



महाराष्ट्र MAHARASHTRA

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TREASURY OFFICE NASIK

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- 1 JUL 2017

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प्रतिज्ञापत्र कोणाकडे सादर करावयाचे वेळ करित कारण
मुदाले घेणाऱ्याचे नांव: गिरीराज देवमयस मी मध्य रावतकपडे बाई
दस्तचा प्रकार ५ दिना दस्त नोंदणी करणार का-होय/नाही
द. निबंधक कार्यालय-नाशिक / इतर मोबदला रकम

गराचे नांव:

न:

पंक देशमुख
Pankaj Deshmukh

आर. डी. शिंदे स्टॅम्प वेंडर
कोर्ट आवार, नाशिकरोड
लायसन्स नं. २२/९९



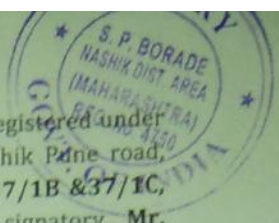
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on Dated: 13/07/2017

FORM 'B'

Affidavit cum Declaration

um Declaration of Co- Promoter of ongoing project 'Hari Bhakti' situated at
B, 37/1C, Deolali, Nashik, Maharashtra-422101





Affidavit cum Declaration of **Giriraj Developers**, a partnership firm and registered under Partnership Act, 1932 having registered office at 203, Anand Plaza, Nashik, Co - promoter of ongoing project 'Hari Bhakti' situated at S no 37/1B & 37/1C, Deolali, Nashik, Maharashtra-422401 through it's duly authorized signatory, **Mr. Mahesh Poonamchand Shaha (H.U.F.)**, age: 54, Adult, Occupation : Business, Address : Arham Bungalow, Pandit Colony, Lane No. 2, Nashik, vide authorization dated 10th June, 2017

do hereby solemnly declare, undertake and state as under:

1. That we have a legal title Report to the land on which the development of the project is proposed 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 CO-PROMOTER for development of the real estate project is enclosed herewith.

2. That the details of encumbrances including dues and litigations, details of any rights, title, interest or name of any party in or over such land are as under:

Details of encumbrances:

Sr No	Details of encumbrances
1	As per registered mortgage deed executed on 7 th July, 2017 registered vide serial No. 2-4359-2017 on 10 th July, 2017 in the office of Joint Sub Registrar Class-II, Nashik-2, the promoter has inter alia mortgaged all that piece and parcel of respect of the property/ies Constructed on area adm. 1332.15 Sq. Mtrs., of S. No. 37/1B & area adm. 4276.02 Sq. Mtrs., of S. No. 37/1C total area adm. 5608.17 Sq. Mtrs., and the building under construction thereon named as "HARI BHAKTI" the property situated at Mauje - Deolali, Tal. & Dist. Nashik in favour of STATE BANK OF INDIA (SME, Nashik Branch)

3. That the time period within which the project shall be completed by promoter from the date of registration of project is on or before 31st December, 2020.
4. For ongoing project on the date of commencement of the Act

(i) That seventy per cent of the amounts to be realised hereinafter by me 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.

OR

(ii) That entire of the amounts to be realised hereinafter by CO-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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
6. That we 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 we shall take all the pending approvals on time, from the competent authorities.
8. That we 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 we have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That we shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Mr. Mahesh Poonamchand Shaha (H.U.F.)


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 on this 13th day of July 2017

Mr. Mahesh Poonamchand Shaha (H.U.F.)


Deponent

