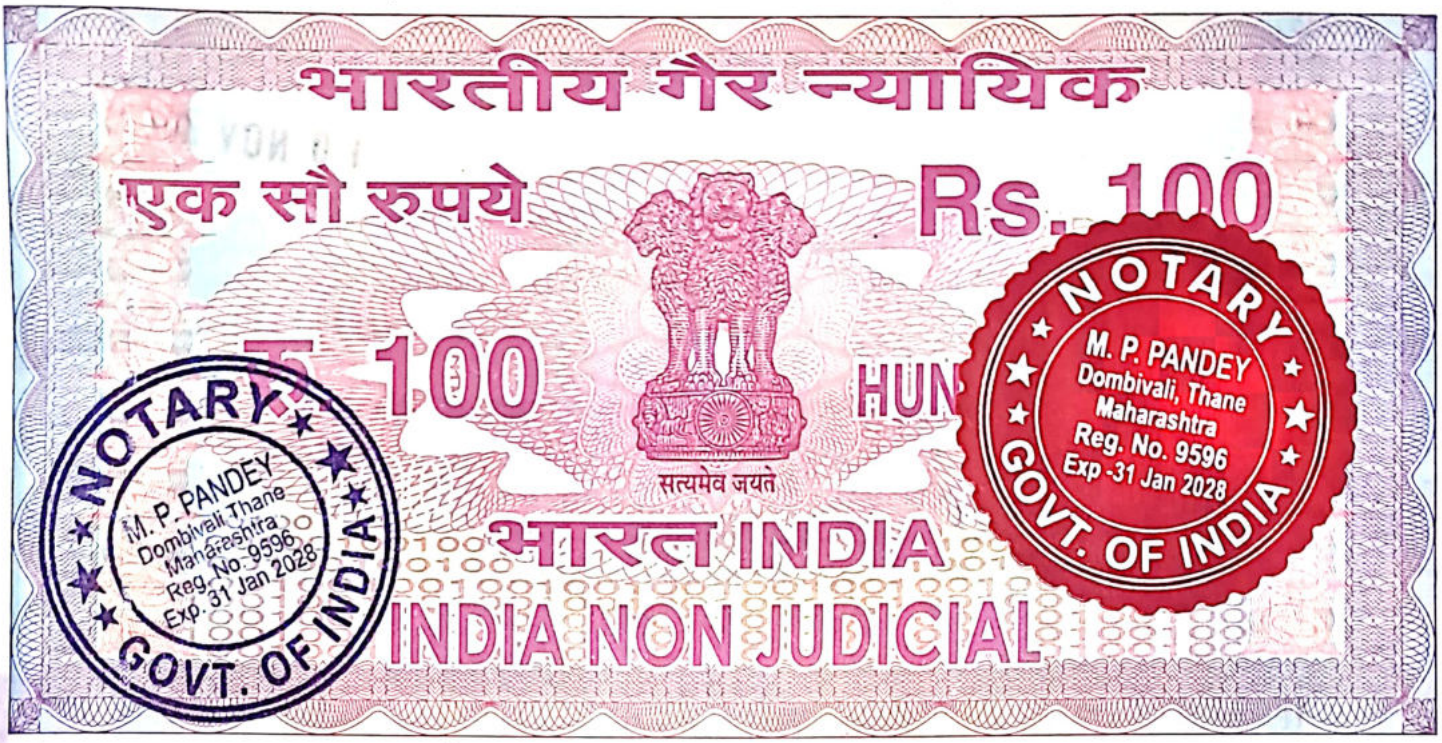


महाराष्ट्र MAHARASHTRA

63AA 010456

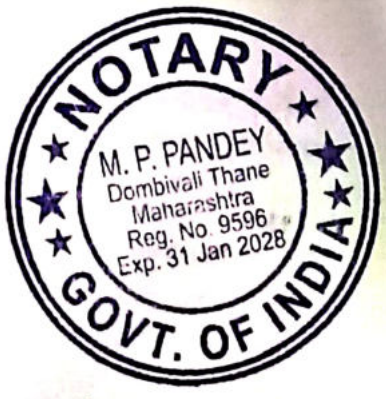


उप कोषागार अधिकारी
कल्याण

Affidavit cum Declaration

27 OCT 2023

Affidavit cum Declaration of (1) MR. NARAYAN RAGHUNATH CHARI , age 65 Years (2) MR. SESHADRI RAGHUNATH CHARI Age 58 Years, both residing address at Flat No.2, Srinivasa Nilayam , opp. Radha Govind Apts, Pandurang Wadi, Manpada road, Dombivali(East).



10 NOV 2023

Serial No. Date	19322 10-11-2023
Nature of document	Affidavit
Whether it is to be Registered?	Yes/No
Property Description in brief	
Stamp Purchaser's Name	Narayan Raghunath Chari
10 NOV 2023	
If through other Person then Name & Add. & Sign.	Self 2, Shrinivas Anilayam, Manpada Rd, Dombivli-E
Name of the other Party	
Stamp Duty Amt.	Rs. 100/- Date:- 10-11-2023

Licence No. 1206043
STAMP VENDOR
MR. AVINASH H. GUJARE

10 NOV 2023

Add. D-86, Kasturi Plaza,
Manpada Road, Dombivli (E).

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी केल्यापासुन ६ महिन्यांत वापरणे बंधनकारक आहे.

Land Lord of the proposed project / duly authorized by the Land Lord of the proposed project, vide its/his/their authorization dated

I, Land Lord of the proposed project /duly authorized by the Land Lord of the proposed project do hereby solemnly declare, undertake and state as under :

1. i) That I / land Lord have / has a legal title Report to the land on which the development of the project is proposed.
   OR
   ii) have / has a legal title report to the land on which the development of the proposed project is to be carried out
   AND
   iii) 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 . I)That the project land is free from all encumbrances.

OR

ii) That the details of encumbrances including dues and litigation, details of any right, title, interest or name of any party in or over such land,along with details.

