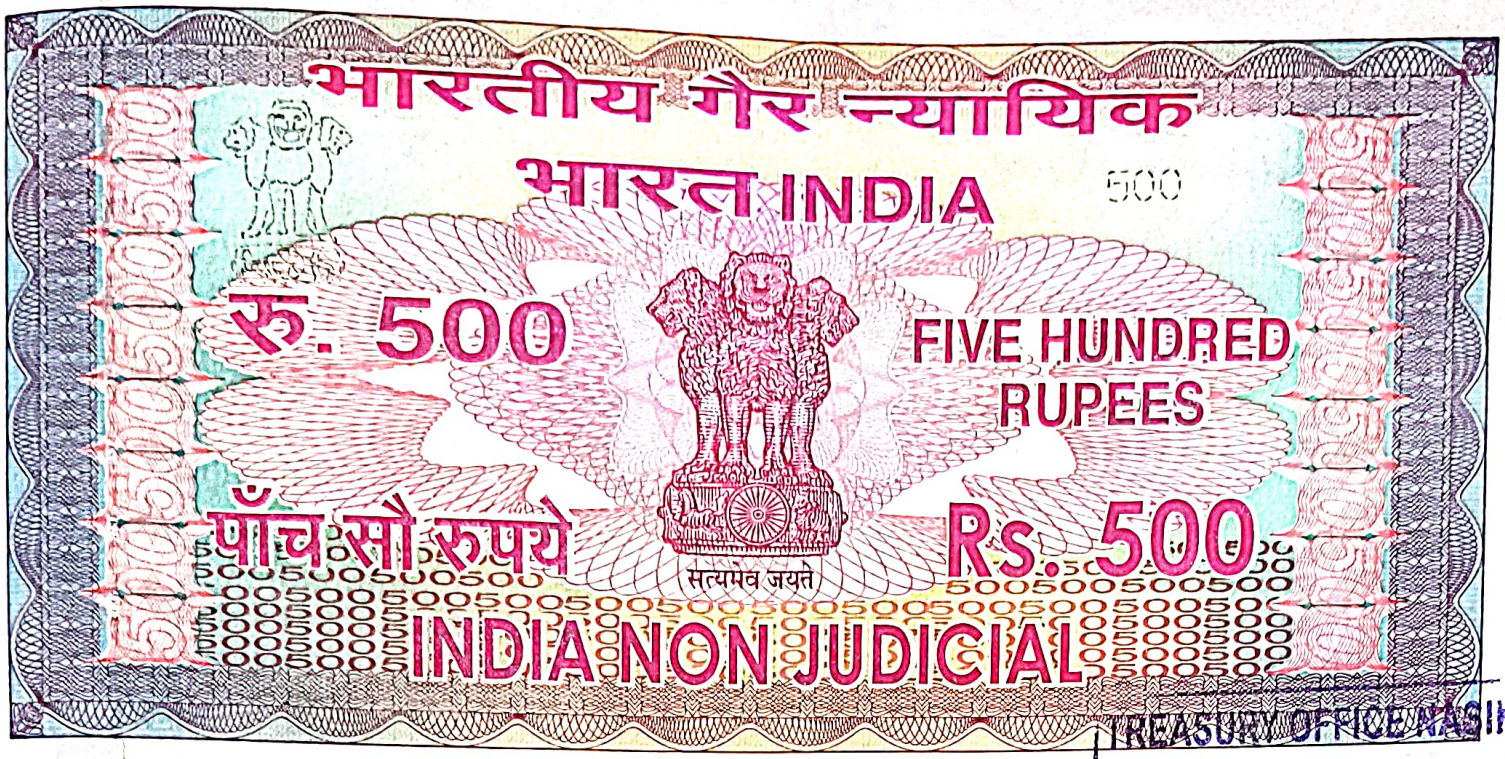


महाराष्ट्र MAHARASHTRA ◐ 2024 ◐

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स्टॅम्प विकत घेणा-याचे नाव -श्री.श्रीपाद विनायक ठोंबरे

राहणार - इंदिरानगर, नाशिक कारण - रेरा वर्क डिक्लेरेशन

कोणाकडे सादर करावयाचे -

हस्ते - टिवंकल शिंदे

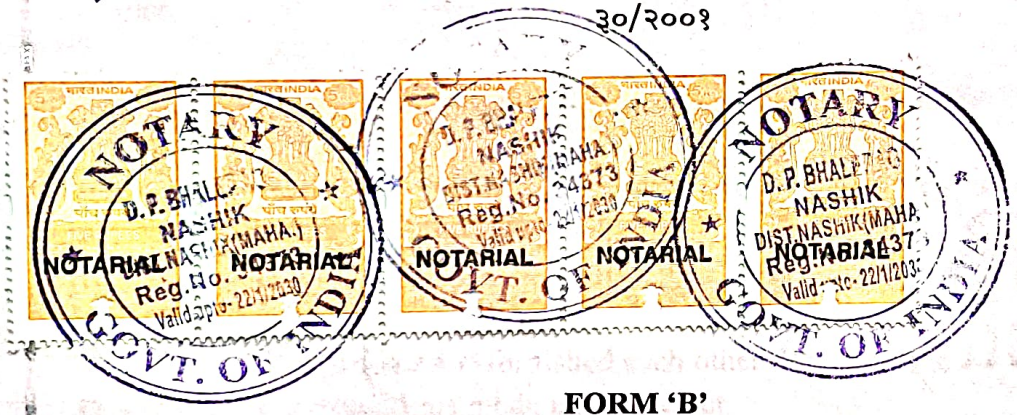
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सौ.प्रभा एस. सुराणा

