

FORM 'B'
[See rule 3(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 M/s. **NIVARA INFRA DEVELOPERS LLP**, promoter of the proposed project Redevelopment of Vile Parle Trimbak Sadan CHS Ltd. through its Partners Shri Prasad Patil & Shri Nilesh Patil.

We, the partners of the proposed project / duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That we have a legal title Report to the land on which the development of the project is proposed.

AND

A legally valid authentication of title of such land along with an authenticated copy of the agreement between such Society 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 time period within which the project shall be completed by promoter from the date of registration of project shall be Thirty Six months i.e. 31/12/2025

4. (b) For ongoing project on the date of commencement of the Act

(i) That seventy per cent of the amounts to be realised 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5

For NIVARA INFRADEVELOPERS LLP



PARTNER

For NIVARA INFRADEVELOPERS LLP



PARTNER

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 utilised 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.

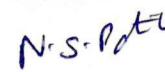
9. That the promoter has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

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

For NIVARA INFRADEVELOPERS LLP

For NIVARA INFRADEVELOPERS LLP

PS 
PARTNER
Deponent No.1

NS 
PARTNER
Deponent No.2

Verification

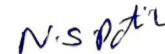
The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at on this 10th day of May 2023.

For NIVARA INFRADEVELOPERS LLP

For NIVARA INFRADEVELOPERS LLP

PS 
PARTNER
Deponent No.1

NS 
PARTNER
Deponent No.2