

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



सत्यमेव जयते

ONE
HUNDRED RUPEES

भारत INDIA
INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA

2019

VT 967431

9 DEC 2019

...नु.क्र. 38574 दि 13/12/2019 : रेखा करीता

प्रतिज्ञापत्र कोजापट्टे सा

मुद्रांक वेगवान

दस्तावेज प्रकार परिचरणीय B3

दु.निबंधक कार्यलय-नाशिक

दुसऱ्या पक्षकाराचे नांव:

मेलकल वर्णन:

स्ते. केसन रोहिदास जाधव

4 Kachur

फुलवेताम पोतार व शतर

आर. डी. जिंदे स्टेट्स वेंडर
कोर्ट भागात, नाशिकरोड
नाशिक नं 22/00

NOTED AND REGISTERED
AT SR. NO. 7264 IN
THE DOCUMENT CONSIST
OF 3 PAGES

FORM 'B'

[See Rule 3(4)]

AFFIDAVIT CUM DECLARATION



[Sec Rule 5(4)]

GOVT. OF

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

Affidavit cum Declaration

Affidavit cum Declaration of Mr PURUSHOTTAM SHANKAR POTDAR Age 49 Years, Occupation Business, as partner, of OMSWARUP CONSTRUCTION PAN AADFO5962A Address A-4, Hari Vandan Apartment, Sane Guruji Nagar, Jail Road, Nashik Road, Nashik – 422101 (promoter of the proposed project SHARADA APARTMENT), duly authorized by the promoter.

I, MR. PURUSHOTTAM SHANKAR POTDAR Age 49 Years Occupation Business, as partner, of OMSWARUP CONSTRUCTION promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That the promoter have a legal title to the land bearing S. No. 124/1 total admeasuring 278.42 Sq. Mtrs situated at SURVEY NO. 124/1, PLOT NO. 16, DHURV NAGAR, BEHIND NIGAL PARK, GANGAPUR SHIWAR, NASHIK – 422001 on which the development of the proposed project is to be carried out and the promoter have valid right to develop the said property. The authenticated copy of sale deed of the above mentioned land is enclosed herewith.
2. That the said land is free from all encumbrances.
3. That the Promoter shall complete the said project on or before 31st day of MARCH, 2021.
4. 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.
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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5 of Maharashtra Real Estate (Regulation And Development) Rules 2017.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 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.
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 the Act and under rule 3 of these rules, within seven days of the said changes occurring.
9. That the promoter have / 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, on any grounds.



Verification

I, Mr PURUSHOTTAM SHANKAR POTDAR Age 49 Years, Occupation Business, as partner, of OMSWARUP CONSTRUCTION PAN AADFO5962A Address A-4, Hari Vandan Apartment, Sane Guruji Nagar, Jail Road, Nashik Road, Nashik – 422101 (promoter of the proposed project SHARADA APARTMENT), duly authorized by the promoter of the project, do hereby solemnly declare that the above contents of my above affidavit sum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at Nashik on this 14th day of December 2019.



Deponent

BEFORE ME

SUNIL B. TAJANPURE
ADVOCATE & NOTARY
204, Prestige Point, Opp. Police
Station, Nashik Road, Nashik

