भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

NOTARY Reg.No.7907 Aurangabad Dist. Exp.Dt. 11-5-2025 OF INDIA

महाराष्ट्र MAHARASHTRA ◐ 2019 ◐

WC 140895

मुद्रांक विक्रेता
टी.डी. लालसरे
25, रायामोहन कॉलनी औरंगाबाद.
परवाना क्रं. 133

4749 17 MAR 2020

अ.क्र.....दिनांक.....रुपये.....100

घेणाऱ्याचे नाव.....अमोल हरिभाऊ जोशी

कोणकरिता.....अमित पाटील

जिल्हा कोषागार कार्यालय औरंगाबाद

1 FEB 2020

मुद्रांक प्रमुख लिपीक
ब.को.अ. औरंगाबाद.

FORM'B'

[See rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of **Amol** S/o **Haribhau Joshi** aged 53 years and **Sunil** S/o **Pyarelal Katariya** aged 51 years, residing at Flat No 145 Ashita Apartment, Ashok Nagar, Garkheda, Aurangabad-431001 land-owner of the proposed project duly authorized by the land-owner of the proposed project.

NOTARY SANJAY PATEL Reg.No.7907 Aurangabad Dist. Exp.Dt. 11-5-2025 NOTARIAL OF INDIA

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I, **Amol H. Joshi & Sunil P. Katariya** land-owner of the proposed project / duly authorized by the land-owner of the proposed project do hereby solemnly declare, undertake and state as under:

1. That land-owner have a Legal Title Report to the land on which the development of the project is proposed. 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.

3. That the date within which the project shall be completed by promoter is 01/04/2022;

4. (a) For New projects
   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.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

6. That the promoter shall get the accounts audited 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That the promoter shall take all the pending approvals on time, from the competent authorities.

8. That 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 the promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent

Verification

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

Verified by me at Aurangabad on this day of 17th March 2020.

Deponent

BEFORE M

SANJAY SATESH PATEL
Advocate
NOTARY
GOVT. OF INDIA
Supari Hanuman Road
Aurangabad. (M.S.)