3 .That the time period within which the project shall be completed by me/Land Lord from the date of registration of project ;

4 . (a) For New project :

That seventy per cent of the amounts realised by me / land lord 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 /Land Lord 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 / Land Lord 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 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on web site)Rules, 2017.

6.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, in practice, and it shall be verified during the audit that the

NOTARY
M. P. PANDEY
Vasai Thane
Maharashtra
Reg. No. 9596
Exp. 31 Jan 2028
GOVT. OF INDIA

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 / Land Lord shall take all the pending approvals on time , from the competent authorities.

8. That I / Land lord shall inform the Authority Regarding all the changes that have occurred in the information furnished under Section 4(2) of the Act and under rule 3 of these rules, within seven days of the said changes occurring.

9. That I / Land Lord have / has furnished such other documents as have been prescribed by the rules and regulation made under the Act.

10. That I / Land Lord shall not discriminate against any allottee at the time of allotment of any apartment, plot or building , as the case may be

Deponent

Verification

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



Deponent

Signed Sealed and
Delivered at Dombivli
This 11th Nov 2023

11 NOV 2023

Witnesses:

1) Mayank

MAYANK P. PATEL





NOTARY
M. P. PANDEY
Dombivali Thane
Maharashtra
Reg. No. 9596
Exp. 31 Jan 2028
GOVT. OF INDIA

ATTESTED BY ME

11-11-2023

M P. PANDEY
NOTARY
GOVT. OF INDIA

11 NOV 2023

भारत सरकार
GOVERNMENT OF INDIA



चारी सेशद्री रघुनाथ
Chari Seshadri Raghunath
जन्म तारीख/ DOB: 24/04/1965
पुरुष / MALE

3060 6449 4786

आधार-सामान्य माणसाचा अधिकार

NOTARY
M. P. PANDEY
Dombivali Thane
Maharashtra
Reg. No. 9596
Exp. 31 Jan 2028
GOVT. OF INDIA

