भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA

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TREASURY OFFICE NASIK

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22 NOV 2019

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नाव डिएसपी फोर्च्यून बिल्डटेक तर्फे

हस्ते 203, आशियाना अपार्ट. नाशिक

दिवा. पुणे मिलिटरी डेपो

शुल्क स्टॅम्प वेंडर, नाशिक

परवाना क्र. १७/२००३

सही :-

NOTARY SANJEEVANI B. KAMALE Area Dist. Court Nashik Maharashtra Reg. No. 6964 Exp. Date 13/10/2023 NOTARIAL GOVT. OF INDIA

FORM 'B'

[See rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGHNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

(Affidavit cum Declaration)

Affidavit cum Declaration of Mr. Hitesh Deo , age-32 years, occupation- business PAN- AIDPD8303J (Authorized person of DSP Fortune buildtech, PAN- AAPFD9579G, partnership firm) residing at plot no.30, Aashiyana bungalow, behind Hotel Sur, Shivgiri , D,souza colony, Nashik 422005. Duly authorized as the promoter of the proposed project (Prathamesh Park.)

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

NOTARY NOTED & REGISTERED at Serial No. 05198/2019 Date 29/11/2019 THIS DOCUMENT Contents 03 pages

GOVT. OF

registration district of Nashik. which the development of the project is proposed and the 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 said land is free from all encumbrances.

3. That the time period within which the project shall be completed by me/promoter is **31/12/2023**.

4. That seventy per cent of the amounts realised by me (promoter) and MR.Govind Dagdu Deo (Co-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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such 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.

8. That I / promoter shall take all the pending approvals on time, from the competent authorities.

9. That I / promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

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

NOTARY
SANJEEVANI
B. KAMALE
Area Dist. Court Nashik
Maharashtra
Reg. No. 6964
Ex. Date 13/10/2023
GOVT. OF INDIA

SANJEEVANI B. KAMALE Area Dist. Court Nashik Maharashtra Reg. No. 6964 Ex. Date 13/10/2023 GOVT. OF INDIA

Deponent

Verification

I **Mr. Hitesh Deo , age-32 years, occupation- business PAN- AIDPD8303J (authorized person of DSP Fortune buildtech, PAN- AAPFD9579G, partnership firm) residing at plot no.30, Aashiyana bungalow, behind Hotel Sur, Shivgiri , D,souza colony, Nashik 422005.** duly authorized as the promoter of the proposed project (Prathamesh park.) do hereby solemnly declare that the above contents of my above affidavit cum declaration is true and correct and nothing is material has been concealed by me therefrom.

Verified by me at NASHIK on this____day of_____.

Deponent



SANJEEVANI B. KAMALE Area - Dist. Court, Nashik, Maharashtra. Regd. No. 6964 GOVT. OF INDIA

Identified by

NOTARY SANJEEVANI B. KAMALE Area Dist. Court Nashik Maharashtra Reg. No. 6964 Ex. Date 13/10/2023 GOVT. OF INDIA

SANJEEVANI B. KAMALE
ADVOCATE & NOTARY
GOVT. OF INDIA
Office - Chamber No.19/1,Maruti Chambers,
District Court, Nashik- 422 002.

NOTARY SANJEEVANI B. KAMALE Area - Dist. Court, Nashik, Maharashtra. Regd. No. 6964 GOVT. OF INDIA