



CHALLAN
MTR Form Number-6



GRN	MH005188059202324P	BARCODE			Date	14/07/2023-13:00:00	Form ID
Department Inspector General Of Registration				Payer Details			
Non-Judicial Stamps				TAX ID / TAN (If Any)			
Type of Payment General Stamps SoS Mumbai only				PAN No.(If Applicable)			
Office Name KRL1_JT SUB REGISTRAR KURLA NO 1				Full Name		RDK CONSTRUCTIONS	
Location MUMBAI							
Year 2023-2024 One Time				Flat/Block No.			
Account Head Details			Amount In Rs.	Premises/Building			
0030056201 General Stamps			100.00	Road/Street		GHATKOPAR EAST	
				Area/Locality		MUMBAI	
				Town/City/District			
				PIN		4 0 0 0 7 7	
				Remarks (If Any)			
				FORM B AFFIDAVIT CUM DECLARATION FOR RERA REGISTRATION			
				OF RDK BELVEDERE PROJECT			
				Amount In One Hundred Rupees Only			
Total			100.00	Words			
Payment Details SBIEPAY PAYMENT GATEWAY				FOR USE IN RECEIVING BANK			
Cheque-DD Details				Bank CIN	Ref. No.	10000502023071403084	2792594269915
Cheque/DD No.				Bank Date	RBI Date	14/07/2023-13:00:33	Not Verified with RBI
Name of Bank				Bank-Branch		SBIEPAY PAYMENT GATEWAY	
Name of Branch				Scroll No. , Date		Not Verified with Scroll	

Department ID :

Mobile No. : 9323525905

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चलन केवल दुर्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.





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 **RDK CONSTRUCTIONS** promoter of the proposed project / duly authorized by the promoter of the proposed project name – **RDK BELVEDERE**, vide its/his/their authorization dated

I, **DEVANG NITIN KAMDAR** Partner of the proposed project name – **RDK BELVEDERE** 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 Report to the land on which the development of the project is proposed

OR

have/has a legal title Report 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 project land is free from all encumbrances.

OR

That details of encumbrances including dues and litigation, details of any rights, title, interest or name of any party in or over such land, along with details.

3. That the time period within which the project shall be completed by me/promoter from the date of registration **31-12-2029**;

4. (a) For new projects :

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.

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

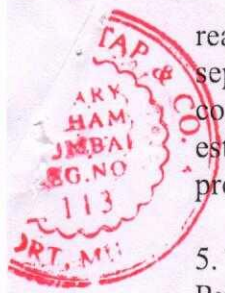
(i) That seventy per cent of the amounts to be realised hereinafter by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

OR

(ii) That entire of the amounts to be realised hereinafter by me/promoter for the

D.N. Kamdar





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, since the estimated receivable of the project is less than the estimated cost of completion of the project.

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 / has 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.



For RDK CONSTRUCTIONS

D.N. Kamdar
Partner

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 _____ on this _____ day of 2023.

For RDK CONSTRUCTIONS



D.N. Kamdar
Deponent Partner

NOTARY

NIRANJAN R. JAGTAP
ADVOCATE & NOTARY
101, Krishna Leela, Khokhani Lane,
Opp. BSES Office, Ghatkopar (E),
MUMBAI 400 077.

Notarial Sr. No. 1565
Date 14/7/2023

