



महाराष्ट्र MAHARASHTRA

AT 785564



उप कोषागार कार्यालय, उल्हासनगर
मुद्रांक पुरवठा दिनांक

21 NOV 2019

उप कोषागार अधिकारी, उल्हासनगर

21/11/19



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. ABHISHEK DINESH PATEL** duly authorized by the M/S. **EAGLE DEVELOPERS**, Partner of the promoter of the proposed THE MPIRE PHASE II vide its authorization dated 02.05.2020.

I, **MR. ABHISHEK DINESH PATEL**, Partner of M/S. **EAGLE DEVELOPERS**, promoter of the proposed project, do hereby solemnly declare, undertake and state as under:

1. That **EAGLE DEVELOPERS** 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



नोटिस पत्र

दस्तावेज प्रमाण/अनुच्छेद मुद्रांक

दस्तावेज बौद्धिक संपत्ति अधिकार को

बौद्धिक संपत्ति अधिकार अधिनियम

नियंत्रक कार्यालयचे नांव

मिलकतीचे तर्पण

मोहसला रक्कम

घेण्याचे नांव

देण्याचे नांव

होले अस्तित्वात त्यांचे वास्तव्य

मुद्रांक शुल्क स्वरूप

मुद्रांक मिळी बौद्धिक अनुच्छेद/विभाग

मुद्रांक पिकत घेण्याची सही

ज्या कारणासाठी ज्यांनी मुद्रांक सारेदी

केला त्यांनी त्याच कारणासाठी मुद्रांक

अरेदी केल्यापासून ६ महिन्यात वापरणे

आवश्यक आहे.

Agree (2)

Abhishek D. Pethi - Pune

D. P. Bhopi - BOC

500

11929

D. Bhopi

मुद्रांक मिळीत्यानी सही

नांव : सुनिता के. आत्मारामाणी

परवाना क्र: 9292079

पत्ता : कात्रप मयनापुर (पूर्व)



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 land for the project is free from all encumbrances except allotment of constructed flats to the landowners as per development agreement.
 3. That the time period within which the project shall be completed by me/promoter from the date of registration of project: 31/12/2023.
 4. 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.
 5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5
 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.
- 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 the promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.



Abhishek D. Patel

(ABHISHEK DINESH PATEL)
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 *Mumbai* on this *19th* day of May 2020
Ghatkopar



BEFORE ME

D. N. Mishra
19/5/2020

D. N. MISHRA
ADVOCATE & NOTARY
18, Anand Chavan, Asalpa,
Subhash Nagar, Ghatkopar (W).
MUMBAI - 400 084.

Abhishek D. Patel

(ABHISHEK DINESH PATEL)
Deponent

*Perused PAN card bearing
No BDSPP 12 82 K 08
Deponent for Identification*