भारतीय गैर न्यायिक

एक [illegible] रुपये

Rs. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2024 ◑ 06AB 863711

प्रधान मुद्रांक कार्यालय, मुंबई
प.मु.वि.क्र. ८ ० ० ० ० २ ३
30 APR 2024
सक्षम अधिकारी

श्रीमती लता सांगळे

Form B

FORM -'B'

[See rule 3(4)]

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.Prasad Subhash Kathore (Proprietor of M/S Sai Prasad Builders and Developers) Promoter the proposed project / duly authorized by the promoter of the proposed project, vide its/his/their authorization dated_____;

I, Mr.Prasad Subhash Kathore (Proprietor of M/S Sai Prasad Builders and Developers) Promoter of the proposed project / duly authorized by the promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That, I / Promoter have / has a legal title to the land on which the development of the project is proposed 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.The land is situated at Survey No.221, Hissa No.8/1 Village Titwala situated at Titwala East - 421605

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 per cent 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.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 That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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, developer / builder 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 in compliance with the proportion to the percentage of completion of the project.

8. That, developer / builder 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 may be, on any grounds.

Prasad Subhash Kathore
Deponent

Verification

I, the deponent above, do here by verify the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts.
Verified on this ..... day of.....

Prasad Subhash Kathore
Deponent

BEFORE ME
02/05/2024
SURESH MOHITE
B.A., LL.B.
ADVOCATE & NOTARY
Taluka - Mumbai
Dist. Mumbai

NOTARY
SURESH MOHITE
MUMBAI
REG. NO
12472
GOVERNMENT OF INDIA

2 MAY 2024

NOTARY
SURESH MOHITE
MUMBAI
REG. NO
12472
GOVERNMENT OF INDIA

भारत सरकार
Government of India

आधार



प्रसाद सुभाष कथोरे
Prasad Subhash Kathore
जन्म तारीख/DOB: 15/10/1993
पुरुष/ MALE

Download Date: 03/08/2021

Issue Date: 28/07/2021

7971 9703 6552

VID : 9122 5144 3083 0211

माझे आधार, माझी ओळख

NOTARY
SURESH MOHITE
MUMBAI
REG. NO
12472
GOVERNMENT OF INDIA

भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India

AADHAAR

पत्ता:
मु-भादाणे, पोस्ट-पडघा, ता-भिवंडी, भदाने, ठाणे,
महाराष्ट्र - 421101

Address:
At-Bhadane, post-Padgha, Tal-Bhiwandi,
Bhadane, Thane,
Maharashtra - 421101

7971 9703 6552

VID : 9122 5144 3083 0211

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