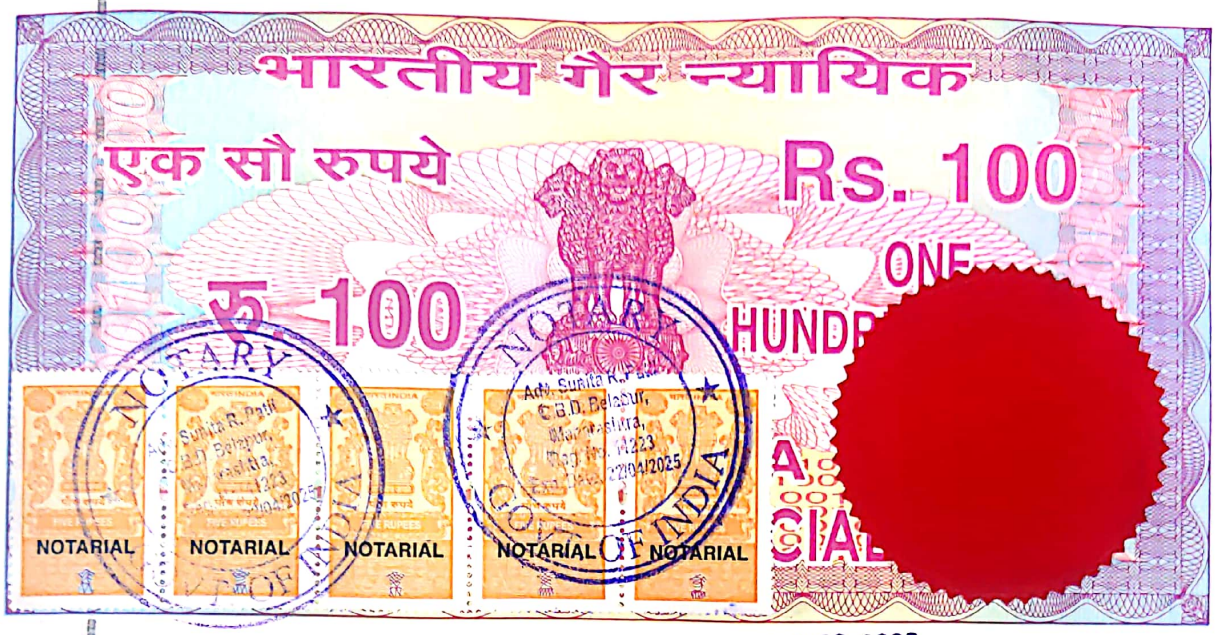


महाराष्ट्र MAHARASHTRA ◐ 2023 ◐ 18 DEC 2023 79AA 533195

जिल्हा कोषागार कार्यालय, ठाणे
11 DEC 2023
मुद्रांक प्रमुख लिपीक / लिपीक

जोडपत्र–1 / फक्त प्रतिज्ञापत्रासाठी
मुद्रांक विक्री नोंदवही अनु.क्रमांक _____ दिनांक _____
मुद्रांक विकत घेण्याऱ्याचे नाव _____
पत्ता व सही _____ For Techno Pack Software Services Pvt. Ltd
Director
श्री. रविन्द्र विष्णू शिंगाडे,
परवाना क्र. 13/2000, नोंदणी प.क्र. : 1201043,
मुद्रांक विक्रीचे ठिकाण : सुनिता सर्व्हिसेस, शॉप नं. 23, प्रभात सेंटर एनेक्स स्लॉट नं. 7, सेक्टर–1ए, सी.बी.डी. बेलापूर, नवी मुंबई. मो. 09324704124
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासून 6 महिन्यात वापरणे बंधनकारक आहे .

FORM'B'

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

Affidavit cum Declaration

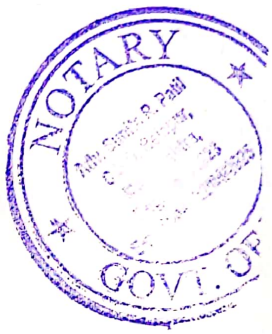
Affidavit cum Declaration of **Mr. DEVANG DEVJI PATEL** Director of M/s Festive Express Services Private Limited & Promoter of the project "Shreeji Dios", situated on Plot No.187, 188, 195 & 196 Sector 21, Nerul, Navi Mumbai - 400706 vide his authorization dated 30th January of 2024;

For FESTIVE EXPRESS SERVICES PVT LTD

Director

Director

Deponent


NOTARY
GOVT. OF



I, **Mr. DEVANG DEVJI PATEL** Director of M/s Festive Express Services Private Limited & Promoter of the project "Shreeji Dios", do hereby solemnly declare, undertake and state as under:

1. That the promoters of the project & has a legal title to the land on which the development of the project is proposed

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 31-12-2025.

4. That seventy percent of the amounts realized 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, 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 utilized for the project and the withdrawal has been incompliance 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 maybe, on any grounds.

For FESTIVE EXPRESS SERVICES PVT LTD

Director

Deponent

NOTARY
Adv. Sunita P. Patil
GOVT. OF INDIA

Scanned with OKEN Scanner

Verification

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

Verified by me at Navi Mumbai on 30th January of 2024.

For FESTIVE EXPRESS SERVICES PVT LTD

Director

Deponent

Name - Vikas R. Rajguru

Mob - 9768532632

BEFORE ME

Adv. SUNITA RAM PATIL
M.Com.,M.A.,LL.M.,G.D.C.&A
ADVOCATE HIGH COURT
Membership No. MAH/2006/2000
NOTARY (GOVT. OF INDIA)
Shop No. 26, Prabhat Centre,
C B D Belapur, Sector 1A, Navi Mumbai-400614
MOB.: 9867688788
(SMS/WHATSAPP ONLY)

NOTARIAL REG. NO. 2233

PAGE NO. 116 BOO NO. 105

DATE 30 JAN 2024

NOTARY GOVT. OF INDIA