JANKALYAN CO-OP BANK LTD. NASHIK
M. G. ROAD BRANCH
Authorised Signatory
S. D. JADHAV

FORM B

AFFIDAVIT CUM DECLARATION

I, Sudhir Motiram Ahirrao .. . promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under :

1. That I/promoter have / has a legal title Report to the land on which the development of the project is proposed

   OR

   ..... have / has a legal title Report to the land on which the development of the proposed project is to be carried out AND 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 project land is free from all encumbrances.

   OR

   That details of encumbrances ..... including dues and litigations, details of any right, title, interest or name of any party in or over such land, along with details.

3. That the project shall be completed by me/promoter in the stipulated time as mentioned in the registration of project;

4. a) That For new project :

Jankalyan Co. Op. Bank Ltd.
Nashik. M.G. Road Branch.
Sarada Sankul, Wakil Wadi,
Nashik - 1.
D-5/STP (V)/C.R.1068/01/07/
11417/2007

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Rs.00005001-PB53
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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.

OR

b) For ongoing project on the date of commencement of the Act:

i) That seventy per cent of the amounts to be realized hereinafter 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.

   OR

ii) That entire of the amounts to be realized hereinafter by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to 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 I/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 I/the promoter shall take all the pending approvals on time from the competent authorities.

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

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

Sagar Constructions

Partner Deponent Partner

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 …Nashik…… on this ……31st day of 2017

Sagar Constructions

Partner Deponent Partner

Noted & Registered at Serial Number 4037

THIS DOCUMENT CONTAINS PAGES

Dt.: 1 8 11

DEPONENT SWORN AND DISPOSED BEFORE ME

LAXMANRAO T. LANDGE
ADV. & NOTARY GOVT. OF INDIA