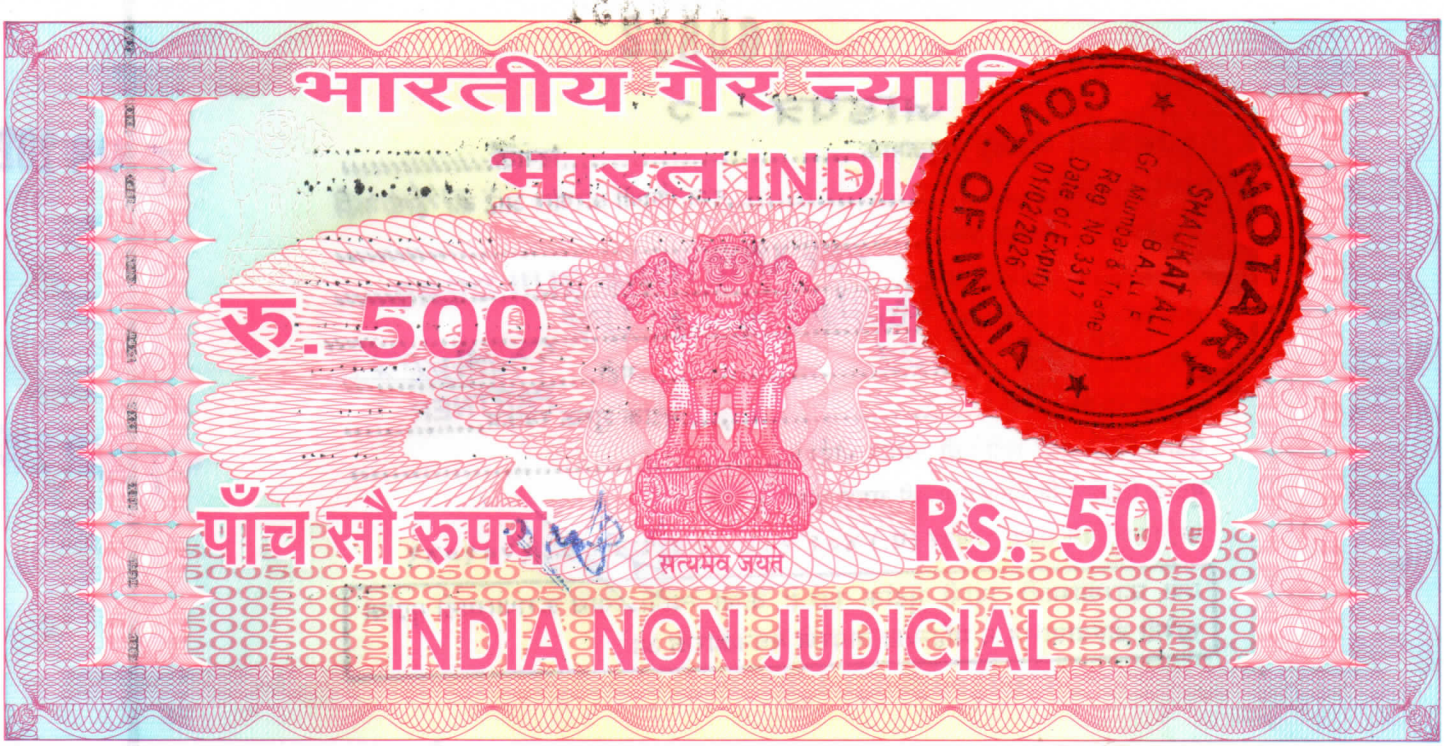


महाराष्ट्र MAHARASHTRA ◐ 2023 ◐ CE 820546





FORM "B"

Affidavit cum Declaration.

I ***Mr. Santosh Chaturbhuj Samal,*** *age 55, Occupation-Business, designated partner of* ***M/s Aristone Builders,*** *having office at-* ***Shop No 141/142, 1st floor, Vasudev Sky High, Kanakia Road, Mira Road East, Thane-401107.*** *Promoter of proposed project* ***"The Hyde Park"*** *Old Sno 422, New SNo 103, Hno 2, Old Sno 424, New Sno 104, Hno 3 and 4, Old Sno 425, New Sno 100, Hno 6,9,10,11, at Village- Navghar, Tal. Thane, Dist. Thane. Do hereby solemnly declare, undertake and state: -*

160852

जोडपत्र - २

- 7 MAR 2024

मुद्रांक विक्री नोंदवही अनुक्रमांक .....दिनांक.....

दस्ताचा प्रकार.....दस्त नोंदणी करणार आहे का होय/नाही

मिळकतीचे थोडक्यात वर्णन.....

मुद्रांक विकत घेणाऱ्याचे नाव.....For ARISTONE BUILDERS

हस्ते असल्यास त्याचे नाव..Pathmesh A. IPte

पत्ता-...Mira Road.....सही...Pathmesh PARTNER

दुसऱ्या पक्षकाराचे नाव.....मुद्रांक शुल्क रक्कम.....

मुद्रांक विक्रेत्याची सही (श्री. वामन भोईर).....

- 7 MAR 2024

मुद्रांक विक्रीचे ठिकाण/पत्ता-श्री समर्थ कृपा, ८/२९,

भाईंदर शॉपिंग सेंटर, भाईंदर (प.) ४०१ १०१, मुद्रांक परवाना क्र. १२०१०४९

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

GOVT OF IND 01102020

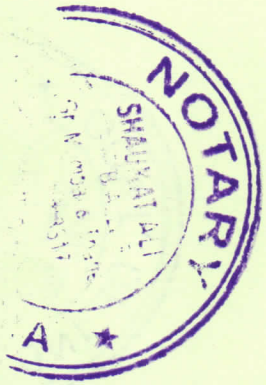
1) That the promoter has a legal title report to the land on which the development of the project is proposed is too carried out.

2) That the project land is free from all encumbrances.

3) That the project shall be completed within the stipulated time from the date of registration to 31/12/2029.

4) That seventy percent of the amounts to be realized hereinafter by promoter for the real estate project from the allottees, from time to time, shall be deposited in 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5) That the amounts from the separate account shall be withdrawn in accordance with Rule 5.



6) That 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 practicing chartered accountant, and it shall be verified during 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.

7) That the promoter shall take all the pending approvals on time, from the competent authorities.

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

10) That the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

M/s Aristone Builders

Mr. Santosh Chaturbhuj Samal
Deponents

VERIFICATION

The contents of our above affidavit cum Declaration are true and correct and nothing material has been concealed by us therefrom.

11 JUN 2024

Verified by us at Thane on this ..... day of June 2024.

NOTARY GOVT. OF INDIA
SHAUKAT ALI
Gr Mumbai & Thane
Reg. No.3317
Date of Expiry
01/02/2026

BEFORE ME

SHAUKAT ALI
NOTARY GOVT. OF INDIA
B/208, Bhakti Kunj,
Kabir Cross Road, Bhayander (E
Dist Thane Maharashtra India

NOTED & REGISTERED

Sr. No: 1281 Date:

11 JUN 2024