



महाराष्ट्र MAHARASHTRA

2023

78AA 919638



FORM 'B'
[See rule 3(6)]

18 MAR 2024

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 JOHAR HASAN ZOJWALLA Co-promoter of the proposed project REGENCY PARK PHASE II BUILDING NO F

I, Mr. Johar Hasan Zojwalla landowner of the proposed project do hereby solemnly declare, undertake and state as under:



जोडा - 2/A - Annexure - I

12. संयोजकता (.....)

મનિકાન્ત સીંઘાણે સહાય નિયમવાળે :

१. निम्नलिखित कथनों में से सही का चयन करें :

1. *Prunella vulgaris* L.

• *2000* *2000* *2000*

1. *Journal of the American Medical Association*, 1997; 277: 1001-1005.

संज्ञक दिनांक १०३ दिनांक

ਸੁਪਰੀਮ ਕੋਰਟ ਦੇ ਜੱਜਾਂ-ਬਾਈ ਨਾਮੀ

संस्था: २०११ महानगर विभागाची इली
इली: २०११ महानगर विभागाची इली

मार्गदर्शक विद्यारे
मु.क. विद्यालय २२०६०२६
विद्यार्थी नाम: कल्याणजी मल्लिक (पूर्व)

संस्कृत-भाषा-विभाग, दिल्ली विश्वविद्यालय, दिल्ली-११०००७

1. That I, have a legal title Report to the land on which the development of the project is proposed

★ 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 me/promoter from the date of registration 31/12/2029

4. (a) For new projects :

That 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.

(b) For ongoing project on the date of commencement of the Act

(i) 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.

OR

(ii) That entire 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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.

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

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

10. That I/the promoter shall not discriminate against any allottee at the time of allotment.

Deponent

Mr. Johar Hasan Zojwalla

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 Kolgaon on this 06/05/2024

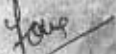
Deponent

Mr. Johar Hasan Zojwalla



BEFORE ME
Sujata S. Mhatre
SUJATA S. MHATRE
B.Com., LL.M.
Advocate & Notary
Govt. of India
Registration No. 20243
S. No. 2040. Date = **6 MAY 2024**



आयकर विभाग	भारत सरकार
INCOME TAX DEPARTMENT	GOVT. OF INDIA
JOHAR HASAN ZOJWALLA	
HASAN KALABHAI ZOJWALLA	
08/09/1967	
Permanent Account Number	08092016
AAAPZ5650K	
	
Signature	

