



महाराष्ट्र MAHARASHTRA

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PR. 305889

TREASURY OFFICE NASIK

24 JUL 2017

ATC



Affidavit

This Affidavit made and executed on 26th, day of July, in the year 2017.

...2.


K. D. PATIL
ADVOCATE & NOTARY

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद-४)

प्रतिज्ञापत्र कोणाकडे सादर करावयाचे	
प्रतिज्ञापत्रासाठीचे कारण	पुण्या
मुद्रांक विकत घेणाराचे नाव व रहिवासी पत्ता	उत्ताप मर्कटिंग प्रा. लि. मोदी स्कीट मुंबई एक - सुभाष नगर
मुद्रांक विक्री बाबतची नोंद वही क्रमांक व दिनांक	१२०६५ दि २६/०४/१७
मुद्रांक विकत घेणाराची सही	
परवानाधारक मुद्रांक विक्रेत्याची सही व परवाना क्रमांक तसेच मुद्रांक विक्रीचे ठिकाण/पत्ता	संजय मुरुकर गोगुंडे मुद्रांक विक्रेता (परवाना क्र. ८६/२००१) गुरुकृपा, शिवाजी रोड, सीबीएस, नाशिक



FORM 'B'
(See rule 3 (6))

**DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER
OR ANY PERSON AUTHORIZED BY THE PROMOTER.**

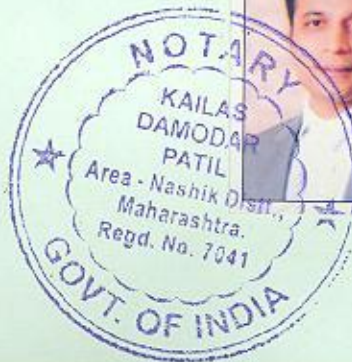
Affidavit cum Declaration

Affidavit cum Declaration of Pratap Marketing Pvt. Ltd. through its Director Mr. Gaurav Jitendra Thakker Age :- 36 Occu :- Farmer & Business, promoter of the proposed project.

1. Pratap Marketing Pvt. Ltd. has a legal title report to the land on which the development of the proposed project is to be carried out.
2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by us (promoter) from the date of registration of project is within one year.
4. That seventy per cent of the amounts to be realized hereinafter by us (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 the purpose.
5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
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 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 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 charges 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 has 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.



K. D. PATIL
ADVOCATE & NOTARY



Deponent

Verification

The contents of above Affidavit cum Declaration are true and correct and noting material has been concealed by me there from.

Verified by me at 26th on this July day of 2017.

GL

Identified by

(Adv. D. R. Panase)

Noted and Registered
at Serial Number 70/7
Pages 03 (Three)
Date 26 / 07 / 2017.



K. D. Patil
SIGN BEFORE ME
Solemnly affirmed before me
By Gaurav Jitendra Thokkar
Identified before me by Adv. D. R. Panase
Or whom I personally know.
K. D. PATIL
ADVOCATE & NOTARY
Exp date on 24/10/2018.