

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 **JAYANTHI CO OPERATIVE HOUSING
SOCIETY LIMITED** co - promoter of the proposed project / duly authorized by the
promoter of the proposed project name – **RDK BELVEDERE** vide its/his/their
authorization dated

I, promoter 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 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.

Through It's CA.
For RDK CONSTRUCTIONS

N P 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.

Through It's CA.
For RDK CONSTRUCTIONS

N P Kamdar
Partner

Deponent

BEFORE ME

NOTARY

BRIHAN MUMBAI

NIRANJAN R. JAGTAP
ADVOCATE & NOTARY

101, Krishna Leela, Khokhani Lane,
Opp. BSES Office, Ghatkopar (E),
MUMBAI 400 077.

Notarial Sr. No. 1566
Date 14/7/2023