



जिल्हा कोर्टाच्या
कार्यालय औरंगाबाद

22 JUN 2017

भुदांक ४४४ लिपीक
व. को.



महाराष्ट्र MAHARASHTRA
अ.क्र. (088) किंमत. 100 दिनांक. 22/12/2017
कोणाकरीता. भुदांक ४४४ शेजुले १ रत्न मुद्रांक विक्रेता
हस्ते. अर्पण लक्ष्मणराव शिंदे सतीश आर. शिंदे
उस्मानपुरा, औरंगाबाद. फोन: २३५९६९
परवाना क्र. 3101069

Form 'B'

[See rule3 (6)]

Affidavit cum Declaration (CO-PROMOTER)

We,

Name of Land Owner	Age	Address
Sumanbai Gangadharrao Shejule	62	Kokanwadi, Aurangabad
Uttam Ganpat Kardile	75	CIDCO, Aurangabad
Anand Uttamrao Kardile	37	CIDCO, Aurangabad
Sangeeta Parmanand Shejule	47	Kokanwadi, Aurangabad
Sunita Sheemant Mandlik	44	Kokanwadi, Aurangabad
Neeta Sanjay Lendal	40	Kokanwadi, Aurangabad



सुमानबाई शेजुले
Uttam Kardile
Shilpa
Sunita
Neeta

फक्त प्रतिज्ञापत्रासाठी / Annexure-I

मुद्रांक विक्री नोंदवही अनु.क्रमांक .[१०.१४.१]...../दिनांक

०५/०५/१४

मुद्रांक विकत घेणाऱ्याचे नांव, रहिवासाचा पत्ता व सही

३७५

५३५५५

परवानाधारक विक्रेत्याचे सही

३१०१०६९

परवाना क्र. ३१०१०६९

तसेच मुद्रांक विक्रीचे ठिकाण / पत्ता-उस्मानपुरा, औरंगाबाद.



५३५५५ ०५/०५/१४ ३१०१०६९
मुद्रांक विक्री नोंदवही अनु.क्रमांक .[१०.१४.१]...../दिनांक
मुद्रांक विकत घेणाऱ्याचे नांव, रहिवासाचा पत्ता व सही
५३५५५ ३७५
परवानाधारक विक्रेत्याचे सही
३१०१०६९
परवाना क्र. ३१०१०६९
तसेच मुद्रांक विक्रीचे ठिकाण / पत्ता-उस्मानपुरा, औरंगाबाद.



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मुद्रांक विकत घेणाऱ्याचे नांव, रहिवासाचा पत्ता व सही
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तसेच मुद्रांक विक्रीचे ठिकाण / पत्ता-उस्मानपुरा, औरंगाबाद.

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३१०१०६९

३१०१०६९

३१०१०६९

The Land Owner of Land situated at Gut No. 736, Chikalthana, Aurangabad have entered into a Development Agreement with M/s. Pride Ventures (I) Pvt Ltd, a Company registered under Companies Act (here in after referred to as the said Company) so here by solemnly declare, undertake and State as under:-

1. We say that being Co- promoter with M/s Pride Ventures (I) Pvt Ltd are entitled to construct the Buildings on the plot of land bearing Gut No. 736, area aggregately admeasuring 8122.35 Square Meters situated at Gut No. 736 Village Chikalthana, Behind Civil Hospital, Jalna Road, Aurangabad 431001 (Here in after referred to as the said land). We enclosed the authenticated Copy of the title Certificate of Adv Prakash Paithankar dated 26.02.2016 along with the copies of agreements between us and promoter mentioned in title report for development of the real Estate project with 'B' here with.
2. We say that we are constructing a project in Joint Venture with M/s Pride Ventures (I) Pvt Ltd namely Pride Phoenix on the said land. We intend to develop four Building namely A, B, C D buildings on the said land out of which we here by apply the grant of registration of our real estate project for One building namely "Pride Phoenix Building D" with proportionate Open Space (here in after referred as Pride Phoenix Building D) and Club House of entire Project on the said land with a carpet area of 4495.67 square Meters for Building "D" and 75.20 square Meters for Club House Building of which area of land to be developed as phase of the real estate project is ~~2743.41~~ Square Meters for Building D" and ~~50.00~~ square Meters for Club House. Open Space for Building "D" is 394.88 Sq. Meters.
3. We say that the Developer has availed construction finance from State Bank of India Industrial Finance Branch Aurangabad of Rs. 15,00,00,000/- details are enclosed with in Annexure "A".
4. We say that the time period within which project shall be completed by the promoter by 31st December 2020.
5. We further Declare and undertake the seventy percent amount to realize here in after by us / developer for the real estate project from the allottee, 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 land cost and shall be use only for that purpose.

Shilpa

शिल्पा उत्तम कार्दिले

Shilpa

Shilpa

Shilpa

Shilpa

Shilpa

Shilpa



6. We say and declare that the amounts from the separate account shall be withdrawn In accordance with rule 5 of Maharashtra Real Estate (Regulation and Development) Rules, 2017.
7. We confirm the content of the Annexure "A" and same may be treated as part and parcel of this affidavit cum undertaking.
8. We say and declare that we will not discriminate against any allotted at the time of allotment of any apartment.
9. We say and declare that we are executing this affidavit cum declaration in support of our application for registration of our project i.e. for Pride Phoenix Building D.

Deponent

Verification

We,

Name of Land Owner

Age

Address

Sumanbai Gangadharrao Shejule

62

Kokanwadi, Aurangabad

Uttam Ganpat Kardile

75

CIDCO, Aurangabad

Anand Uttamrao Kardile

37

CIDCO, Aurangabad

Sangeeta Parmanand Shejule

47

Kokanwadi, Aurangabad

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44

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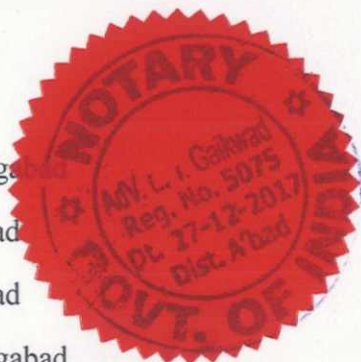
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Kokanwadi, Aurangabad

Shilpa Uttam Kardile

38

CIDCO Aurangabad



do hereby solemnly declare that the contents of my above affidavit cum declaration are true and correct and nothing material has been concealed by the three form.

Verified by me at Aurangabad on this

Deponent

Adv. L. T. Gaikwad
NOTARY GOVT. OF INDIA
Reg. No. 5075
Dist. & Session Court
Aurangabad
Dist. Aurangabad

Attested

Shilpa
Adv. L. T. Gaikwad
NOTARY GOVT. OF INDIA
Reg. No. 5075
DIST. AURANGABAD