भारतीय गैर न्यायिक

भारत INDIA

रु. 500 FIVE HUNDRED RUPEES

पाँच सौ रुपये Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL



महाराष्ट्र MAHARASHTRA ◐ 2016 ◐ AA 818956

अनुक्र. ३४६२६ दि. २१/०१/१७ मु.शु.रक्कम ५००/-

दस्ताचा प्रकार प्रतिज्ञापत्र

दस्त नोंदणी करणार आहेत का ? होय / नाही.

मिळकतीचे वर्णन

मुद्रांक विकत घेणाऱ्याचे नांव सिल्वर सत्यम

पत्ता माधववाडी चिंचवाडी पुणे

दुसऱ्या पक्षकाराचे नांव

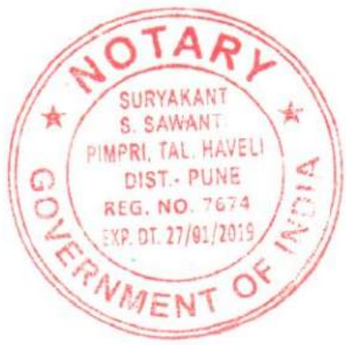
हस्ते व्यक्तीचे नांव व पत्ता सचिन हनुमंत सुकाळे. बारणेवस्ती मोशी पुणे

आर. एस्. आल्हाट
परवाना क्र. : २२०११४६
मुद्रांक विकत घेणाऱ्याची सही मु.पो.मोशी,ता.हवेली,जि.पुणे

वरिष्ठ कोषागार अधिकारी
पुणे
28 AUG 2017
प्रधान मुद्रांक शिपीक
कोषागार पुणे करिता

NOTARY
SURYAKANT
S. SAWANT
PIMPRI, TAL. HAVELI
DIST.- PUNE
REG. NO. 7674
EXP. DT. 27/01/2019
GOVERNMENT OF INDIA





FORM 'B'

[See rule 3(6)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE CO-PROMOTER OR ANY PERSON AUTHORIZED BY THE CO-PROMOTER

Affidavit cum Declaration

Affidavit cum Declaration of **1. Mr.Vishal Murlidhar Jadhav 2. Mrs.Nirmala Shivsagar Tarde 3. Mrs.Rekha Somnath Shinde. 4. Mrs.Kanta Appa Chandanshive 5. Mrs.Usha Ranganath Paithankar 6. Mrs.Suman Suresh Achari.7.Mr.Ramdas Shankar Humbe.** co-promoter of the proposed project / duly authorized by the co-promoter of the proposed project, vide its/his/their authorization dated **10/06/2017**;

I, 1. Mr.Vishal Murlidhar Jadhav 2. Mrs.Nirmala Shivsagar Tarde 3. Mrs.Rekha Somnath Shinde. 4. Mrs.Kanta Appa Chandanshive 5. Mrs.Usha Ranganath Paithankar 6. Mrs.Suman Suresh Achari.7.Mr.Ramdas Shankar Humbe. co-promoter of the proposed project / duly authorized by the co-promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I / co-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 co-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/co-promoter from the date of registration of project;

4. (a) For new projects:
That seventy per cent of the amounts realised by me/co-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 on-going project on the date of commencement of the Act
(i) That seventy per cent of the amounts to be realised hereinafter by me/co-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/co-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 co-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 co-promoter shall take all the pending approvals on time, from the competent authorities.

8. That I/ the co-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 co-promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I/the co-promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

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 .

1. **Mr.Vishal Murlidhar Jadhav**



2. **Mrs.Nirmala Shivsagar Tarde**



3. **Mrs.Rekha Somnath Shinde.**



BEFORE ME

SURYAKANT S. SAWANT
ADVOCATE & NOTARY
GOVT. OF INDIA
PIMPRI, PUNE - 411017.

04 NOV 2017



4. Mrs.Kanta Appa Chandanshive



5. Mrs.Usha Ranganath Paithankar



6. Mrs.Suman Suresh Achari.



7.Mr.Ramdas Shankar Humbe

BEFORE ME

SURYAKANT S. SAWANT
ADVOCATE & NOTARY
GOVT. OF INDIA
PIMPRI, PUNE - 411017.

04 NOV 2017