

महाराष्ट्र MAHARASHTRA ◐ 2020 ◐

XW 008894

09 FEB 2021

NOTARIAL REG.
ENTRY NO. 35 25
DATE 23-3-2021

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

Affidavit-cum-Declaration of **SHRI PRAVIN BHAIYALAL BHADE proprietor of SHOURYA BUILDERS AND DEVELOPERS** i.e. the promoter of the proposed project;

I, **SHRI PRAVIN BHAIYALAL BHADE,** being the proprietor of SHOURYA BUILDERS AND DEVELOPERS i.e. the promoter of the proposed project named **GOKUL CITY – 4**, do hereby solemnly declare, undertake and state as under:

1. That, I have a legal title to the land on which the development of the project is proposed i.e. ALL THAT PIECE AND PARCEL of land admeasuring 1.93 Hectares (4.769134 Acres) out of Khasra No. 53/1/k, Kul Jama Land Revenue Rs. 4.55/-, Patwari Halka No. 11, held in Bhogwatdar Class-1 rights, in Nagar Panchayat Karanja of Mouza – Shekapur, Tahsil Karanja & District – Wardha.

NOTARY Suresh Sadashiv Wasnik Nagpur Maharashtra India Regn. No. 15840 My Term Expires on 06-12-2024 GOVT. OF INDIA

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11 FEB 2021

१) दस्त नोंदणी नोंद वही अनु.क्रमांक	२३/४३ दिनांक
२) दस्ताचा प्रकार	
३) दस्त नोंदणी करणार आहेत काय ?	होय/नाही
४) मिळकतीचे थोडक्यात वर्णन	
५) मुद्रांक विकत घेणाऱ्याचे नाव व सही	
६) दस्ते अरालयारा त्यांचे नाव, पत्ता व सही	
७) दुसऱ्या पक्षकाराचे नाव	
८) मुद्रांक शुल्क रक्कम	

आर. के. कांबळे

मुद्रांक विक्रेता, ला.क्र.९०/१९९२, कोड क्र. ४६०९०७
जिल्हाधिकारी परिसर, त.कार्यालय, नागपूर(शहर)

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच कारणासाठी मुद्रां
खरेदी केल्यापासून ६ महिन्यात वापरणे बंधनकारक आहे.

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2. That, the said land is free from all encumbrances.
3. That, I shall complete the project by 31/03/2027.
4. That, seventy per cent of the amounts realized by me 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, development 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 That, the amounts from the separate account to cover the cost of the project shall be withdrawn in proportion to the percentage of completion of the project.
6. That, the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect or a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion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 shall 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 shall 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 shall not discriminate against any allottee at the time of allotment of any plot, on any grounds.

NAGPUR
DATE 17/03/2021

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 17th day of March 2021..

The Deponent

I know and identify the Deponent

Advocate

J.O. HARIRAMANI

Sworn before me on this 23rd day of Mar 2021 at Nagpur by Shri/Smt./Ku. Above Deponent R/o. Nagpur who has been identified by Shri/Smt. Advocate, Nagpur.

23-3-2021

NOTARY Suresh Sadashiv Meshram Nagpur Maharashtra India Regn. No. 15840 My Term Expires on 05-12-2024 GOVT. OF INDIA

NOTARY GOVT. OF INDIA Nagpur (M.S.)

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