भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA ◑ 2023 ◑ 57AA 989521

JAGDISH TRYAMBAKRAO DONGARDIVE GOVT. OF INDIA Reg. No. 10302 NOTARY

जिल्हा कोषागार कार्यालय, ठाणे

2 6 JUN 2023

मुद्रांक प्रमुख लिपीक / लि.

जिल्हा कोषागार कार्यालय ठाणे

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 Mr.Jayantibhai Namdeo Patil, Promoter of the proposed project.

जोडपत्र २

- 3 JUN 2023

[illegible] ..... दिनांक .....

[illegible] .....

[illegible] :- होय/नाही .....

नियक्तीचे प[illegible] .....

मुद्रांक विक्रेत्याचे नांव व पत्ता ..... Jayanthbhai alias Ashok Namdeo Patil

दुय्यम पक्षकाराचे नांव व पत्ता .....

इसमे अजमावास रचाचे नांव/पत्ता ..... Raju pandya

हस्ते सही .....

परवानाधारक मुद्रांक विक्रेत्याची सही (प्रमोद अवर. डुबे) .....

मुद्रांक विक्रीचे पत्ता - आदेश्वर कृपा, शांती पार्क, मीरा रोड (पूर्व), ठाणे.

पावती क्रमांक १२०१०४७

मुद्रांक खरेदी केल्यापासून ६ महिन्यात वापरणे बंधनकारक आहे.

- 3 JUN 2023

159822

JAGDISH TRYAMBAKRAO DONGARDIVE NOTARY Reg. No. 10302

TRYAMBAKRAO DONGARDIVE NOTARY Reg. No. 10302

TRYAMBAKRAO DONGARDIVE NOTARY Reg. No. 10302

I promoter of the proposed project do hereby solemnly declare, undertake and state as under:-

1. That I, the promoter has a legal title Report to the land on which the development of the project is proposed

2. That the project land is free from all encumbrances.

3. That the time period within which the project shall be completed by the promoters from the date of registration 31/08/2025;

4. (a) For new projects :
That seventy per cent of the amounts realised 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 That the amounts from the separate account shall be withdrawn in accordance with Rule 5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 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 utilised 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 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

Solemnly declared at Mumbai]
By the withinnamed]
Mr.Mangesh K. Dalvi]
Constituted Attorney to Promoter]
Mr.Jayantibhai Namdeo Patil]

On this day of July, 2023.]

14 JUL 2023

JAGDISH TRYAMBAKRAO DONGARDIVE • NOTARY • GOVT. OF INDIA Reg. No. 10302

BEFORE ME

JAGDISH TRYAMBAKRAO DONGARDIVE
ADVOCATE & NOTARY, (GOVT. OF INDIA)
Ganesh Chawl Committe, Kranti Nagar,
Zopadpatti, Akurli Road, Kandivali (East).
Mumbai – 400 101

14 JUL 2023