

महाराष्ट्र MAHARASHTRA ◑ 2017 ◑

SC 850374

25 JUL 2017

NOTARIAL REG.
ENTRY NO. 6464
DATE 28/5/2012

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. Rohan Pedgaonkar, promoter of the proposed project, vide his authorization dated 21-12-2016;

I, Rohan Pedgaonkar, promoter of the proposed project do hereby solemnly declare, undertake and state as under:

1. That I have a legal Title Report to the land on which the development of the project is proposed

   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.

NOTARY GOVT. OF INDIA

फक्त प्रतिज्ञापत्रासाठी (अनुच्छेद [illegible])

प्रतिज्ञा पत्र कोणाकडे [illegible]

प्रतिज्ञापत्रधारकाचे [illegible]

मुद्रांक [illegible] आर सी कोन असोसिएट्स

राहणार [illegible] मौदा

मुद्रांक [illegible] २५०० [illegible] २६।६।२०१६

मुद्रांक [illegible] [illegible] १००

[illegible]

मुद्रांक विक्रेता [illegible] ४४१००३ जिल्हाधिकारी परिसर तह. कार्यालय नागपूर.

NOT

2. That the project land is free from all encumbrances.

3. That the time period within which the project shall be completed by me from the date of registration of project:

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.

(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 That the amounts from the separate account shall be withdrawn in accordance with Rule 6.

6. That I 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 shall take all the pending approvals on time, from the competent authorities.

8. That I 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.

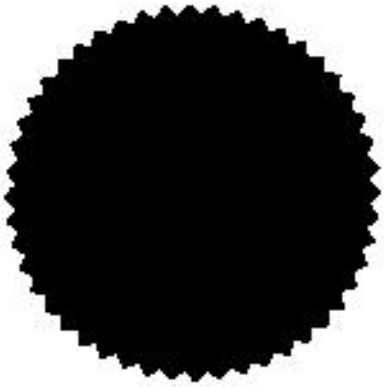
9. That I have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

10. That I shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

Deponent

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.





SWORN Solemnly affirmed
by [redacted]
who is ~~Personally Known~~
~~to me~~ identified by ____

before me on this the 28th
day of July 2017

28/7/2017.



