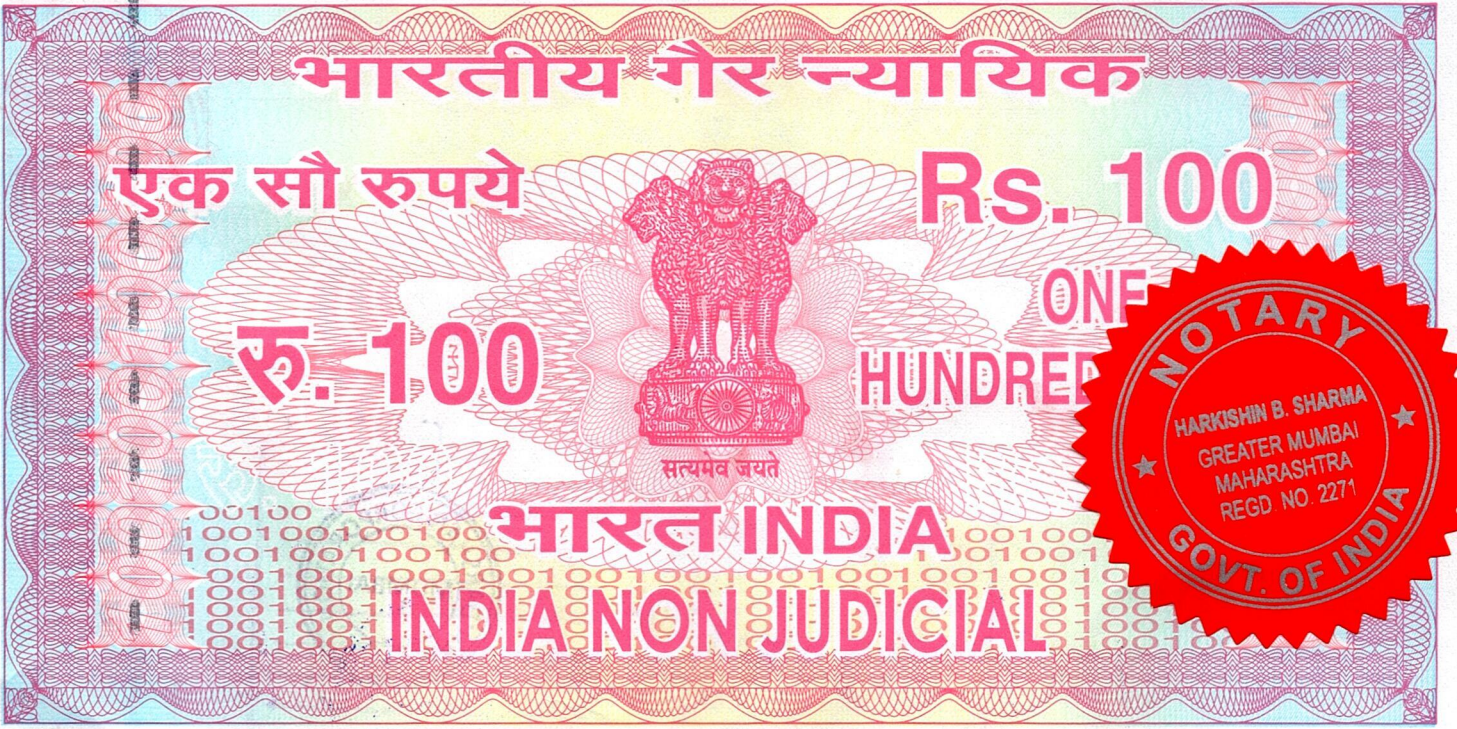




महाराष्ट्र MAHARASHTRA

2023

80AA 599723



FORM 'B'
[See rule3(6)]

उप कोषागार अधिकारी
कल्याण
- 1 MAR 2024

Affidavit cum Declaration

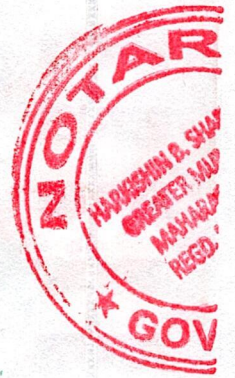
Affidavit cum Declaration of **ABHIDARSHAN CORPORATION LLP** promoter of the proposed project **THE NILAYA**.

We, **Mr. Vishal Laxman Mavani** promoter of the proposed project **THE NILAYA** do hereby solemnly declare, undertake and state as under:

1. We have a legal title Report to the land on which the development of the project is proposed project is to carried out 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



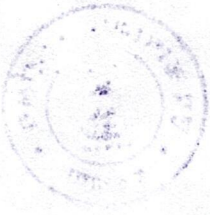
....2....



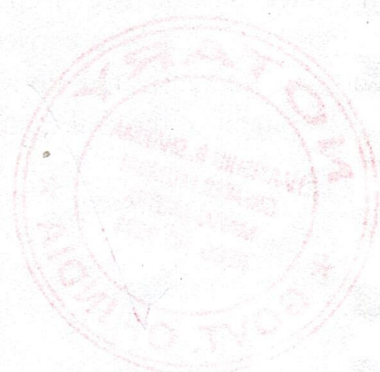
74710

जोडपत्र-२

मुद्रांक विहित नोंदवही अनु क्रमांक _____
मुद्रांकाचा प्रकार _____
दस्त नोंदणी करचार आहेत _____
मिळकतीचे धोरणे _____
मुद्रांक दिनांक 06 MAR 2024 _____
हस्ते असाखत रकमेचा नाव, प्रती या सही _____
दुस-या पक्षाचा नाव _____
मुद्रांक शुल्क रक्कम _____
परवानाधारक मुद्रांक प्रकल्पाची सही नांव लक्ष्मण भ. भागुसाली
परवाना क्रमांक रजिस्टर मुद्रांक _____
मिळीया ठिकाण / पत्ता _____
गळ्या नं. ०५, छानुर भवन,
गुप्ते रोड, डोंबिवली (प)
परवाना क्रमांक १२०६०३२
ह्या कागदासाठी नवीनी मुद्रांक करीची कोटेशन करणेसाठी कोटेशन पाठवावे.
मुद्रांक करीची कोटेशन पाठवावे व महीन्याच्या दिनांकात कोटेशन द्यावे.



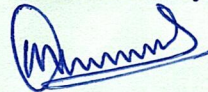
Handwritten signature or mark.



...2...

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 31-12-2027.
4. Seventy per cent of the amounts realised 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 RERA Rule 5.
6. We 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 utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. We shall take all the pending approvals on time, from the competent authorities.
8. We 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. We have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. We shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent
For Abhidarshan Corporation LLP



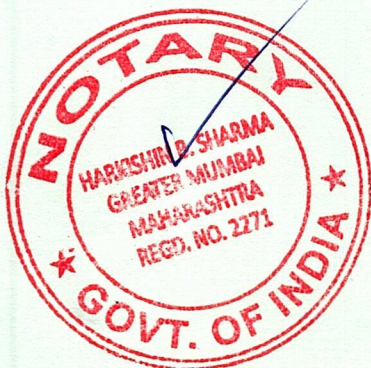
Partner

Verification

The contents of our 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



12 MAR 2024

HARKISHIN B. SHARMA
ADVOCATE & NOTARY
1, OJAS BLDG, GROUND FLOOR,
NEAR RATION OFFICE, S. N. ROAD,
MULUND (W), MUMBAI-400 080.