573/2017
31/7/17

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

भारत INDIA

INDIA NON JUDICIAL

TREASURY OFFICE, NASIK

महाराष्ट्र MAHARASHTRA ◐ 2015 ◐

PR 399565
27 JUL 2017

STAMP DUTY

NOTED AND REGISTERD
AT SR NO 573/2017
THE DOCUMENT CONSIST
OF 03 PAGES 31/7/17

NOTARY
C. V. PUNDE
NASHIK DIST. AREA
(MAHARASHTRA)
REG. No. 3224
GOVT. OF INDIA

FORM 'B'

[See rule 3(4)]

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 Mr. **PRAVINBHAI GOPALBHAI PATEL**, Age – 38 years, Occupation Business, as partner of M/s. **SAINATH ENTERPRISES,** PAN **ABVFS8399C**, Address : **FLAT NO.10, GURUASHISH APARTMENT, ANAND NAGAR, NASIK ROAD, NASIK** (Promoter of the project **TULSIVILLA APARTMENT**), authorized by the promoter.

NOTARY

प्रतिज्ञापत्र लोणावळे यांचेकडे करावयाचे	प्रतिज्ञापत्राबाबतीचे कारण
दस्ताचा प्रकार	दस्त नोंदणी करणार आहेत काय? होय / नाही
नोंदणी होणार असल्यास दस्ताचा निष्पादन दिनांक	नाशिक
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नोंदणी क्रमांक	
मुद्रांक किंमत	
दस्त आकारमान,	मुद्रांक किंमत नोंदणी अनु. क्र. 3600
मुद्रांक शुल्क रक्कम	मुद्रांक विक्री दिनांक 3916/2096
दिपक कचरू गायकवाड, मु. वि. प. ३५/२००२ नाशिकरोड कोर्ट, नाशिकरोड	मुद्रांक विक्रत घेणाऱ्याची सही

NOTARY
C. V. PUN
NASHIK DIST.
MAHARASH
REG. No.
GOVT. O

NOTARY
C. V. PUNDE
NASHIK DIST. AREA
(MAHARASHTRA)
REG. No. 3236
GOVT. OF INDIA

I, **PRAVINBHAI GOPALBHAI PATEL**, Age – 38 years, Occupation Business, as partner of M/s. **SAINATH ENTERPRISES**, promoter of the project do hereby solemnly declare, undertake and state as under :

1. That the promoter are the owners of the land bearing **S.No. 55/3A+3B**, Bearing **Plot No.09**, total admeasuring **333.33 sq.mtrs.**, situated at village **DASAK, NASIK,** on which the development of the project is to be carried out 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 project land is free from all encumbrances.

3. That the Promoter shall completer the said project on or before 30th day of December 2020.

4. That seventy percent of the amounts to be realized hereinafter by me/promoter for the real estate project from the allot tees, 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 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 And Development) Rules 2017.

6. That the promoter shall get the accounts audited within six months after 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 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.

NOTARY

NOTED AND REGISTERD
AT SR NO 5732017
THE DOCUMENT CONSIST
OF 03 PAGES 31/7/17.

NOTARY C. V. PUNDE NASHIK DIST. AREA (MAHARASHTRA) REG. No. 3236 GOVT. OF INDIA

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 allotee at the time of allotment of any apartment, plot or building as the case may be.

P. G. Patel

Deponent

VERIFICATION

I, **PRAVINBHAI GOPALBHAI PATEL**, Age – 38 years, Occupation Business, as partner of M/s. **SAINATH ENTERPRISES,** PAN **ABVFS8399C**, Address : **FLAT NO.10, GURUASHISH APARTMENT, ANAND NAGAR, NASIK ROAD, NASIK** (Promoter of the project **TULSIVILLA APARTMENT**), duly authorized by the promoter of the project, do hereby solemnly declare that the above contents of my above Affidavit cum Declaration are true & correct and nothing material had been concealed by me therefrom.

Verified by me at **Nasik** on this day **31st** of **July 2017**.

P. G. Patel

Deponent

T. Patel

IDENTIFIED BY
Patel Tanvesh Rajanikant

DEPONANT SWORN
AND DEPOSED BEFORE ME
C. V PUNDE
ADVOCATE & NOTARY