1. Prashant Hashmukhlal Rathod duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. The promoter are the owners of the land bearing Suvey No:-842/3/2 out of which Plot No-2 situated within the Nashik Muncipal Corporation, Nashik on which the development of the proposed project s to be carried out and the Promoter have valid right to develop the said property. The authenticated copy of the sale deed of the above mentioned land 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 promoter is on or before 31/12/2018.
4. 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 That the amounts from the separate account, shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate (Regulation & Development) Rules 2017.
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 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 utilized 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.

Deponent

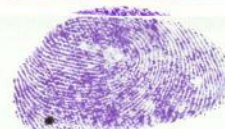
VERIFICATION

I, Prashant Hasmukhlal Rathod, Age-37 Years R/o. Flat-2, Nandadeep Heights, Opp. Sahajeevan Colony, Visw Mala, Canada Corner, Nashik-422005 Partner of M/s. SMB Developers & Contractors (promoter of the project Olive Arcade) duly authorized by the promoter of the proposed project, do hereby solemnly declare that the above contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Nashik on this day 27th of July 2017

DEPONENT SWORN
AND DEPOSED BEFORE ME
LAXMANRAG P. LANDSE
ADV. & NOTARY GOVT. OF INDIA

Prashant H. Rathod



Noted & Registered
at Serial Number

3917
THIS DOCUMENT
CONTAINS 2 PAGES
Dt.: 27/07/2017

