



महाराष्ट्र MAHARASHTRA

2018

AP 855556

29 JUL 2019

- डिपॉजिटरी

अ. नं. 11469 दि. 29 JUL 2019 रु. 500/- पेकी रु.

श्री. / श्रीमती / सौ. मनिषा अजय चव्हाण
पत्ता 13 निर्माण विहार विन्ने-सका कॉलेज रोड नारोफ
हस्त राहुल ठाकरे
सही [Signature]

श्री. सं. रा. अमृतकर
FORM B
(मु. वि. प. क्र. 103/2002)

TREASURY OFFICE NASIK
26 JUL 2019
ATO

NOTARY
Pravin B. Kharde
Area- Nashik Dist.
Regd. No. 5918
Exp. on 18/05/23
GOVT. OF INDIA

Affidavit cum Declaration

Affidavit cum Declaration of Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other promoter of the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization Dated 30th, April 2019

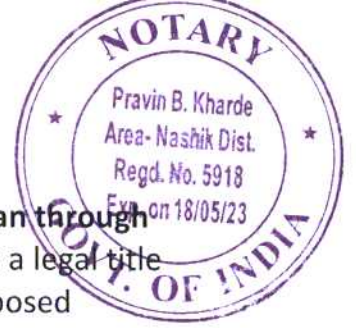
I, promoter of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

NOTARY
Pravin B. Kharde
Area- Nashik Dist.
Regd. No. 5918
Exp. on 18/05/23
GOVT. OF INDIA

NOTARY
Pravin B. Kharde
Area- Nashik Dist.
Regd. No. 5918
Exp. on 18/05/23
GOVT. OF INDIA

[Signature]

ADVOCATE & NOTARY



1. That I / We **Mr. Rahul Bhaskarrao Thakare & Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** 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 **Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** 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 **Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** the promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / We **Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** 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 **Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** 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 **Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other** 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

**Late Ajay Abaji Chavan through legal heir
Smt. Manisha Ajay Chavan & Other**

Dated 30th, April, 2019

Verification

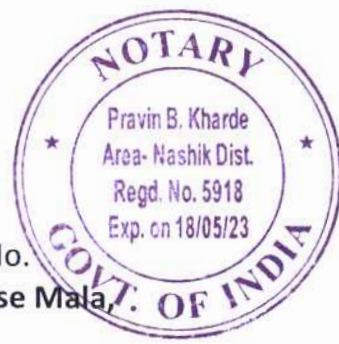
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at on this day of.

Deponent

**Late Ajay Abaji Chavan through legal heir
Smt. Manisha Ajay Chavan & Other**

Dated 30th, April, 2019

ADVOCATE & NOTARY



Verification

- (1) Smt. Manisha Ajay Chavan Aged 45 Yrs. PAN No. APBPC4270L ADHAR No. 822570448042 Occupation Developer R/o Flat No. 13, Nirman Vihar, Vise Mala, Collage Road, Malpani Hospital, Nashik - 422005.
 - (2) Mr. Archit Ajay Chavan Aged 20 Yrs. PAN No. BTPPC7783M ADHAR No. 951929083369 Occupation Student R/o Flat No. 13, Nirman Vihar, Vise Mala, Collage Road, Malpani Hospital, Nashik - 422005.
 - (3) Chi. Tanisha Ajay Chavan Aged 15 Yrs. (Minor) PAN No. ___ ADHAR No. 284054417670 Occupation Student R/o Flat No. 13, Nirman Vihar, Vise Mala, Collage Road, Malpani Hospital, Nashik - 422005.
- (Sign by Smt. Manisha Ajay Chavan Relation Mother of Tanisha)

Of Mr. Rahul Bhaskarrao Thakare & Late Ajay Abaji Chavan through legal heir Smt. Manisha Ajay Chavan & Other 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 30th day of April, 2019.

1.

Smt. Manisha Ajay Chavan

2.

Mr. Archit Ajay Chavan

3.

Smt. Manisha Ajay Chavan
(for Minor Chi. Tanisha Ajay Chavan)

IDENTIFIED-BY

Deponent/s



BEFORE ME

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

