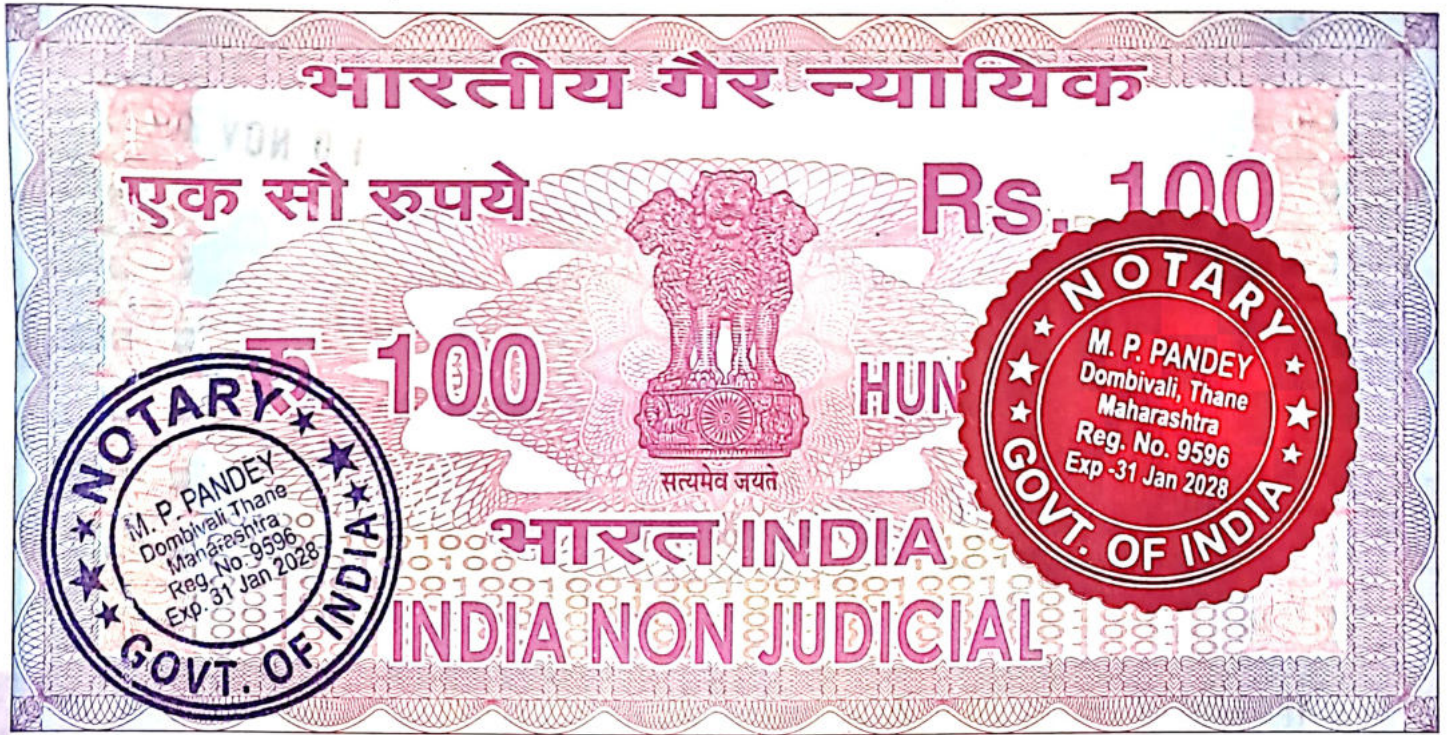




महाराष्ट्र MAHARASHTRA

2023

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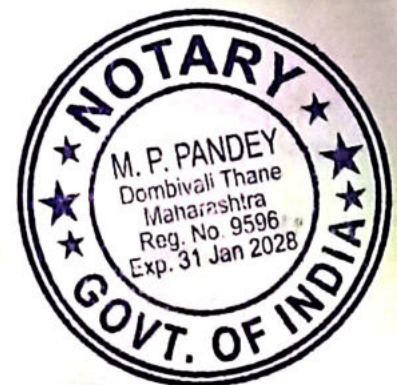
उप कोषागार अधिकारी
कल्याण

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, Dombivli(East).

Shari *Shari*



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	
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.

Shani

Shani

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.

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 ; Date of Completion 30th June 2026

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:

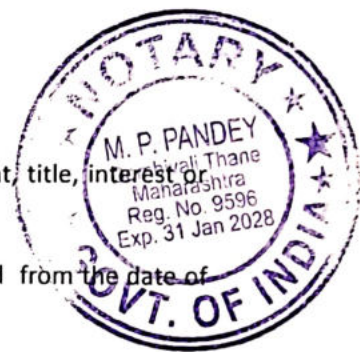
(i) That seventy per cent of the amounts to be realised hereinafter by me /Land Lord for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only 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



Shan *Shan*

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.



Mani *Shan*

Exponent

*Signed Seel and
Delivered at Dombivli*

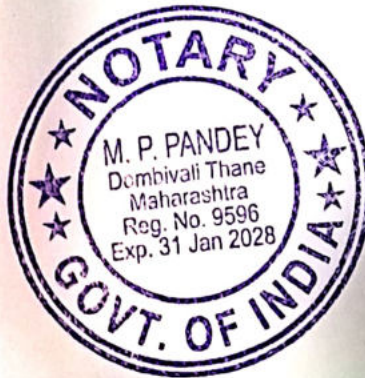
This 11th Nov 2023

11 NOV 2023

with my...

Mayank

MAYANK P. PATEL



ATTESTED BY ME
[Signature]
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



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:

S/O: के एस रघुनाथ 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,
PANOURANGWADI, DOMBIVLI
EAST, Kalyan, Thane,
Maharashtra - 421201

Aadhaar-Aam Admi ka Adhikar

Chari



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



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

Narayan Raghunath Chari (नारायण रघुनाथ चारी)

सूचना

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

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

INFORMATION

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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
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

MEERA 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

28072017

Mani



आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

SESHADRI RAGHUNATH CHARI

RAGHUNATH K S CHARI

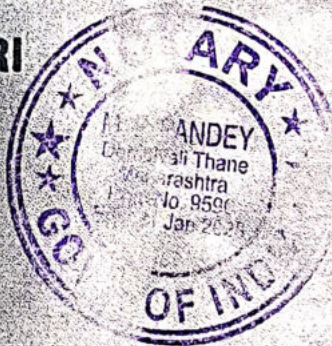
24/04/1965

Permanent Account Number

ADAPC1368A

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