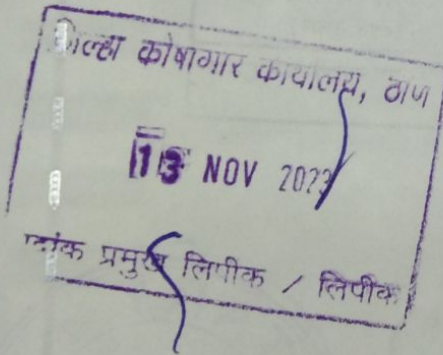




महाराष्ट्र MAHARASHTRA

2023

73AA 344247



FORM 'B'

[See rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Premji Lakhamshi Karia, Mr. Sohansingh Amarsingh Thakur and Mr. Santosh Bhagwansingh Kushwa**, duly authorized by the **BRIGHT SKY HEIGHTS BUILDERS AND DEVELOPERS**

[Signatures]

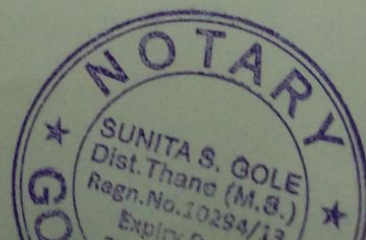


PRIVATE LIMITED ("Promoter") of the **GALAXY WING 5 ("Project")**, vide its authorization dated 01st November, 2023;

We **Mr. Premji Lakhamshi Karia, Mr. Sohansingh Amarsingh Thakur and Mr. Santosh Bhagwansingh Kushwa**, duly authorized by the promoter of the project do hereby solemnly declare, undertake and state as under:

1. BRIGHT SKY HEIGHTS BUILDERS AND DEVELOPERS PRIVATE LIMITED has a legal title Report to the land on which the development of the project is to be carried out AND 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.
3. That the time period within which the project shall be completed by promoter, shall be on or before **30th June 2024** subject to Force Majeure events as listed in The Real Estate (Regulation and Development) Act, 2016 (the "Act").
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
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

SIC Prem Sohany



such practicing 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 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.

Vinod Jaywant Kom

Kom

Deponent(s)

1) Mr Premji Lakhanshi Karia

Premji

2) Mr Santosh Bhagwansingh Kushwa

Santosh

3) Mr Sohan Singh Amarsingh Thakur

Sohan

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 _____ on this _____ day of _____.

Deponent(s)

1) Mr Premji Lakhanshi Karia

Premji

2) Santosh Bhagwansingh Kushwa

Santosh

3) Mr Sohan Singh Amarsingh Thakur

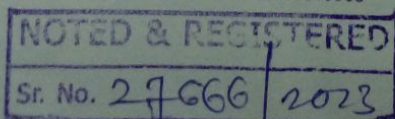
Sohan



**BEFORE ME
NOTARY**

**SUNITA S. GOLE
ADVOCATE & NOTARY**

Off. Shop No. 3, Near Food Box Hotel,
Behind Sai Baba Mandir, Thane Court Nakd
Thane (W) 400601. Mob. 9819815553



- 1 DEC 2023