



महाराष्ट्र MAHARASHTRA
22 MAR 2018

2017

AE 479305

अ. नं. १२०५६ दि. २२/०३/२०१८ रु. ५००/- पैकी रु. २२२
श्री. / श्रीमती. रा. राहुल शास्करराव ठाकरे
पत्ता समदगुरुन नगर, गोपिंदनगर नारिक
हस्ते स्वना
सहा R. Thakare

श्री. सं. स. अमृतकर
स्टॅम्प वेंडर, नाशिक.
(मु. वि. प. क्र. १०३/२००२)
FORM 'B'



Affidavit cum Declaration

Affidavit cum Declaration of Mr. Rahul Bhaskarrao Thakare promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization Dated 23, March 2018 ;

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



ADVOCATE & NOTARY



1. That I / We **Mr. Rahul Bhaskarrao Thakare & Mr. Ajay Abaji Chavan** 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 2022**

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

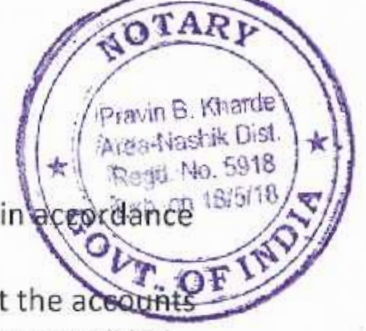
(i) That seventy per cent of the amounts to be realised hereinafter by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only 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.


ADVOCATE & NOTARY





5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
6. That I / We **Mr. Rahul Bhaskarrao Thakare** 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 **Mr. Rahul Bhaskarrao Thakare** the promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / We **Mr. Rahul Bhaskarrao Thakare** 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 **Mr. Rahul Bhaskarrao Thakare** 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 **Mr. Rahul Bhaskarrao Thakare** the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.





Deponent

Mr. Rahul Bhaskarrao Thakare

Dated 23, March, 2018

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

Mr. Rahul Bhaskarrao Thakare

Dated 23, March, 2018


ADVOCATE & NOTARY



Verification

I/We (1) Mr. Rahul Bhaskarrao Thakare Aged 37 Yrs. PAN No. AHKPT7367G & ADHAR No. 6291 8260 4233 Occupation Developer R/o Flat No. 6, Astavinayak Residency, Plot No. 22/23, Sr. No. 792/2, Sadguru Nagar, Nr. Govind Nagar, Nashik - 422009.

Of Mr. Rahul Bhaskarrao Thakare & Mr. Ajay Abaji Chavan a joint ownership of plot No.104, Sr. No. 417/3A, Address – Swami Vivekanand Nagar, Nr. Water Tank, Opp. to Irrigation Colony, Makhmalabad, Panchvati, Nashik - 422003. Promoter of the proposed project **Shree Raj Vihar 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 23rd day of March, 2018.

1.

R. Thakare

Mr. Rahul Bhaskarrao Thakare



IDENTIFIED BY
Kharde
Advocate

R. Thakare

Deponent/s



BEFORE ME

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

