



भारतीय गैर न्यायिक

रुपये

Rs. 100

₹. 100

ONE HUNDRED RUPEES



सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL



RASHTRA

2022

20AA 130404

मुद्रांक विक्री नोंदवही अनु. क्रमांक/दिनांक ११०१ ०१/११/२०२२

मुद्रांक विक्रीत घेणाऱ्याचे नांव, पत्ता व सही यागाव तेजराव कोरने वरून

परवानाधारक मुद्रांक विक्रीत्याचे नांव दाभाडे एस.पी. 3736 4748 2791

सही परवाना क्र. 3101013

मुद्रांक विक्रीचे ठिकाण/पत्ता सह-कुटुंब निबंधक कार्यालय परिसर, अ. नांद

उया कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी

मुद्रांक खरेदी केल्यापासून 6 महिन्यात वापरणे बंधनकारक आहे.

FORM 'B'

[See rule

3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of

- 1) Mr. Sandeep S/o Somnath Ladda aged 40 years, residing at residing at Plot No.144,145 Soham, Gandhi Nagar, Station Road, Aurangabad-431001.
 - 2) Mr. Rupali W/o Sandeep Ladda aged 37 years, residing at residing at Plot No.144,145 Soham, Gandhi Nagar, Station Road, Aurangabad-431001.
- Land Owner of the proposed project duly authorized by Land Owner of the proposed project

We Sandeep Somnath Ladda and Rupali Sandeep Ladda Land Owner of the proposed project / duly authorized as the Land Owner of the proposed project do hereby solemnly declare, undertake and state as under:



- 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 time period within which the project shall be completed by promoter on or before **29/05/2025**;
 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.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 utilised 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.

Sandeep Somnath Ladda
Deponent

Rupali Sandeep Ladda
Deponent

Through our Power of Attorney Holder M/s. Sumeru Realities Through
its Managing Partners

M. Sawan
Pawankumar Suganchand Mugdiya

Katariya Pritam
Pritam Gautam Katariya

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 10th Nov 2022.

Sandeep Somnath Ladda
Deponent

Rupali Sandeep Ladda
Deponent

Through our Power of Attorney Holder M/s. Sumeru Realities Through
its Managing Partners

M. Sawan
Pawankumar Suganchand Mugdiya

Katariya Pritam
Pritam Gautam Katariya

AFFIDAVIT

Solemnly affirmed before me

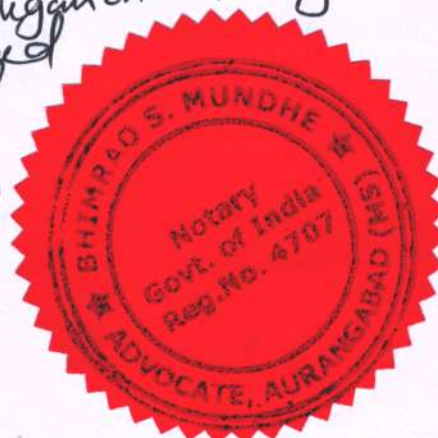
by Shri / Smt. *Pawankumar Suganchand mugdiya*

R/o *Sumangal, Adalat Road*

Tq. *A. B. Road* Dist. *A. B. Road*

Who identified by. *Self*

Who he/She is personally Known



10 NOV 2022

BEFORE ME
Affidavit Sworn on Oath

Bhimrao S. Mundhe
Bhimrao S. Mundhe
Notary
Govt. of India
Reg. No. 4707