

भारतीय गैर न्यायिक

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Rs. 100

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भारत INDIA

INDIA NON JUDICIAL

MAHARASHTRA

2016

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कोणाकरिता

FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration **SARA PROPERTIES** Through its Authorized Partner **Mr. NILESH SITARAM AGRAWAL** partner of the project **SARA PARIVARTAN 'SECTOR - B PHASE 1'**.

I, NILESH SITARAM AGRAWAL authorized partner of **SARA PROPERTIES** the promoter of proposed Project, do hereby solemnly declare undertake and state as under.

I. Any partner of the said Firm **SARA PROPERTIES** can be signed any kind of Documents for the said Project **SARA PARIVARTAN 'SECTOR - B PHASE 1'** as per the Partnership Deed.

1. That I have a legal title Report to the land on which the development of the 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 except the charge of Dombivli Nagari Sahakari Bank Ltd., Dombivli Br. Aurangabad.

3. That the time period within which the project shall be completed by me/promoter is 15th August 2019.



4. That seventy percent of the amounts to be realized hereinafter by us for the real estate project from the Allottee's, 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
5. That the amounts form the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate(Regulation and Development)(Registration of Real Estate projects, Registration of Real estate Agents, Rates of Interest and Disclosures on Website) Rules, 2016.
6. That I will get the accounts audited within six months after the end of every financial year by a Chartered Accountant in practice, an 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 project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That I shall take all the pending approvals on time, from the competent Authorities.
8. That I shall inform the Authority regarding all the changes that have occurred in the information furnished under Section 4(2) of the Act and under Rule 3 of these rules, within seven days of the said changes occurring.
9. That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I shall not discriminate against any Allottee at the time of allotment of any apartment, plot or building, as the case may be.



[Signature]
Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at on this day of 26/07/2017



[Signature]
Deponent

AFFIDAVIT

Solemnly affirmed before me

by Shri / Smt. Nishesh S. Agrawal

R/o. Agbe

Tq. Agbe Dist. Agbe

Who identified by BA 34

Whom He/ She is personally Known.

[Signature]
IDENTIFIED BY
Shri / Smt. BA 34
R/o. Agbe

NOTED & REGISTERED

AT Sr No. 20123 2017

THIS DOCUMENT CONTAINS

PAGE

BEFORE ME

SUNIL PANDITRAO DOUND

Advocate Notary Govt. of India

4REA-AURANGABAD & BEED DIST'S

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Reg. No. 3435