

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

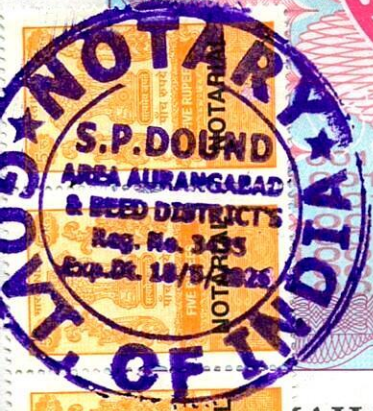
रु. 100

ONE  
HUNDRED RUPEES



सत्यमेव जयते

भारत INDIA  
INDIA NON JUDICIAL



MAHARASHTRA

2022

दिनांक

किमत

32AA 802635

प्रमोद म. कुलकर्णी

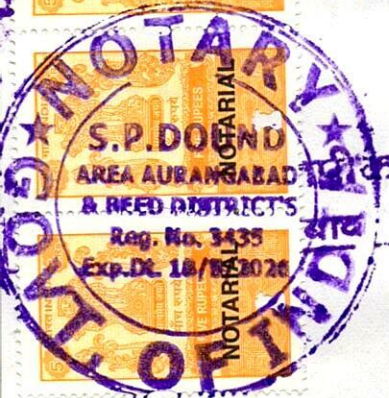
मुद्रांक विक्रेता

एन-६, सिडको, औरंगाबाद

Licence No. 3101056

3468 रु 25

अमोल सुresh उकारे



FORM - 'B'

[See rule 3(4)]

Affidavit cum Declaration

Affidavit-cum-Declaration of **Mr. Amol Suresh Ukarde**, Age -30, partner of firm- Samarth infra at FLAT NO.B-402, HARERAMA HAREKRISHNA SOCIETY, PLOT NO.1, CHIKALTHANA MIDC, AURANGABAD. Promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization **Dated 05/08/2023**

I, **Mr. Amol Suresh Ukarde** Promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. We **Samarth infra** is entitled to construct the project " **Shivsamarth Residency**" on the land gut no.377 aggregately Admeasuring 17100 Sq.mtrs, chikalthana, Aurangabad District Aurangabad-431007 has a legal title to the land on which the development of 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  
**30/08/2028**

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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, I / 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, I / promoter shall take all the pending approvals on time from the competent authorities.

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

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

Deponent

**SAMRTH INFRA**  
*Sandeep*  
**Partners**



### Verification

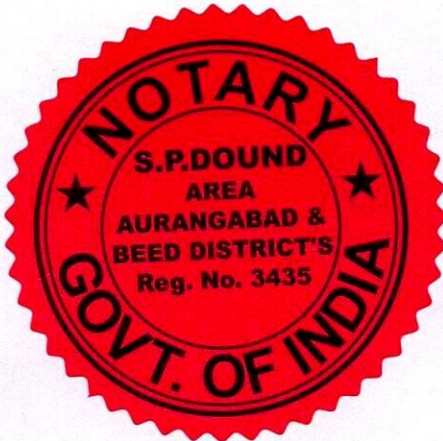
I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.

Verified by me at Aurangabad on this .

Deponent

**SAMRTH INFRA**

*Samarth*  
**Partners**



### AFFIDAVIT

Solemnly affirmed before me \_\_\_\_\_  
by Shri / Smt. Amol Suresh Vkarde  
R/o Aurangabad  
Tq. Abeul Dist. Aurangabad  
Who identified by Amol mule  
Whom He/ She is personally Known

*AB*  
**IDENTIFIED BY**  
Shri / Smt. Amol mule  
R/o Abeul

**NOTED & REGISTERED**  
AT Sr. No. 18938 2023  
**THIS DOCUMENT CONTAINS**  
03 PAGES

### BEFORE ME

*[Signature]*  
**SUNIL PANDITRAO DOUND**  
B.A., LL.B.  
Advocate/Notary Govt. of India  
AREA - AURANGABAD & BEED DIST'S  
Ph.No. (0240)-2481952 (M) 9371003334  
Reg.No.3435