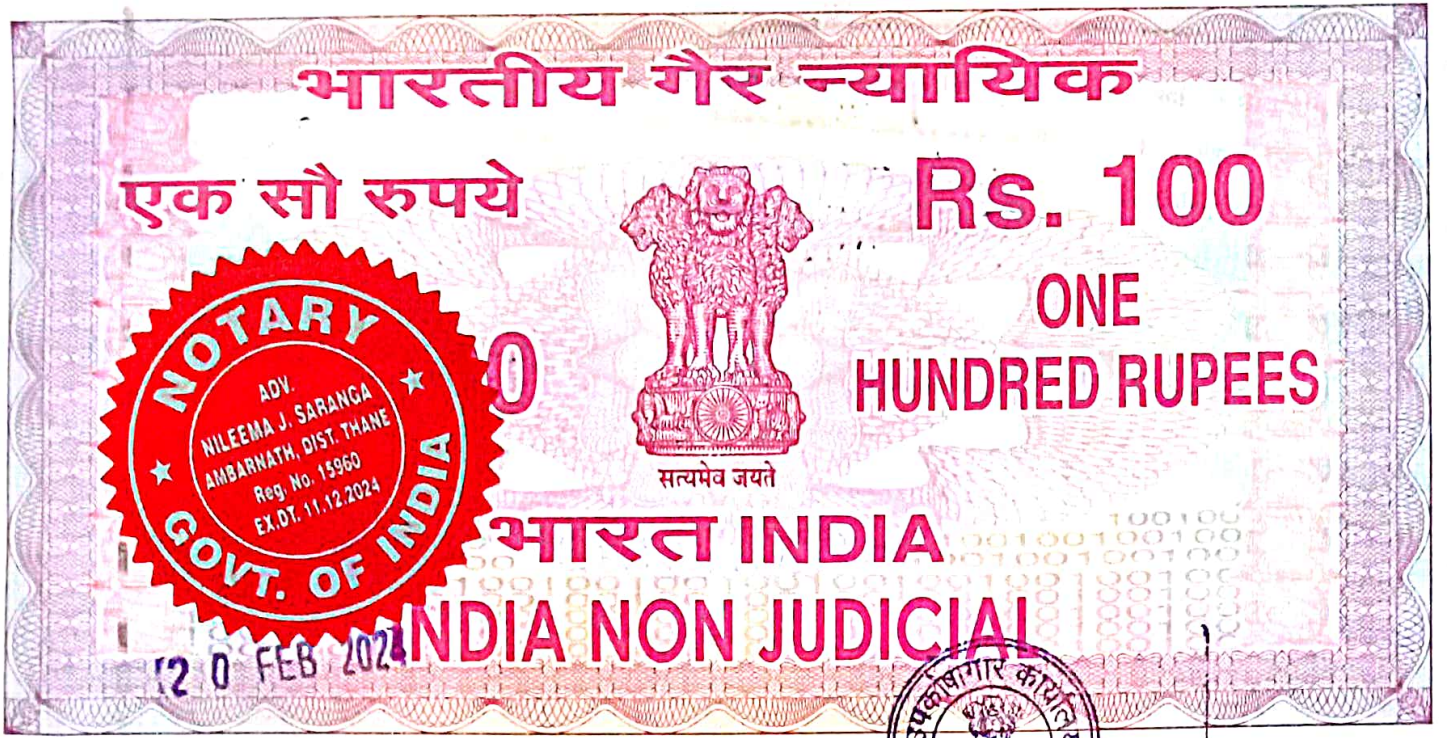




महाराष्ट्र MAHARASHTRA

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लिपिक
एन. प्रेमराज कवठेकर, उल्हासनगर, वि. दाणे

FORM 'B'
[See rule3(6)]

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. HARSHAL GHORPADE is LAND OWNER AND
MR. PRIYESH SOPANDEV CHOUDHARY Authorized Signatory of M/S. ATHARV
INFRASTRUCTURES promoter of the proposed project / duly authorized by the
promoter of the proposed project vide its/his/their authorization dated 01/02/2024;

I, MR. HARSHAL GHORPADE is LAND OWNER Authorized MR. PRIYESH
SOPANDEV CHOUDHARY is Partner AND Authorized Signatory of M/S.
ATHARV INFRASTRUCTURES promoter of the proposed project duly

Harshald

12 0 FEB 2024

ग्रीड पत्र

दस्तावा प्रकार/अनुक्रम क्रमांक

दस्तावा नोंदणी करणार आहेत का

नोंदणी होणार असल्यास दुय्यम

निष्ठाक कार्यालयाचे नांव

मिळकतीचे वर्णन

मोबदला रक्कम

घेणाऱ्याचे नांव

देणाऱ्याचे नांव

हस्ते असल्यास त्यांचे नांवपत्ता

मुद्रांक शुल्क रक्कम

मुद्रांक विक्री नोंदवही अनुक्रमांक/दिनांक

मुद्रांक विकत घेणाऱ्याची सही

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी

केला त्यांनी त्याच कारणासाठी मुद्रांक

खरेदी केल्यापासुन ६ महिन्यात वापरणे

आवश्यक आहे.

11/11/24

Priyesh S. Chaudhary

S. S. Sore

100

14332

8/5/24

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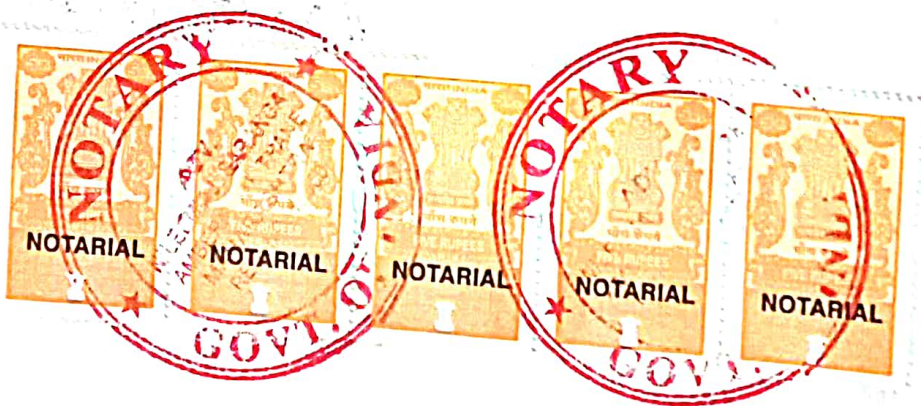
8/5/24

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12 0 FEB 2024

NOTARY
WITNESSES
12 0 FEB 2024



authorized of the "SWANAND VEDIKA" proposed project do hereby solemnly declare, undertake and state as under:

1. That I have a legal title Report to the land on which the development of the project is proposed OR have a legal title Report to the land on which the development of the proposed project is to be carried out

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 project shall be completed by promoter from the date of registration of project till 30/06/2029;

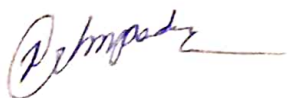
4. For ongoing project on the date of commencement of the Act

(i) That seventy per cent of the amounts to be realized 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 realized 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
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 utilized 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 of any apartment, plot or building, as the case may be.

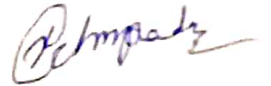


Deponent

Verification

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

Verified by me at Badlapur on this day Tuesday, 22nd February 2024.



Deponent



ATTESTED BY ME



NILEEMA J. SARANGA
Advocate & Notary
Reg. No. 15950

23 FEB 2024