



महाराष्ट्र MAHARASHTRA

2019

VT 686274

प्रधान मुद्रांक कार्यालय, मुंबई
प.म.नं. १००००९५

- 1 OCT 2019

सक्षम अधिकारी

श्री दि. क. गवई

FORM 'B'
[See rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of **Mr. Irfan Abdul Sattar Malkani**, Director of **M/s. AIM Realtors Private Limited** (Promoter), duly appointed as authorized signatory by the promoter for their project '**AIM Platinum**'

I, **Mr. Irfan Abdul Sattar Malkani**, duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state asunder:

1. That the Promoter has a legal title Report to the land on which the development of the proposed project is to be carried out and 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.

[Signature]



3. That the time period within which the project shall be completed by promoter from the date of registration of project is 31/12/2024.
4. That seventy per cent 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 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5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 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 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.

FOR M/S. AIM.REALTORS PRIVATE LIMITED


DIRECTOR
Deponent

Verification

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

Verified by me at Mumbai on this 15th day of October, 2019.

FOR M/S. AIM.REALTORS PRIVATE LIMITED


DIRECTOR
Deponent