


महाराष्ट्र MAHARASHTRA ◐ 2020 ◐ YC 517057

13 AUG 2021

जिल्हा कोषागार, औरंगाबाद
AUG 2021
मुख्य लिपीक औरंगाबाद

अ.क्र. 7917 दि. किंमत 100
कोणाकरिता साई टॉवर्स
प्रयोजन अग्रीमेंट टू सेल

एस.एस. खेत्रे
स्टॅम्प व्हेंडर लायसेन्स
परवाना क्र.3101073
औरंगाबाद

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**FORM 'B'**

**Affidavit cum Declaration**

Affidavit cum Declaration **SARA TOWERS PVT LTD.** through its authorized partner **Mr. NILESH SITARAM AGRAWAL** partner of the project **"SARA VENKATESH "F" TYPE BUILDING"**.

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

I Any partner of the said Firm **SARA TOWERS PVT LTD.** can be signed any kind of Documents for the said Project **"SARA VENKATESH "F" TYPE BUILDING"**. 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 Shankar Nagari Sahakari Bank Ltd..

SARA TOWERS PVT LTD. * AURANGABAD *

3. That the time period within which the project shall be completed by me/promoter is 31th March 2023.
4. That seventy percent of the amounts to be realized hereinafter by us 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 the land cost and shall be used only for that purpose.
5. at the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate(Regulation and Development)(Registration of Real Estate projects, Registration of Real estate Agents,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.

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 **10/10/2021**

Deponent

BEFORE ME
11/10/21
SMT. ANJALI D. MORE (Jadhav)
Notary Govt. of India
Regd. No. 5760 Aurangabad.

SARA TOWERS PVT. LTD. AURANGABAD

SMT. ANJALI D. MORE (JADHAV) Notary Govt. of India Regd. No. 5760 Aurangabad. AURANGABAD (MS)