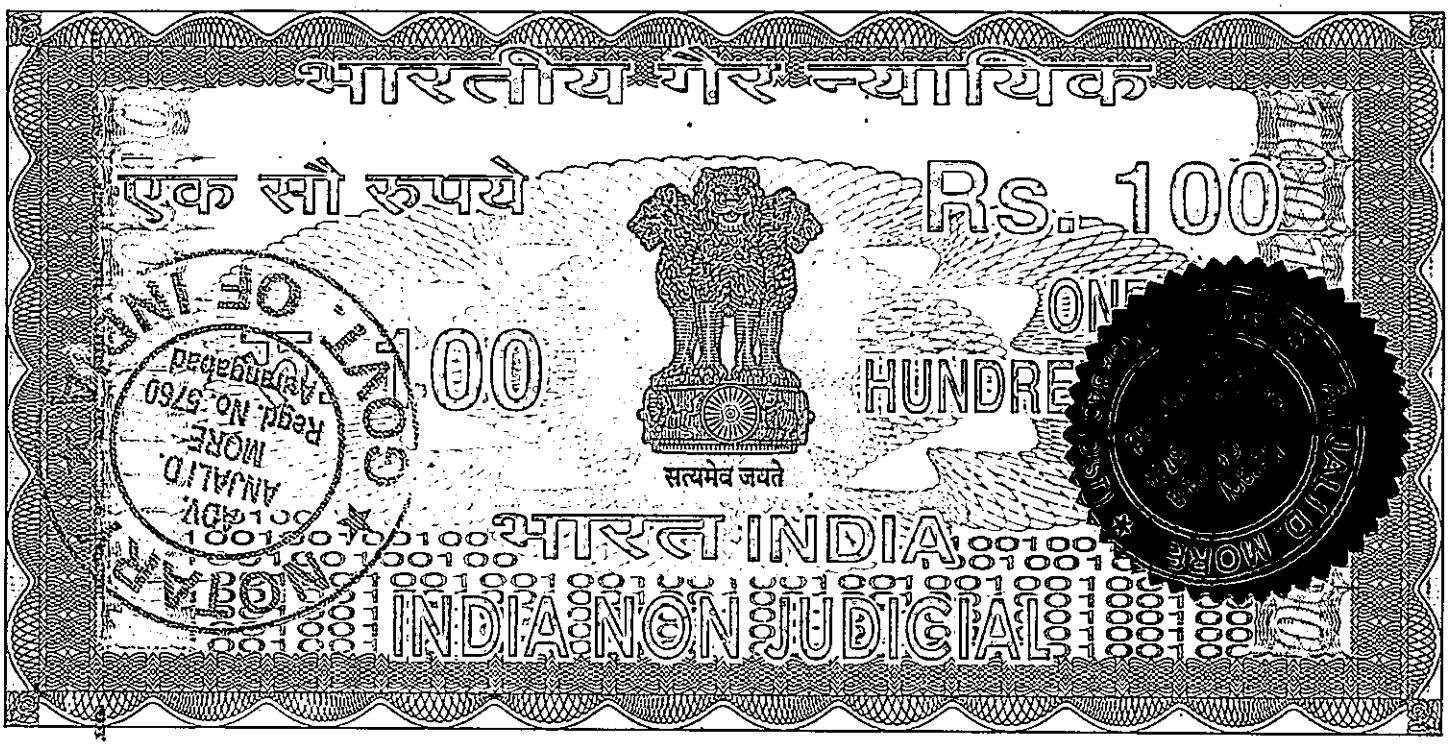


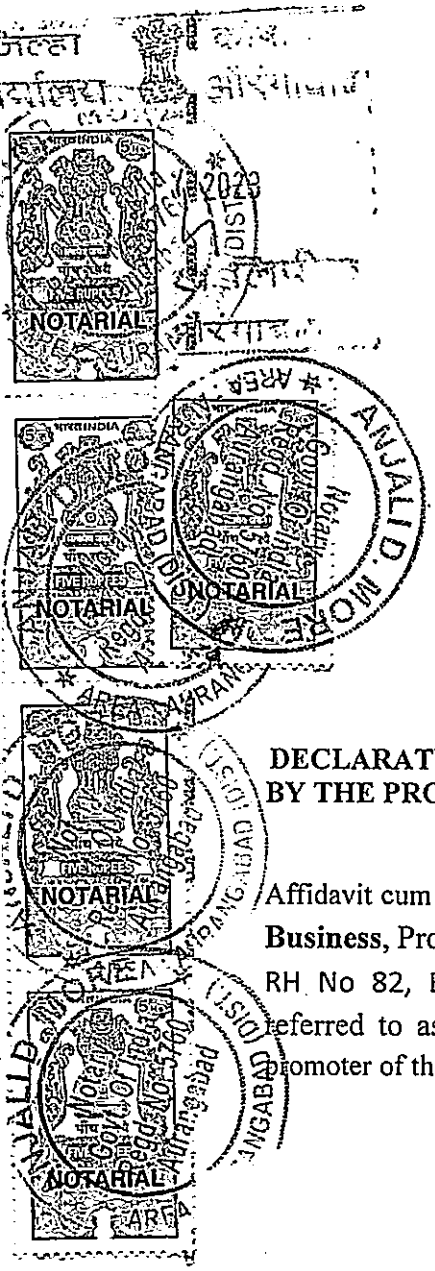
महाराष्ट्र MAHARASHTRA ⓓ 2022 ⓓ

पक्ष दिनाक दिस्मत

वस्ते

35AA 646356

प्रमोद म. कुलकर्णी
मुद्रांक विक्रेता
एन-६, सिडको, औरंगाबाद
Licence No. 3101056



FORM "B"

[See Rule 3 (4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of I **Rupesh Prakashchand Mutha** Age 43 Years Occupation: **Business**, Proprietor of Mahavir Infrastructure having Registered office at Plot No 07, RH No 82, Blue Bells, Chikalthana MIDC, Chatrapati Sambhajinagar (here in after referred to as the said Firm) promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated _____;

I **Rupesh Prakashchand Mutha**, promoter of the proposed project / duly authorized by the promoters of the proposed project do hereby solemnly declare, undertake and state as under:

1. I am entitled to construct the project **"55 Happynest"** on the plot of land bearing Plot No 1 Gut No. 37 (Part) Aggregately Admeaereing **5644.49 Sq.Mtrs,** , Sundarwadi, Tal & Dist Aurangabad has a legal title 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 said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is **30/06/2026.**

4. That seventy per cent of the amounts realized 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and 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.

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

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

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

× 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 Aurangabad on this

× Deponent

IDENTIFIED & DRAFTED
BY Mr.:
Akhay Patil

BEFORE ME
13/6/23
ADV. ANJALI D. MORE
Notary Govt. Of India
Regd. No. 5760 Aurangabad

ANJALI D. MORE * Notary Govt. Of India Regd. No. 5760 Aurangabad * AREA : AURANGABAD (DIST.)