स्टॅम्प वेंडर,नासिकरोड

३०/२००१

NOTARY
NOTED & REGISTERED
at Serial No. 136
Date:- 01 /12 / 2025
THIS DOCUMENT
Contains 04 Pages



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

Affidavit cum Declaration

Affidavit cumDeclarationof**Co-PromoterMr. RamnathKisanBhagwat,Mr. UttamKisanBhagwat,Mrs. LilabaiShivajiBhagwat, Mr. VikasShivajiBhagwatMr. Vishal ShivajiBhagwat&Mrs. Monika SamadhanDhokane**Co Promoter of the proposedprojectNamed"**SHRI VITTHAL RESIDENCY"**dated today 01st Dec 2025.

We,**Mr. RamnathKisanBhagwat, Mr. UttamKisanBhagwat, Mrs. LilabaiShivajiBhagwat, Mr. VikasShivajiBhagwat Mr. Vishal ShivajiBhagwat& Mrs. Monika SamadhanDhokane**Co-Promoterof the proposed project do hereby solemnly declare, undertake and state asunder: -

1. That promoter has a legal title to the landi.e.**S. No.-190/2B/2 of DeolaliShiwar Sinner Phata, Nashik Road, Nashik, 422101**on which the development of the project is being carried on and a legally valid authentication of title of such land along with an authenticated copy of the Sale Deed of the land of the real estate project is enclosed herewith.

2. That the project land is free from all encumbrances.
3. That the time period within which the project shall be completed by promoter from the date of registration of project is **31/12/2027**

4. That seventy percent of the amounts to be realizedhereinafter 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.

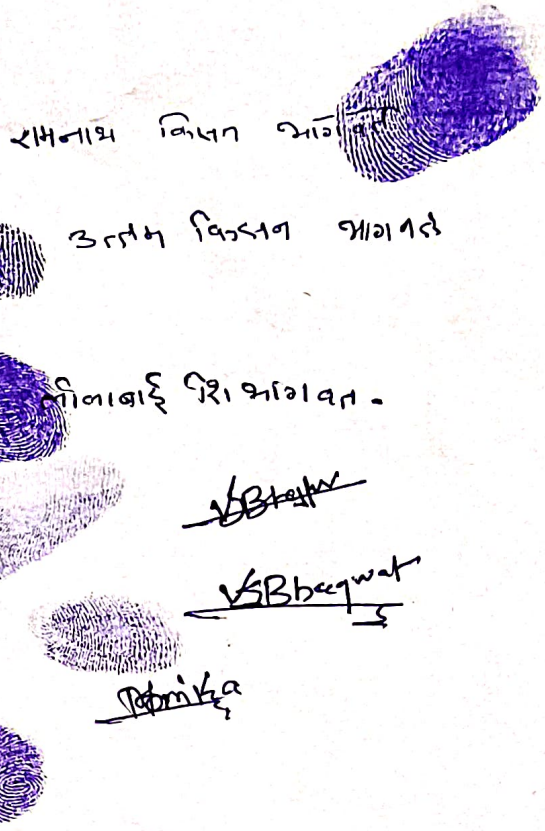
5. That the amounts from the separate account shall be withdrawn in accordance with Rule5
6. That the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce astatement of accounts duly certified and signed 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 has furnished such other documents as have been prescribed by the rules and regulations made under theAct.

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

Deponent



Mr. RamnathKisanBhagwat

Mr. UttamKisanBhagwat

Mrs. LilabaiShivajiBhagwat

Mr. VikasShivajiBhagwat

Mr. Vishal ShivajiBhagwat

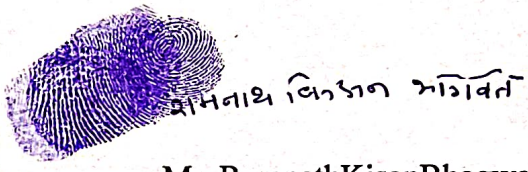
Mrs. Monika SamadhanDhokane
Co-Promotors.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified byme at Nashik onthis01th dayofDec, 2025.

Deponent



Mr. RamnathKisanBhagwat

NOTARY
D. P. BHALERAO
NASHIK
DIST.NASHIK(MAHA.)
Reg.No. 34373
Valid upto- 22/1/2030
GOVT. OF INDIA

Mr. UttamKisanBhagwat

Mrs. LilabaiShivajiBhagwat

Mr. VikasShivajiBhagwat

Mr. VishalShivajiBhagwat

Mrs. MonikaSamadhanDhokane
Co-Promotors.

BEFORE ME

DEEPMALA P. BHALERAO
Advocate & Notary, Govt. of India
205, Chatrapati Chambers, Behind Nashik Road Court, Nashik Road, Nashik - 422 101.