

महाराष्ट्र MAHARASHTRA ◐ 2019 ◐

NAGPUR TREASURY
WL 844965
20 JUL 2020
Stamp Head Clerk / Sr. Clerk

NOTARIAL REG
ENTRY NO 480
DATE 14/8/20

FORM -'B'

[See rule 3(4)]

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

Affidavit cum Declaration of SMT. ALKA W/O. PRAVIN BHADE

I, **ALKA PRAVIN BHADE**, proprietor of Shourya Realtors, the promoter/developer of the proposed project named **SAI VILLA,** do hereby solemnly declare, undertake and state as under:

1. That, I am a legal title holder of the land on which the development of the project is proposed i.e. ALL THAT PIECE AND PARCEL of land admeasuring 1 Hectare (10,000 Sq. Mtrs.) out of Khasra No. 199/1, Kul Jama Land Revenue Rs. 1.75/-, held in Bhogwatdar Class-1 rights, of Mouza – Sawali (Khurd), Tahsil Karanja & District – Wardha.
2. That, the said land is free from all encumbrances.
3. That the date by which the project shall be completed by the Promoter is 31/12/2027.

NOTARY PRAVIN T. SHENDE Dist. Nagpur (M.S.) INDIA Regn. No. 7617 My Term Expires on 28/1/2022 GOVT. OF INDIA

4. That, I will deposit seventy per cent of the amounts realized by me for the real estate project from the allottees, from time to time, 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, I will withdraw the amounts from the separate account to cover the cost of the project and withdrawal shall be in proportion to the percentage of completion of the project.
6. That, the amounts from the separate account will be withdrawn after it is certified by an engineer, an architect or a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That, I will get the accounts audited within six months after the end of every financial year by a chartered accountant in practice and shall produce a statement of accounts duly certified and signed by such 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.
8. That, I will take all the pending approvals on time from the competent authorities.
9. That, I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That, I will not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

NAGPUR
DATE 13/08/2020

Mrs. A. P. Bhade
The Deponent

Verification

I, the deponent above, do here by verify that, the contents of my above Affidavit cum Declaration are true and correct to the best of my knowledge and I have not concealed any material facts. Verified on this 13th day of August 2020

Mrs. A. P. Bhade
The Deponent

Sworn before me on this ..... 12 ...th
day of.....2020 .at Nagpur by
Shri / Smt.. K... Alka P. Bhende
R/o. Nagpur who has been identified
by Shri / Smt
Advocate Nagp...

NOTARY
Govt of India
Nagpur M.S) INDIA

NOTARY
PRAVIN T. SHENDE
Dist. Nagpur
(M.S.) INDIA
Regn. No.
7637
My Term Expires on
28/1/2024
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NOTARY
PRAVIN T. SHENDE
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