-२०१८

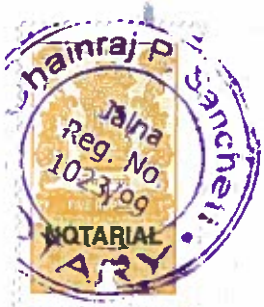


महाराष्ट्र MAHARASHTRA 2016

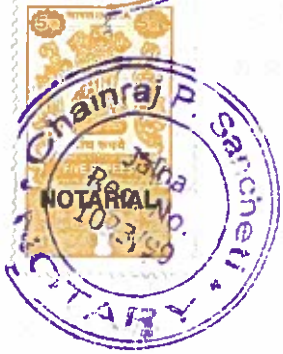
RP 661319

4 JUL 2017









FORM 'B'

AFFIDAVIT CUM DECLARATION

Affidavit cum Declaration of **Mr. Shivkumar Maganlal Baijal.**

I am Owner/Promoter of ongoing project.

I am Owner/Promoter of ongoing housing project, and I am the Owner/Promoter on the property Gut No. 94, Jalna, Tq. Dist. Jalna do hereby solemnly declare, undertake and state as under: