

four Dt: 29.7.17



महाराष्ट्र MAHARASHTRA

© 2015 ©

RA 128745



FORM 'B'
[See rule3(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 M / s . TULSI INFRA PROJECTS PVT LTD promoter
of the proposed project (PATNI COMMERCIAL COMPLEX Phase-4, Wing D&E) /duly
authorized by the promoter of the proposed project, vide its/his/their authorization
dated 22/11/2011;

I, VIVEK SUKHANAND PATNI promoter of the proposed project / duly
authorized by the promoter of the proposed project do hereby solemnly declare,

For TULSI INFRA PROJECTS PVT. LTD.

Vivek Patni
Director

[Signature] 29.7.17
Before Me
Rajendra P. Aru
Notary, Govt. of India
Washim Dist. Regd. No. 11122

[Signature] 29.7.17
Attested
Rajendra P. Aru
Notary, Govt. of India
Washim Dist. Regd. No. 11122

१) मुद्रांक किती नोंद वही अ. क्र. व दिनांक :

२) दस्तावेज प्रकार

८२९२८/१९८८

For TULSI INFRA PROJECTS PVT. LTD.

३) दस्त नोंदणी करणार आहेत काय

For TULSI INFRA PROJECTS PVT. LTD.,

४) विक्रयकर्त्याचे ओळखपत्र वर्णन

५) मुद्रांका विक्रय करणाऱ्याचे नांव, पत्ता व सही

Authorised Signatory

६) होमने असाधारण त्वाचे नाव, पत्ता व सही

७) दुसऱ्या पक्षाच्या सही

८) मुद्रांक शुल्क रक्कम

९) परवानाधारक मुद्रांक विदेशकर्त्याची सही व

परवाना प्रमाणांक शरीर मुद्रांक मिळविण्यास द्यायचे पत्ता :

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच

कामासाठी मुद्रांक खरेदी करण्यापासून ६ महिन्यात वापरणे बंधनकारक आहे.

वि. व. अंतर्कर

मु. विक्रयणीम पत्र. ९/७८

फॉट नं. ६५०९००८



undertake and state as under:

- 1) That I Promoter have a Legal Report to the land on which the development of the proposed project is Proposed and a legally valid authentication of title of such land. I enclosed the authenticated copy of advocate M/s. **HIMANSHU BHEDA & Co.** Dated **31/08/2012**.
- 2) That the project encumbrances is under the indenture of mortgage dated **04/10/2016** registered with the office of the sub registrar of Assurance at Washim under vide Sr. no. **174/2016** the said project is mortgage with **Andhra Bank** on the term and condition mentioned there in total loan sanctioned amount **9.75 Cr.**
- 3) That the time period within which the project shall be completed by me **31/12/2025**.
- 4) (a) For new projects :
~~That seventy per cent of the amounts realized 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.~~
4. (b) For ongoing project on the date of commencement of the Act
(i) That seventy per cent of the amounts to be realized 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.
- 5) That the amounts from the separate account to cover the cost of projects shall be withdrawn in proportion to the completion of the projects.
- 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 utilized 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

For TULSI INFRA PROJECTS PVT. LTD.

V. S. Patil

Director

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 of any apartment, plot or building, as the case may be on any ground.

Executant(s)

For TULSI INFRA PROJECTS PVT. LTD.

V.S. Patil
Director
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 29TH on this JULY day of 2017.

For TULSI INFRA PROJECTS PVT. LTD.

V.S. Patil
Director
Deponent

Executant(s)



Rajendra P. Aru 29.7.17
Witness as to Signature of
Executant(s) only, Document(s)
Not Prepared, Reviewed or Advised
Upon on legality or any other.

Attested
Rajendra P. Aru
Notary, Govt. of India
Washim Distt. Regd. No. 11122

Certified that this Document
/ Affidavit contains Pages
From 1 to 4

Rajendra P. Aru 29.7.17
Before Me
Rajendra P. Aru
Notary, Govt. of India
Washim Distt. Regd. No. 11122