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:
S/O:के एस रघुनाथा चारी,
2,श्रीनिवासा निलायम,
मानपाडा रोड, पांडुरंगवाडी,
डोंबिवली पूर्व, कल्याण,
ठाणे,
महाराष्ट्र - 421201

Address:
S/O: K S Raghunatha Chari,
2,SRINIVASA NILAYAM,
MANPADA ROAD,
PANDURANGWADI, DOMBIVALI
EAST, Kalyan, Thane,
Maharashtra - 421201

Aadhaar-Aam Admi ka Adhikar

भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India

आधार

नोंदणी क्रमांक:/Enrolment No.: 2085/13158/35866

Narayan Raghunath Chari (नारायण रघुनाथ चारी)

C/O K. S. Raghunath Chari, Block No.2, Srinivas Anilayam, Manpada Road, Opposite Radhagovind Apts,, Pandurangwadi, Dombivli (East), Kalyan, Thane, Maharashtra - 421201

Date: 23/01/2017

तुमचा आधार क्रमांक/ Your **Aadhaar** No.:

8685 5675 9098

सूचना

- आधार ओळखीचे प्रमाण आहे, नागरीकत्वेचे नाही.
- ओळखीचे प्रमाण ऑनलाइन ऑथेन्टीकेशन द्वारा प्राप्त करा.
- हे इलेक्ट्रॉनिक प्रक्रिये द्वारा तयार झालेले एक पत्र आहे.

INFORMATION

- **Aadhaar** is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

माझे आधार, माझी ओळख

1947 help@uidai.gov.in www.uidai.gov.in

NOTARY M. P. PANDEY Dombivali Thane Maharashtra Reg. No. 9596 Exp. 31 Jan 2028 GOVT. OF INDIA

- आधार देशभरात मान्य आहे.
- आधार साठी आपण एकदाच नामांकन नोंदणीची आवश्यकता आहे.
- कृपया आपल्या सध्याचा मोबाइल नंबर व ई-मेल पत्ता नोंदवा. यामुले आपल्या विभिन्न सुविधा प्राप्त करण्यासाधा मदत मिळेल.

- **Aadhaar** is valid throughout the country.
- You need to enrol only once for **Aadhaar.**
- Please update your mobile number and e-mail address. This will help you to avail various services in future.

भारत सरकार
GOVERNMENT OF INDIA



नारायण रघुनाथ चारी
Narayan Raghunath Chari
जन्म तारीख/ DOB: 21/05/1958
पुरुष / MALE

8685 5675 9098

माझे आधार, माझी ओळख

भारतीय विशिष्ट पहचान प्राधिकरण
AADHAAR UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:
C/O के. एस. रघुनाथ चारी, ब्लॉक नो.2, श्रीनिवास अनिलायाम, मानपाडा रोड, राधागोविंद अपार्टमेंट्स समोर,, पांडुरंगवाडी, डोंबिवली (ईस्ट), कल्याण, ठाणे, महाराष्ट्र - 421201

Address:
C/O K. S. Raghunath Chari, Block No.2, Srinivas Anilayam, Manpada Road, Opposite Radhagovind Apts,, Pandurangwadi, Dombivli (East), Kalyan, Thane, Maharashtra - 421201

8685 5675 9098

MERA AADHAAR, MERI PEHACHAN


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AGIPC1678C
नाम / Name
CHARI NARAYAN RAGHUNATH
पिता का नाम / Father's Name
RAGHUNATH SESHACHARI KANDALA
जन्म की तारीख / Date of Birth
21/05/1958
हस्ताक्षर / Signature
26072017




NOTARY
M. P. PANDEY
Dombivali Thane
Maharashtra
Reg. No. 9596
Exp. 31 Jan 2028
GOVT. OF INDIA

आयकर विभाग

INCOME TAX DEPARTMENT

भारत सरकार

GOVT. OF INDIA

SESHADRI RAGHUNATH CHARI

RAGHUNATH K S CHARI

24/04/1965

Permanent Account Number

ADAPC1368A

Signature

