

महाराष्ट्र MAHARASHTRA ◑ 2021 ◑ YY 595831

श्री.एल.एम.बेलेकर
मुद्रांक विक्रेता, हिंगणघाट
परवाना क्र.१२/९६
4502006

NOTARIAL REG.
ENTRY NO. 496
DATE 26/4/2022

BEFORE NOTARY OFFICER
(S.M. Dabhade), Hinganghat (M.S) India.

STO HINGANGHAT

FROM '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 Shri Sunanda Prabhakar Durbude Promoter of the proposed project / Duly authorized by the promoter of the proposed project vide its/his/their authorized dated

I Shri Sunanda Prabhakar Durbude promoter of the proposed project/duly authorized by the promoter of the proposed project do hereby solemnly declare, undertake and state as under

NOTARY Sanjay Manikrao Dabhade Hinganghat Maharashtra Regn. No. 10300 My Term Expires on 27-01-2027 GOVT. OF INDIA

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1. That I Promoter have a lagel title Report to the land on which the development of the project is proposed

   OR

   Have 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 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 free from including dues and litigation, details of any rights, title. Interest or name of any party in or ever such land, along with details.

3. That the time period within the project shall be completed by me/promoter from the date of registration of project : 30/04/2025

4. (a) For new projects :

   That seventy per cent of the amounts realized by us/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 shall be used only for that purpose.

   (b) For ongoing project on the date of commencement of the Act

   (i) That seventy per cent of the amount to be realized hereinafter by us/promter for the real estate project from the allottees from time to time shall be deposied in a separate amount 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) The entire of the amounts to be realized hereinafter by us/promoter for the real estate project from the allottees from time to time shall be deposied 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 separate account shall withdrawn in accordance with Rule 5.

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 singed 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 compliances with the proportion to the percentage of completion of the project.

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7. That I/the promoter shall take all the pending approval 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 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 regulation 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 case may be.

Deponents

Discription Of Property

Residential Layout in Survey NO. 232/1K, Mauja – Pimpalgaon , Tah- Hinganghat , Dist - Wardha

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CANCELLED

Verification

The content of my above affidavit cum declaration are true and correct and nothing material has been concealed by me therefrom

Verified by me at Hinganghat on this day of April 2022

The Executant appeared before me and signed the document. He admits the contents herein and the execution hereof to have been made by him voluntarily. The Signature of the Executant is attested He/She is identified by Shri / Smt..... .....known Him/Her personally. Being satisfied about voluntary execution the deed is hereby authenticated on this 26th day of April 2022

Shri Sunanda Prabhakar Durbude

श्री. सुनंदा प्र. दुरबुडे

NOTARY SARIKA MANISH DABHADE Hinganghat Maharashtra, India REGN. NO 16358 GOVT. OF INDIA

NOTARY
GOVT. OF INDIA
Hinganghat, (M.S.) INDIA

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भारत सरकार
Government of India



सुनंदा प्रभाकर दुरबुडे
Sunanda Prabhakar Durbude
जन्म तारीख / DOB : 01/10/1951
स्त्री / Female

8203 0893 9773

आधार - सामान्य माणसाचा अधिकार

सौ. सुनंदा प्र. दुरबुडे

भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India

पत्ता: पतीचे नाव: प्रभाकर दुरबुडे, भारत पेट्रोल पंप जवळ, संत ज्ञानेश्वर वार्ड हिंगणघाट, हिंगणघाट, हिंगणघाट, वर्धा, महाराष्ट्र, 442301

Address: W/O: Prabhakar Durbude, Near Bharat Petrol Pump, Sant Dnyaneshwar Ward Hinganghat, Hinganghat, Hinganghat, Wardha, Maharashtra, 442301

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ATTESTED
26/09/2022
Sarika Manish Bobhade
Advocate & Notary
Sant Gomaji Ward, Near Sai Mandir,
Hinganghat, Wardha 442301 (M.S.)

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