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
UD 621502
27 MAR 2019
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रोडापत्र कोणाकडे सादर करावयाचे रेरा रजिस्ट्रेशन कारण

दस्त नोंदणी करणार का-होय/नाही

स्तंभ प्रकार प्रत

मोबदला रक्कम

नेबंधक

सन्या पक्षकाराचे नाव:

नेशन भवार
Bhavar

आर. डी. शिंदे स्टॅम्प वेंडर
कोर्ट आवार, नाशिकरोड
लायसन्स नं.२२/११

NOTED AND REGISTERED
AT SR. NO. 622 4/4/19
THE DOCUMENT CONSIST
OF 3 PAGES

NOTARY SUIL B. TAJANPURE AREA NASHIK Reg.No.6445 NOTARIAL 23 GOVT. OF INDIA

NOTARY SUIL B. TAJANPURE AREA NASHIK Reg.No.6445 Exp.23 NOTARIAL GOVT. OF INDIA

FORM 'B'

Affidavit cum Declaration

Affidavit cum Declaration of **BLOSSOM CONSTRUWELL PRIVATE LIMITED.**, a company incorporated & registered under company Act, 1956 having registered office at "Laxmi Niwas", Sharanpur Road, Nashik - 422005, for Proposed Project **"SAMRAAT GOKULDHAM"- Project-II**, situated at Survey 206/1/3, Hirawadi, Nashik, through its **Co-Promoter** Mr. DINESH MULJIBHAI PATEL, Address: Ishwari Apartments, Tilak Wadi, Nashik Mr. JITENDRA MANJI PATEL Address: Bhalchandra Sankul, Flat No. 5, Ramdas Colony, Nashik.

NOTARY
SUIL B. TAJANPURE
AREA NASHIK
Reg.No.6445
Exp. 23
GOVT. OF INDIA

We, **MR. DINESH MULJIBHAI PATEL** and **MR. JITENDRA MANJI PATEL,** the Co-promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we have legal title to the land on which the development of the project is proposed to be carried out.

2. A legally valid authentication of title of such land along with an authenticated copy of the Joint Venture Agreement between such Owner and Co-Promoter for development of the real estate project is enclosed herewith.

3. That the said land is free from all encumbrances, expect charge of **ECL Finance Limited,** for construction finance Loan of Rs. **21 Crores** against mortgage of Land & Building (Present & Future) for PROJECT–I & PROJECT-II of **"SAMRAAT GOKULDHAM"** together. The above mentioned construction finance Loan has been availed by SHWETA INFRASTRUCTURE & HOUSING (I) PRIVATE LIMITED (THE PROMOTER) and the to repay the loan is the sole responsibility of Shweta Infrastructure & Housing (I) Private Limited.

4. That the time period within which the project shall be completed by us is, 31/12/2021.

5. That seventy per cent of the amounts to be realised by us for the real estate project from the allottees/purchaser/s, 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.

6. That the amounts from the separate account, to cover the cost of project, shall be withdrawn in proportion to the percentage of completion of the project.

7. That we, the Co- 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 utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That we, the Co-Promoter shall take all the pending approvals on time, from the competent authorities.

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AT SR. NO. 6224/2019
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OF 9 PAGES ....

NOTARY
SUIL B.
TAJANPURE
AREA NASHIK
Reg.No.6445
Exp. 23
GOVT. OF INDIA

9. That we, the Co-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.

10. That we, the Co-Promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

11. That we, the Co-Promoter shall not discriminate against any allottee/purchaser/s at the time of allotment of any flat/apartment, plot or building, as the case may be, on any grounds.

MR. DINESH MULJIBHAI PATEL — Deponent 1

MR. JITENDRA MANJI PATEL — Deponent 2

Verification

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

Verified by me at Nashik on this 04 day of April 2019.

MR. DINESH MULJIBHAI PATEL
Deponent 1

MR. JITENDRA MANJI PATEL
Deponent 2

BEFORE ME

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