



महाराष्ट्र MAHARASHTRA

2019

वि. नं. ठिकाण :- दारका, नाशिक

क्र. नं. 20846 दि. 3 SEP 2019 रु. पैकी रु. 999/-

स्टॅम्प घेणाऱ्याचे नाव श्री. जितेंद्र एम. गायकवाड मुख्य ठेकेदार श्री. विजेंद्र एम. गायकवाड
वस्तु क्र. 2, रस्त्या/20, शिवाजीवाडी रोड स्टॅम्प केंद्र

मुद्रांक घेणाऱ्याचे कारनाम विशेष कर

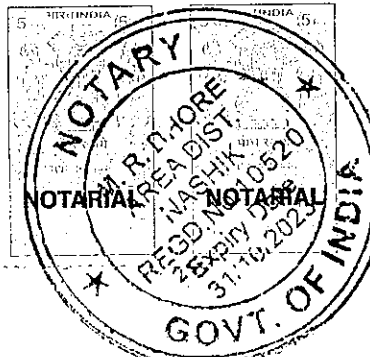
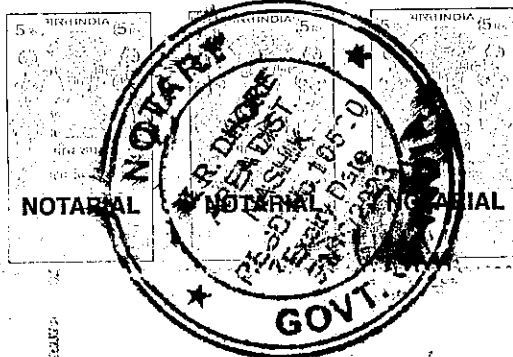
हस्त श्री. विजेंद्र एम. गायकवाड

सही/-

FORM 'B' 204 नवराग कॉम्प्लेक्स, दारका, नाशिक
परवाना क्र. 9992003

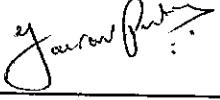
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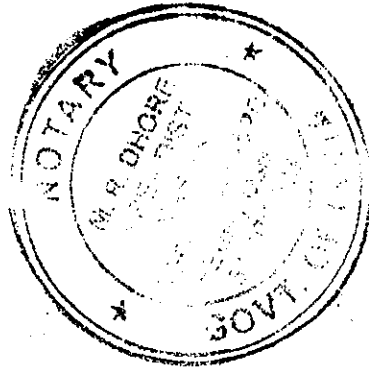
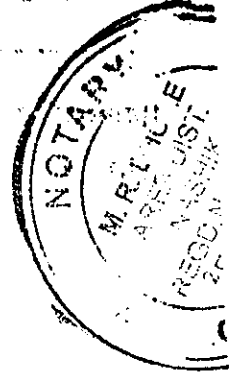
I, Mr. Jitendra Kanaiyalal Borsaniya, Age 35 Years, Occupation Business, as Partner of M/s. Kalantri And Musale Realcon LLP, PAN - AAUFK0367L, A Limited Liability Partnership firm, Address :- Shop No. 2, Building No. F/10. Shreeram Kunj, Tigrania Road, Dwarka, Nashik-422011, duly authorized by the promoter of the proposed project BALAJI PARK, do hereby solemnly declare, undertake and state as under:



NOTARY
NOTED & REGISTERED
at Nashik
DATE 19/10/2019
This Document Contains
Total

जोडपत्र

प्रतिज्ञापत्र कोणाकडे सादर करावयाचे : रेरा कार्यालय, नाशिक	
प्रतिज्ञापत्र कारण : रेरा बाबत	
मुद्रांक विकत घेणाऱ्याचे नाव व पत्ता : कलंत्री ॲन्ड मुसळे रियल कॉन रा.शॉप नं. २, एफ/१०, तिगरानियों रोड, नाशिक.	
मुद्रांक विक्री बाबतची नोंदवही अनुक्रमांक २०६७ व दिनांक : १३/०९/२०१९	
मुद्रांक विकत घेणाऱ्याची सही : 	विजेंद्र मोहन गायकवाड, २०५, नवरंग कॉम्प्लेक्स, द्वारका, नाशिक परवाना क्रमांक तसेच विक्रीचे ठिकाण : परवाना क्र. ११८/२००३



1. That the promoter is the owner of the Survey.No / Gut No. 449, admeasuring 8830.07 Sq. Mtrs. Net plot area, (Total admeasuring 11000.00 Sq. Mtrs) situated at Village Satpur, Tal. Dist. Nashik, on which the development of the project is to be carried out and the promoter has valid right to develop the said property.
2. That the project land is free from all encumbrances.
3. That the Promoter shall complete the said project on or before 31.12.2024.
4. That seventy percent of the amounts to be realized hereinafter by 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 Rule 5 of Maharashtra Real Estate (Regulation And Development) Rules 2017.
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 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 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 the Act.



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

Patel

Deponent

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 day 12th Day of October 2019

Patel

Deponent

Parties are identified by



ATTESTED

Mukund R. Dhore
MUKUND R. DHORE
Advocate & Notary Govt. of India
District Court Compound Nashik-2

