THIS DOCUMENT CONTAINS 05 PAGES

Noted & Registered at Serial Number 1541 17 28/12/17

भारतीय गैर न्यायिक

भारत INDIA

रु. 500 FIVE HUNDRED RUPEES

पाँच सौ रुपये Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2017 ◑

TREASURY OFFICE NASIK
AE 334933
22 DEC 2017
STPHC ATO

28 DEC 2017

दि.नासिक

FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration of **KAILAS LOTAN PATIL** promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization **Dated 28, December 2017** ;

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

NOTARY Pravin B. Kharde Area-Nashik Dist. Regd. No. 5918 Exp. on 18/5/18 NOTARIAL NOTARIAL GOVT. OF INDIA

NOTARY Pravin B. Kharde Area-Nashik Dist. Regd. No. 5918 Exp. on 18/5/18 NOTARIAL NOTARIAL NOTARIAL GOVT. OF INDIA

ADVOCATE & NOTARY

1. That I / We **KAILAS LOTAN PATIL** 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

a 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 **---NA---** including dues and litigation, details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/us promoter from the date of registration of project ; **Date 31 December 2020**

4. **(a)** For new projects :

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.

(b) 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/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 realised 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, 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

ADVOCATE & NOTARY

6. That I / We **KAILAS LOTAN PATIL** 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

7. That I / We **KAILAS LOTAN PATIL** the promoter shall take all the pending approvals on time, from the competent authorities.

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

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

NOTARY Pravin B. Kharde Area-Nashik Dist. Reg. No. 5918 Exp. 18/5/18 GOVT OF INDIA

Deponent

KAILAS LOTAN PATIL

Dated 28, December 2017

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at on this day of.

Deponent

KAILAS LOTAN PATIL

Dated 28, December 2017

ADVOCATE & NOTARY

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Noted & Registered at Serial Number 15211 / 28/12/17

Verification

I/We **Mr. KAILAS LOTAN PATIL** Aged **33** Yrs. PAN No. **ANVPP4486B &** ADHAR No. **370523643798** Occupation Developer R/o **Plot No. 04, Datta Colony, Shahu Nagar, Jalgaon 425001.**

Of **KAILAS LOTAN PATIL** proprietorship firms through its partnership firm's PAN No. **ACFFS0140N**, A partnership Firm, Address – **Block No. 14 A, Sai Empire, Patil Lane No. 03, Collage Road, Nashik . - 422004.** (Promoter of the proposed project **Sai Kripa Apartment** duly authorized by the Promoter of the proposed project, do hereby solemnly declared that the above contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Nashik on this day 28 day of December, 2017.



Mr. Kailas Lotan Patil
Deponent/s

NOTARY
Pravin B. Kharde
Area-Nashik Dist.
Regd. No. 5918
Exp. on 18/5/18
GOVT. OF INDIA

IDENTIFIED-BY

A.M.P. Khongeme

NOTARY
Pravin B. Kharde
Area-Nashik Dist.
Regd. No. 5918
Exp. on 18/5/18
GOVT. OF INDIA

BEFORE ME

PRAVIN B. KHARDE
ADVOCATE & NOTARY
Maruti Chamber No.312, Bldg. No.1,
Dist.Court Compound, Nashik-2