



महाराष्ट्र MAHARASHTRA

2023

CG 652805

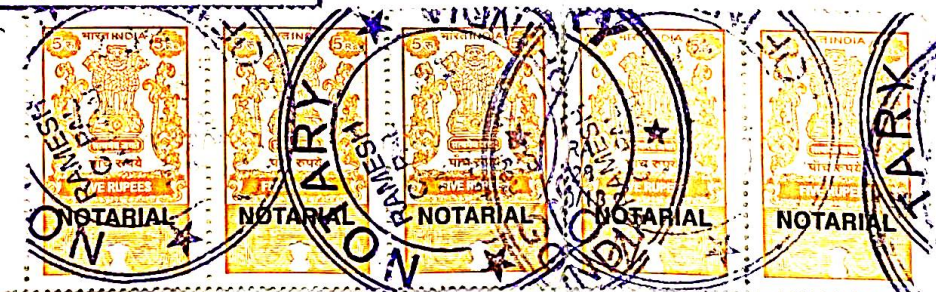


जिल्हा कोषागार कार्यालय, ठाणे

11 FEB 2024

मुद्रांक प्रमुख लिपीक / लिपीक

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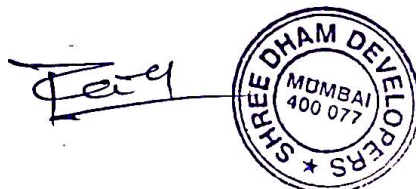
FORM - 'B'

[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 OF PROJECT "Pushpanjali Residency" situated at CTS No. 352 Pt. of Haryali Village, Vikhroli East, Mumbai 400075 (the said project).

We, M/S. SHREEDHAM DEVELOPER, a partnership firm having its office at 1205, UNIVERSAL MAJESTIC, OPP. RBK SCHOOL, CHEMBUR WEST, MUMBAI-400043 through its Partner Mr. RAHUL RAWAL, promoter of the proposed project do hereby solemnly declare, undertake and state as under;



1. That, a legally valid authentication of title 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.

That the time period within which the project shall be completed by me/Promoter is 31st December 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.

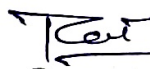
6. That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

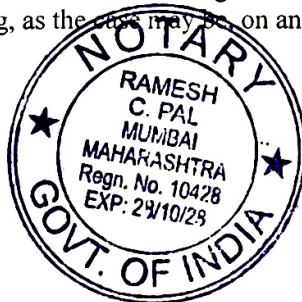
7. That, I / promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts 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, I / promoter 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.

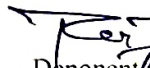
Deponent


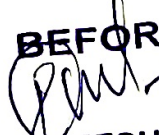
Verification

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 22nd day of January, 2025

Deponent





BEFORE ME

RAMESH C. PAL
B.A.L.L.B.
NOTARY GOVT. OF INDIA
REG. NO. 10428

NOTED & REGISTERED
Sr. No. 254 Page No. 8
Date 23/01/25

23 JAN 2025