भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2018 ◑

TREASURY OFFICE-NASIK
TC 424031
5 SEP 2018
ATO

NOTED AND REGISTERED
AT SR. NO. 7608 1/10/18
THE DOCUMENT CONSIST
OF 3 PAGES

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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Vikram madhukar pawar chairman of Gajanan heights coop hsg soc** project / duly authorized by the chairman of the proposed project, vide its authorization dated 1-10-2018;

I, Mr. Vikram madhukar pawar chairman of Gajanan heights coop hsg soc project / duly authorized by the chairman of the proposed project do hereby solemnly declare, undertake and state as under:

1. That chairman has a legal title Report to the land on which the development of the project is proposed

OR

M/s GAJANAN HEIGHTS co-op housing society ltd. has a legal title Report to the land on which the development of the proposed project is to be carried out

AND

SUNIL B. TAJANPURE REG.No.6445 NASHIK

प्रतिज्ञापत्र कोणाकडे सादर	प्रतिज्ञापत्र कारण
दस्ताचा प्रकार Decl	दस्त नोंदणी करणार आहेत का ? होय / नाही
नोंदणी होणार असल्यास दुय्यम निबंधक कार्यालयाचे नांव - नाशिक	
मिळकतीचे वर्णन	
मोबदला रक्कम	
मुद्रांक विकत घेणाराचे नांव व पत्ता	
दुसऱ्या पक्षकाराचे नांव	
हस्ते असल्यास, त्याचे नांव व पत्ता	
मुद्रांक शुल्क रक्कम रु. १०००/- पैकी	मु. वि. नोंदवही अनु.क्र. 2772
संतोष ना. लिंगायत, मु. वि.७/९४ & संतोष झेरॉक्स, मुक्तीधामसमोर, ना.रोड	मु. वि. दिनांक 29 SEP 2018
	मु. वि.घेणाऱ्याची सही

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 _____N.A._____ including dues and Litigation, details of any rights, title, interest or name of any party in or over such land, along with details.

3.The time period within which the project shall be completed by chairman from the date of registration of project is 01-10-2021;

4.(a) For new projects :
That seventy per cent of the amounts realized by chairman 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 realized hereinafter by chairman 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.

NOTED AND REGISTERED
AT SR. NO 1608 ..... 1.11.2018
THE DOCUMENT CONSIST
OF ..... PAGES .....

OR

(ii)That entire of the amounts to be realized hereinafter by chairman 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.

6. That the chairman 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 the chairman shall take all the pending approvals on time, from the competent authorities.

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

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

रजि.नं. NSK / NSK / HSG / (TC) 5726/2017 15/11/2017

GAJANAN HEIGHTS CO. OP. HSG. SOCIETY LTD.

CHAIRMAN

SECRETARY





BEFORE ME

SUNIL B. TAJANPURE
ADVOCATE & NOTARY
Shri Niwas Kripa Society, Flat No
Gala Nagar, Jail Road, Nashik Road