

जेल्हा न्यायालय औरंगाबाद

- 8 JUN 2021

मुद्रांक एवं लिपीक
व.के.अ.औरंगाबाद.

महाराष्ट्र MAHARASHTRA ◐ 2020 ◐ XY 807040

अ.क्र. 6553 किंमत 100/- दिनांक 17/06/2021

कोणाकरीता [illegible] मुद्रांक विक्रेता

सतीश आर.शिनकर

उस्मानपुरा,औरंगाबाद.फोन:२३५९६४७

परवाना क्रं.3101069

FORM 'B'

Affidavit cum Declaration

(Cont'd ...02...)

M/s. Kalpak Developers Promoter of proposed residential project duly signed through its partners Mr. Ashok Choure, Age: 58 years, Occupation: Business, Mr. Shodhan Joshi, Age: 66 years, Occupation: Business, Office at 102, Veer Shanti, Adalat Road, Kranti Chowk, Aurangabad- 431005, We are the Promoter of the proposed project located at Gut No.36 & 37, Village Itkheda, Taluka & Distt. Aurangabad. We, the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the promoter "Kalpak Developers" has a legal title Report to the land on which the development of the proposed 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.

3. That the time period within which the project shall be completed by the promoter from the date of registration of project is 31st December 2023 ;

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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5

6. That we 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 utilised for the project and the withdrawal has been incompliance with the proportion to the percentage of completion of the project..

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

(Cont'd ...03...)

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

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

M/S Kalpak Developers

Deponent

M/S Kalpak Developers

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 17th day of June, 2021.

M/S Kalpak Developers

Deponent

M/S Kalpak Developers

Deponent