



भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



सत्यमेव जयते

ONE HUNDRED RUPEES

भारत INDIA
INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA

2022

19AA 881558

30 AUG 2022

1999

दिनांक

23 SEP 2022

नक्षत्र इन्द्रप्रियसु

आर्या आनंदराज लोखंडे

मालवतीपूरवा

श्रीराम

परवाना नं. 34090

पसा जय हिं



FORM 'B'

Affidavit cum Declaration



M/s Nakshatra Enterprises Auth. Partner Mr. Adesh Anandlal Chhajed is the Promoter of the proposed residential project **"Sai Residency Annex"** hence this form is duly signed by Mr. Adesh Anandlal Chhajed. Age: 42, Occ. Business, having Registered Office at **Ajinkya Plaza, Ground Floor, Gut No 107, Beed Bypass, Satara Parisar, Aurangabad Maharashtra**, I am promoter of the proposed project, situated at, **Plot No. 14/A, Gut No. 102/Part, Village Nakshatrawadi, Tq & Dist Aurangabad, Maharashtra**, and promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the promoters have the legal title Report to the land on which the development of the project is proposed.
2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter from the date of registration of project; 31/03/2027
4. (a) That seventy per cent of the amounts to be realised hereinafter by 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5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 I / 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 and update the same.
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 I / the promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That I/the promoter shall not discriminate against any allottee at the time of allotment of any apartment.

M/s Nakshatra Enterprises
Partner Mr. Adesh Anandlal Chhajed
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 October 2022

M/s Nakshatra Enterprises
Partner Mr. Adesh Anandlal Chhajed
Deponent

ATTESTED BY ME

13/10/2022

Adv. Vilas M. Dhamne
Adv. & Notary Govt. of India
Regd. No. 15064 Aurangabad
Adv. Vilas M. Dhamne
B.A., LL.B.
Advocate & Notary Govt. of India
95, Near Mata Mandir, Pisadevi
Tq. & Dist. Aurangabad
Mob 9422207134 / 8551080831

