



महाराष्ट्र MAHARASHTRA

2019

WK 143243



FORM 'B'
[See rule 3(4)]

प्रधान मुद्रांक कार्यालय, मुंबई
प.म. दि.क. 6000029
17 DEC 2019
सक्षम अधिकारी



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. Manojkumar L. Singh promoter of the proposed project
/ duly authorized by the promoter of the proposed project, vide its/his/their authorization
dated 10th December 2019;

I Mr. Manojkumar L. Singh 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

OR

जोडपत्र - १ Annexure - 1
केवल प्रतिज्ञापत्रासाठी Only for Affidavit
Housecon Pvt. Ltd.
Centre,
Marg,

मुद्रांक विकत घेणाऱ्याचे नाव

मुद्रांक विख्यात देणान्यावे रहित्याशी यत्ना

Pvt. Ltd. Malacca

Poonam House Pvt. Ltd.
Shah Trade Centre,
5th Floor, Rani Sati Marg,
Malad (East), Mumbai-400 097.

225 दिनांक

20 DEC 2019.

परवाना क्रमांक : ८०००

20

DEC 1964

सुशिल अशोक बाटे

सोनायटी लि.

[illegible]

राष्ट्रपति कार्यालय दिल्ली, दि. ०९/०७/२००४

कायदाची आवश्यकता नाही. (सापेक्ष आदेश दि. ०१/०७/२००८ वृत्त ७)
ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रांक खरेदी
केल्यापासून दमहिन्यात वापरणे बंधनकारक आहे.



Poonam Housecon Pvt. Ltd. have /has a legal title 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 said land is free from all encumbrances.
3. That the time period within which the project shall be completed by me/promoter is 30th December 2023.
4. That seventy per cent of the amounts realised 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 That the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.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 That the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 utilised 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.

For Poonam Housecon Pvt. Ltd.

Deponent

Director

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 _____ on this _____ day of _____

BEFORE ME

BALWANT M. PATIL

Advocate & Notary Govt. Of India
404, - D1, Tapovan Deep C.H.S. Ltd.
Pathanwadi, Malad [E], Mumbai - 400 097.

For Poonam Housecon Pvt. Ltd.

Director

Deponent

Reg. Sr. No. E/1

Date: 14/01/2020